



AGENDA
REGULAR MEETING OF THE MAYWOOD CITY COUNCIL AND THE
SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY
REDEVELOPMENT AGENCY

WEDNESDAY, AUGUST 26, 2026 AT 6:00 PM

Maywood City Council Chambers
4319 E. Slauson Avenue, Maywood, CA 90270
www.cityofmaywood.com

I. CALL TO ORDER/ROLL CALL

CALL TO ORDER
ROLL CALL

II. CITY OFFICIALS

MAYOR
Heber Marquez

CITY CLERK
Jennifer E. Vasquez

MAYOR PRO TEM
Jaime Flores

CITY TREASURER
Jennifer E. Vasquez

COUNCIL MEMBERS
Mayra Aguiluz
Eddie De La Riva
Frank Garcia

CITY MANAGER
Jennifer E. Vasquez

CITY ATTORNEY
Roxanne Diaz

III. MEETING PROCEDURES

THIS MEETING WILL BE HELD IN PERSON.

The meeting will also be available for remote attendance, observation, and real-time public comment through Zoom for Government.

REMOTE MEETING ACCESS

Zoom Link: <https://www.zoomgov.com/j/1653657788>
Meeting/Webinar ID: 165 365 7788

Telephone: Call [+1 \(669\) 254-5252](tel:+16692545252). When prompted, enter the Meeting/Webinar ID followed by #.

Spanish Telephone Line: [+1 \(415\) 449-4000](tel:+14154494000).

PUBLIC PARTICIPATION OPTIONS

1. **In Person:** Attend the meeting in the City Council Chambers located at 4319 E. Slauson Avenue, Maywood, California 90270. Each speaker will have three (3) minutes to speak.
2. **Via Zoom:** To request to speak through Zoom, use the “Raise Hand” feature after the Mayor opens public comment. Each speaker will have three (3) minutes to speak.
3. **By Telephone:** To request to speak by telephone, press ***9**. When prompted, press ***6** to unmute and begin speaking. Each speaker will have three (3) minutes to speak.
4. **Written Comments:** Public comments will be accepted for the record in advance until 4:30 p.m. on the day of the meeting by email to miguel.leon@cityofmaywood.org. If you are unable to submit comments by email, you may contact the City Clerk’s Office at [\(323\) 562-5714](tel:3235625714). Written comments will be included in the record but will not be read aloud during the meeting.

Members of the public are not required to submit comments in advance to provide oral public comment. Remote speakers will receive the same speaking time as speakers attending in person.

CAPTIONING

The City activates the automatic captioning feature available through Zoom for Government during meetings conducted through the platform.

LANGUAGE ASSISTANCE AND ACCESSIBILITY

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TECHNOLOGY DISRUPTIONS

If telephone or internet service is disrupted and remote public access is affected, the City will follow its adopted Technology Disruption Policy and applicable meeting procedures.

IV. MAYOR, COUNCILMEMBERS AND STAFF COMMENTS

V. PUBLIC PARTICIPATION (Agenda Items only; Time allotted: 3 minutes)

Speakers wishing to address the City Council on an item on the agenda may use the

instructions provided in section **III. MEETING PROCEDURES** beginning on page 1 of this agenda.

VI. PRESENTATIONS

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT: CITY UPDATE

SPEAKER ANTHONY RENDON RIVERFRONT PARK RENOVATION PROJECT UPDATE

EMPLOYEE RECOGNITION FOR YEARS OF SERVICE AWARDS: NORMA FLORES (15 YEARS) AND JESSE RODRIGUEZ (10 YEARS)

YOUTH COMMISSION SURVEY PRESENTATION

FISCAL YEAR 2025-2026 COMMUNITY BENEFIT FUND AWARDEES PRESENTATION

VII. CONSENT CALENDAR

All matters listed under CONSENT CALENDAR are considered to be routine and can be acted on by one roll call vote. There will be no separate discussion of these items unless members of the City Council request specific items to be removed from the Consent Calendar for separate discussion or action.

1. MINUTES FOR THE JULY 22, 2026, REGULAR CITY COUNCIL MEETING
2. CONSIDERATION OF ADOPTING RESOLUTION NO. 6481 OF THE CITY COUNCIL OF THE CITY OF MAYWOOD AND SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY APPROVING THE WARRANTS FOR PAYMENT
3. MONTHLY CASH AND INVESTMENT REPORT JULY 2026
4. REVENUE REPORT JULY 2026
5. CONSIDERATION OF RESOLUTION NO. 6482 APPROVING THE ASSIGNMENT AGREEMENT FOR THE EXCHANGE OF PROPOSITION A FUNDS BETWEEN THE CITY OF MAYWOOD AND FOOTHILL TRANSIT
6. CONSIDERATION OF RESOLUTION NO. 6483 APPROVING THE CITY'S UPDATED COMPREHENSIVE SALARY PAY SCHEDULE FOR FISCAL YEAR 2026-27 IN ACCORDANCE WITH TITLE 2 OF THE CALIFORNIA CODE OF REGULATIONS SECTION 570.5 AND THE CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM ("CALPERS") FOR ALL FULL-TIME EMPLOYEES, PART-TIME EMPLOYEES, AND ELECTED OFFICIALS

7. CONSIDERATION OF AWARD OF CONSTRUCTION CONTRACT TO GREAT WESTERN INSTALLATIONS, INC. FOR PIXLEY PARK PLAYGROUND SITE PREPARATION OF \$162,287.50
8. APPROVAL OF RENEWAL AGREEMENT WITH THE CITY OF VERNON FOR TRAFFIC SIGNAL MAINTENANCE AT SLAUSON AVENUE AND DOWNEY ROAD/MALBURG WAY
9. CONSIDERATION OF RESOLUTION NO. 6484 APPROVAL OF PAVEMENT MORATORIUM POLICY

VIII. DISCUSSION/ACTION ITEMS

10. CITY COUNCIL APPOINTMENT OF ONE MEMBER TO THE MAYWOOD PLANNING COMMISSION
11. DISCUSSION AND DIRECTION REGARDING OPTIONS FOR A CHRISTMAS TREE AND OTHER CHRISTMAS DÉCOR FOR THE CITY.
12. 2026 GREATER LOS ANGELES HOMELESS COUNT RESULTS AND UPDATE ON CITY HOMELESSNESS RESPONSE EFFORTS
13. FIRST READING AND INTRODUCTION OF ORDINANCE NO. 26-04 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, AMENDING SECTION 4100.50.B.2.b AND ADDING SECTION 4100.50.B.5 OF THE MAYWOOD ZONING ORDINANCE RELATING TO OFF-STREET PARKING FLEXIBILITY FOR EXISTING LEGALLY NONCONFORMING COMMERCIAL AND INDUSTRIAL DEVELOPMENT; AND FINDING THAT THE ACTION IS NOT A PROJECT UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT PURSUANT TO CEQA GUIDELINES SECTION 15060(C)(3) (CITY-INITIATED ZONING ORDINANCE TEXT AMENDMENT NO. 26-01)

IX. PUBLIC PARTICIPATION (Non-Agenda Items; Time allotted: 3 minutes)

Speakers wishing to address the City Council on a non- agenda item you may use the instructions provided in section **III. MEETING PROCEDURES** beginning on page 1 of this agenda.

- X. ADJOURNMENT** - The next Regular Meeting of the Maywood City Council is September 23, 2026, at 6:00 p.m. in the City Council Chambers.

I, _____, City Clerk / Deputy City Clerk, hereby certify that this agenda was duly posted by law at 4319 E. Slauson Avenue, Maywood, CA 90270 and the City Website. Any public record, relating to an open session agenda item, that is distributed within 72 hours prior to the meeting is available for public inspection at the Maywood City Hall, 4319 E. Slauson Avenue, Maywood CA 90270. If you challenge in court any discussion or action taken concerning an item on this Agenda, you may be limited to rising only those issues you or someone else raised during the meeting or in written correspondence delivered to the City at or prior to the City's consideration of the item at the meeting. In compliance with the ADA, if you need special assistance for the meeting, call (323) 562-5714 within 72 hours prior to the meeting so the City can make reasonable arrangements to ensure accessibility.





City of Maywood / LASD

July 2026 Crime Statistics

Month-to-Month Change



	June'26	July'26	(June26-July'26)
Crimes Against Persons			
Homicide	0	0	No Change
Sexual Assault	0	1	↑ 1
Aggravated Assault	5	8	↑ 3
Crimes Against Property			
Robbery (Armed)	0	0	No Change
Robbery (Other)	1	2	↑ 1
Burglary (Residential)	1	0	↓ -1
Burglary (Other)	1	5	↑ 4
Grand Theft	10	4	↓ -6
Theft from Vehicle	0	1	↑ 1
Petty Theft	5	1	↓ -4
Auto Theft	1	3	↑ 2
Arson	0	0	No Change



City of Maywood / LASD

July 2026 Crime Statistics

Year-to-Year: July 2025 vs. July 2026



	July'25	July'26	(July'25- July'26)
Crimes Against Persons			
Homicide	0	0	No Change
Sexual Assault	1	1	No Change
Aggravated Assault	10	8	↓ -2
Crimes Against Property			
Robbery (Armed)	2	0	↓ -2
Robbery (Other)	4	2	↓ -2
Burglary (Residential)	1	0	↓ -1
Burglary (Other)	0	5	↑ 5
Grand Theft	2	4	↑ 2
Theft from Vehicle	0	1	↑ 1
Petty Theft	6	1	↓ -5
Auto Theft	14	3	↓ -11
Arson	0	0	No Change

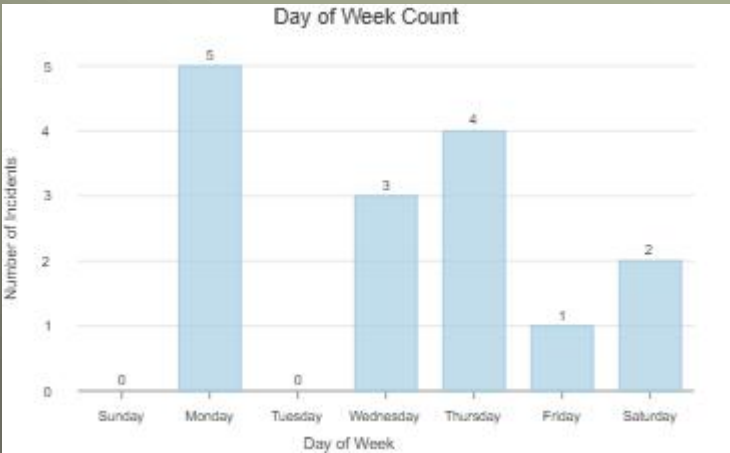
City of Maywood Crime Trend

Source: LARCIS Master Query
08/04/2026

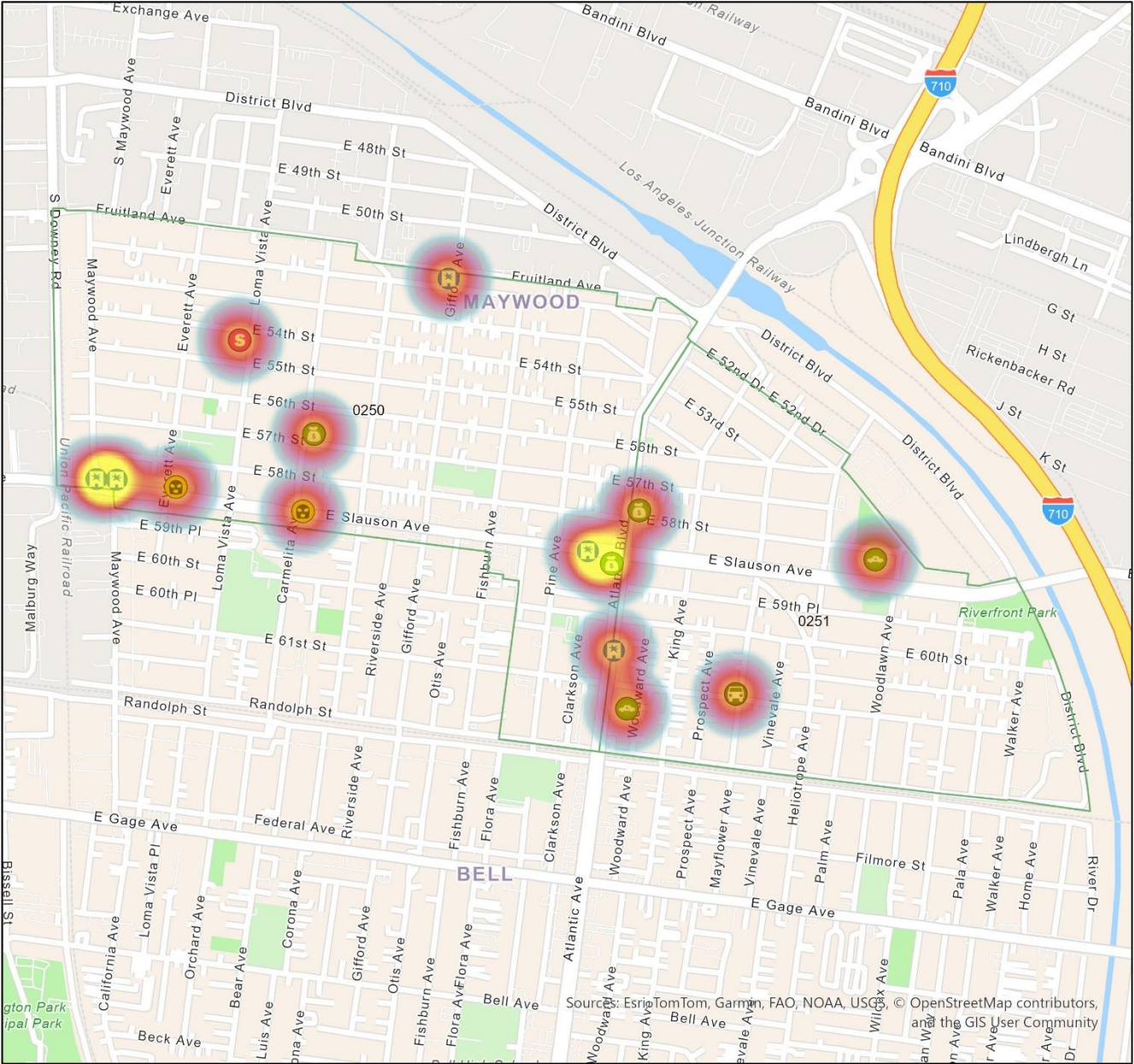
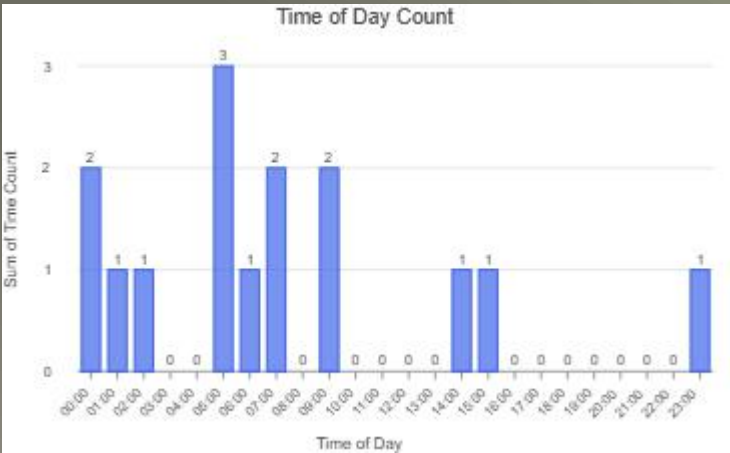
City of Maywood Crime Trends in the categories of:
Robbery (Weapon and Strong-Arm), Burglary (Commercial), Grand Theft, GTA, Vehicle Burglary, Petty Theft, and Sex Felony.

Most Freq. RDs: RD 0250 - 10, RD 0251 - 5.

Day of Week Count



Time of Day Count



Los Angeles
Sheriff

East LA - City of Maywood
Crime Trend
07/01 - 07/15/2026

Legend

- BURGLARY, OTHER STRUCTURE
- GRAND THEFT VEHICLE (GTA)
- GRAND THEFT
- ROBBERY, STRONG-ARM
- SEX FELONIES
- VEHICLE BURGLARY
- Sparse
Dense



0 0.1 0.2
Miles

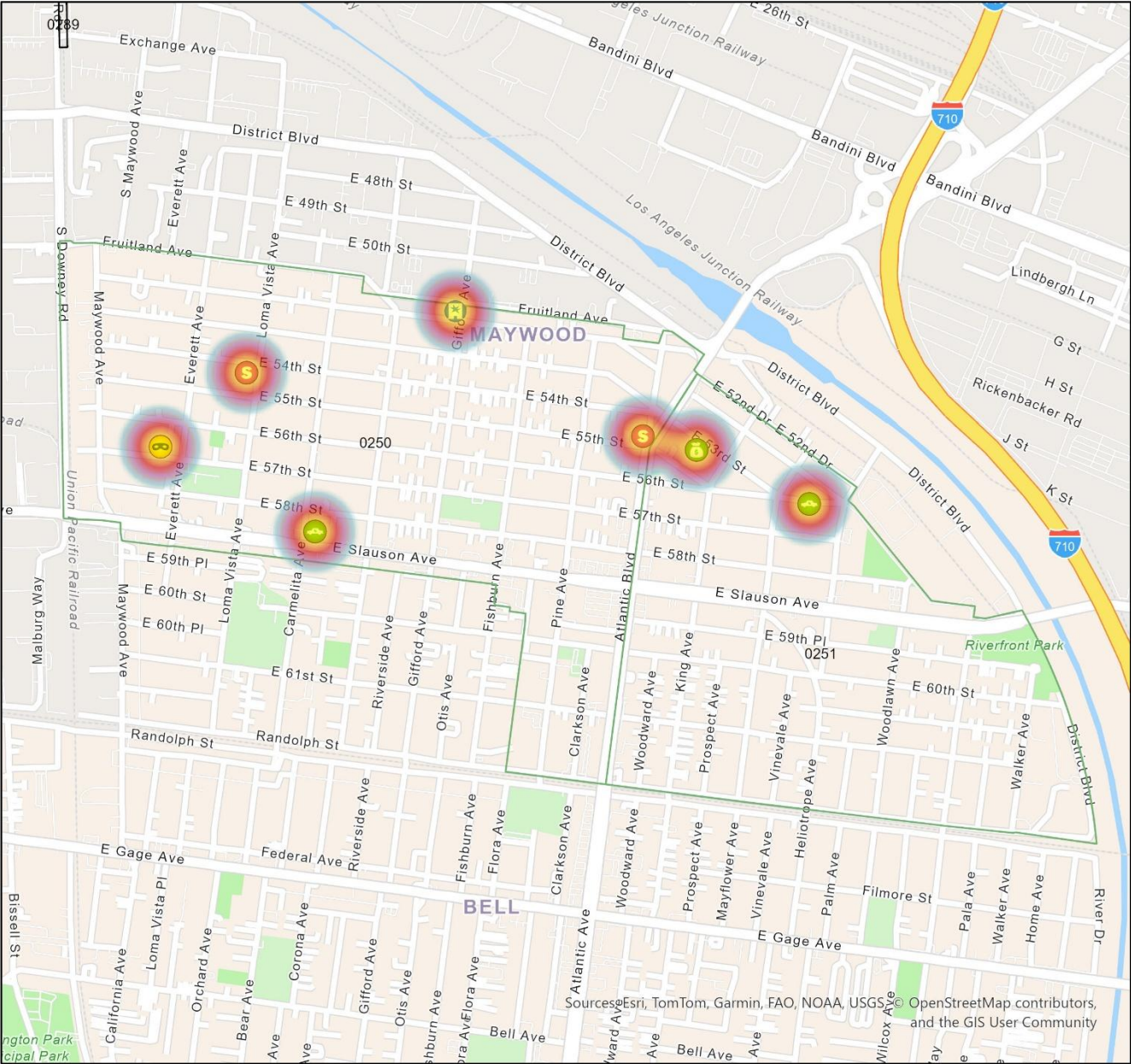
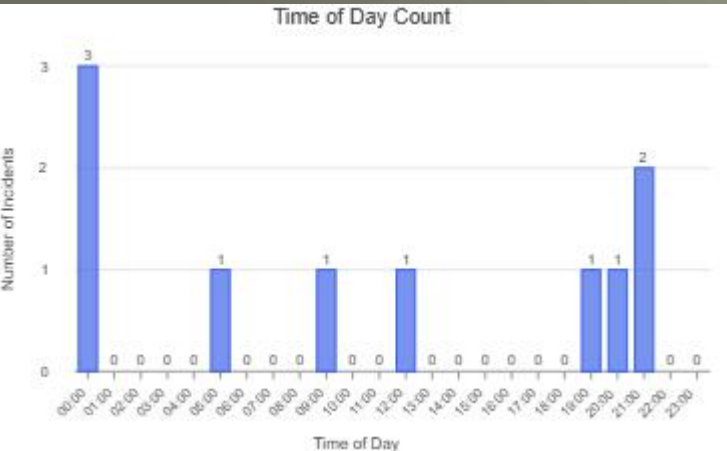
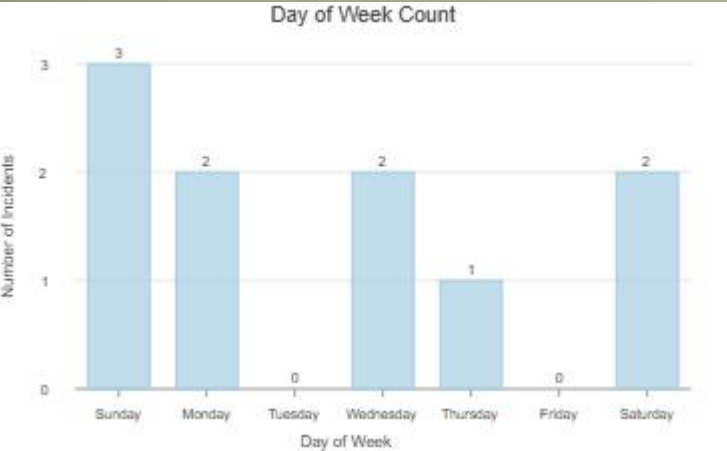
This agency is not responsible for the misinterpretation of this map and makes no inference or judgment as to the relative safety of particular areas. This map does not meet national map accuracy standards and should not be used for engineering purposes.

City of Maywood Crime Trend

Source: LARCIS Master Query
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City of Maywood Crime Trends in the categories of:
Robbery (Weapon and Strong-Arm), Burglary (Commercial), Grand Theft, GTA, Vehicle Burglary, Petty Theft, and Sex Felony.

Most Freq. RDs: RD 0250 - 7, RD 0251 - 3.



Los Angeles Sheriff

East LA - City of Maywood
Crime Trend
07/16 - 07/31/2026

Legend

- BURGLARY, OTHER STRUCTURE
- GRAND THEFT VEHICLE (GTA)
- GRAND THEFT
- SEX FELONIES
- THEFT, PETTY
- Sparse
Dense

0 0.1 0.2 Miles

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YOUTH SURVEY FINDINGS



Understanding Maywood Youth

The City of Maywood Youth Commission Survey was conducted to better understand the needs, interests, and priorities of local youth. The survey gathered feedback on career and internship opportunities, financial literacy, Teen Center programming, recreation, community concerns, and family support services. The results will help guide future programs, resources, and initiatives that better serve Maywood youth and families

COMMUNITY SERVICES DEPARTMENT





Survey Overview

The City of Maywood Youth Survey received 50 responses and provided valuable insight into the needs and interests of local youth. Key priorities included paid internships and employment opportunities, sports and recreation, financial literacy, creative activities, and family support services. Youth also identified homelessness, public safety, neighborhood cleanliness, and environmental concerns as issues affecting their community. Respondents emphasized that the City can strengthen youth engagement by connecting directly with students at local schools, increasing outreach and social media promotion, and involving youth as ambassadors to help promote City programs and opportunities.

Who Responded

Participant Demographics

Of the 50 respondents, 39 (76%) identified as Maywood residents, while 12 (24%) identified as living outside Maywood.

Participants ranged primarily from ages 12–18, with one respondent age 24. The largest groups were 17-year-olds (11 respondents) and 16-year-olds (10 respondents).

Key takeaway: The survey captured direct feedback primarily from teenagers who live in or attend school in the Maywood area.



College & Career Priorities

When asked what type of college or career support interested them most:

26 youth (51%) selected Paid Internships, making it the clear top priority.

- 8 (16%) — Financial Aid & Money Support
- 4 (8%) — College Knowledge & Planning
- 4 (8%) — Life Skills for College
- 3 (6%) — Academic Support
- 2 (4%) — Application Support
- 2 (4%) — Career Exploration

Key takeaway: More than half of respondents selected paid internships, showing strong demand for hands-on workforce opportunities.

Financial Skills Youth Want



49 of 50 respondents (98%) selected one of the three core financial education topics, highlighting a significant need for practical financial literacy programs that prepare youth for adulthood.

Topic	Responses
Financial Literacy	21 (41%)
Budgeting	16 (31%)
Opening a Bank Account	13 (25%)
Other	1 (2%)



What Youth Want at a Teen Center

Top Program Interests

Activity	Responses
Sports & Open Gym	21 (41%)
Art & Creative Activities	6 (12%)
Music & Dance	4 (8%)
Gaming Tournaments	4 (8%)
Life Skills Workshops	3 (6%)
College Prep	3 (6%)
Job Readiness	2 (4%)
Homework Help/Tutoring	2 (4%)

Community Concerns Raised by Youth

Common Themes from Open-Ended Responses
Youth identified several issues impacting their daily lives:

- Homelessness
- Public Safety
- Trash & Litter
- Graffiti
- Neighborhood Cleanliness
- Air Quality & Environmental Concerns
- Sidewalks and Community Infrastructure

Several respondents also noted that these conditions influence whether they feel safe walking, gathering, or participating in community activities.



How Youth Want the City to Reach Them

Preferred Outreach Methods

Youth recommended that the City increase engagement through:

- School presentations
- Student ambassadors
- Peer-to-peer outreach
- Flyers on campus
- Social media
- School announcements
- Community events

One respondent also emphasized offering Teen Center programming that accommodates after-school activities such as tutoring, sports, and clubs.



Schools remain the most effective place to connect with youth and increase awareness of City programs and services.

Family Support Priorities

Most Requested Resources

Resource	Responses
Food Banks/Food Distribution	24 (47%)
Low-Cost Grocery Programs	12 (24%)
School Meal Programs	5 (10%)
Employment Support	3 (6%)
Nutrition/Cooking Classes	3 (6%)
Affordable Housing Support	3 (6%)
CalFresh/SNAP/WIC	1 (2%)



36 of 51 respondents (71%) selected either food distribution programs or affordable grocery assistance, identifying food access as the highest family-support priority.

Turning Youth Feedback Into Action

What We Learned

From 50 survey responses, several clear priorities emerged:

- 26 youth (51%) identified paid internships as their top college and career priority.
- 21 youth (41%) selected Sports & Open Gym as their preferred Teen Center activity.
- 50 youth (98%) requested financial education focused on financial literacy, budgeting, or opening a bank account.
- 36 youth (71%) identified food access as the most important family-support resource.

Recommended Next Steps

- Providing paid Youth Development positions for up to 12 months while exploring additional workforce partnerships.
- Continue expanding Teen Center programming by offering Open Gym, strengthening partnerships with the YMCA and local schools, and developing recreation, arts, education, and career-focused activities throughout the school year.
- Partner with BMO and other financial institutions to provide financial literacy workshops covering budgeting, banking, saving, credit, and opening and managing bank accounts.
- Strengthen outreach through schools and youth ambassadors by increasing school presentations, campus outreach, community events, and social media engagement to connect more youth with City programs.
- The City's monthly food distribution program and exploring additional partnerships with regional nonprofit organizations to expand access to food and family resources.



**Parks
Make
Life
Better!**

**Thank
You!**

COMMUNITY BENEFIT FUND

FY 2025–2026 Annual Report

City Council Presentation

CITY COUNCIL • FY 2025–2026

\$76,054 invested • 7 awardees • approximately 974–1,074+ participants



WHY IT MATTERS

Purpose of the Community Benefit Fund

Investing City resources in programs that create a direct and measurable benefit for the Maywood community.

The Community Benefit Fund supports eligible organizations and schools whose programs expand opportunities, services and positive experiences for Maywood residents.

YOUTH & EDUCATION

Scholarships, tutoring, school attendance and enrichment

RECREATION & ATHLETICS

Healthy activities, competitive sports and student programs

COMMUNITY ENGAGEMENT

Civic participation, family involvement and community connection

ACCESS & OPPORTUNITY

Reducing financial barriers so residents can participate

FY 2025–2026 Community Investment



Seven awardees supported education, youth development, recreation, athletics and civic engagement.

TOTAL INVESTMENT	AWARDEES	PARTICIPATION	FOCUS
\$76,054	7	974–1,074+	Maywood

- Each following slide focuses on one funded organization and the outcomes reported to the City.
- Reported results include scholarships, attendance improvement, tutoring, music and athletics, competitive soccer, environmental education and civic engagement.
- Photos shown are taken from submitted reports when available.

Seven investments. Hundreds of residents reached. One stronger Maywood.

Cal State LA

Scholarship & Recognition Event



AWARD

\$10,800

REPORTED USED

\$10,800

PARTICIPANTS

51

- Nine local high school seniors received \$1,000 scholarships to support higher education.
- \$1,000 supported event food; \$800 supported indirect/administrative costs.
- The event included an alumni panel and parent workshops focused on navigating higher education.
- 100% of survey respondents rated the overall program valuable or very valuable.



IMPACT

KEY COMMUNITY BENEFIT: Reduced financial barriers to college while strengthening family knowledge and Maywood's college-going culture.

Loma Vista Elementary School

Attendance Carnival

SHOWING UP MATTERS



AWARD

\$3,000

REPORTED USED

\$3,000

PARTICIPANTS

308

- The grant launched Loma Vista's first attendance carnival and purchased tents, outdoor games, decorations, chips and juice.
- 308 students met the district attendance goal and participated; 50 achieved perfect attendance.
- Attendance improved from 94% to 95.5%, the school's highest post-pandemic improvement.
- More than 100 students improved attendance and 52 students moved out of the chronic-attendance band.



IMPACT

KEY COMMUNITY BENEFIT: Improved school attendance and student engagement by rewarding consistent attendance and building a positive school culture.

Maywood Center for Enriched Studies (MaCES)

Music, Baseball & Wrestling

MUSIC + SPORTS

AWARD

\$15,000

REPORTED USED

\$15,000

PARTICIPANTS

~90

- Funds supported the Music Department, Wrestling and Baseball programs.
- Reported uses included musical equipment, competition registration fees, facility rental and related program costs.
- The investment reduced barriers to enrichment and expanded opportunities beyond the classroom.
- Students developed teamwork, discipline, creativity, confidence and school/community pride.



KEY COMMUNITY BENEFIT: Expanded access to music and athletics, helping local youth build teamwork, discipline, creativity, confidence and school pride.

IMPACT

Irvine FC Academy – Maywood

Competitive Youth Soccer

PLAY LOCAL

AWARD

\$10,000

REPORTED USED

\$10,000

PARTICIPANTS

~50

- Funds supported youth uniforms, practice-field costs at MaCES and Spring Season referee fees.
- A Maywood practice location gave the club a consistent home base and made practices more accessible.
- The report notes that some players could walk to practice rather than depend on transportation.
- The program provided a local competitive soccer opportunity and encouraged healthy youth participation.



IMPACT

KEY COMMUNITY BENEFIT: Created an accessible local competitive soccer opportunity that promotes healthy activity, youth development and community connection.

River in Action

YOUTH VOICES

Environmental Education & Civic Engagement

FUNDED PROGRAM

AWARD

\$15,000

REPORTED USED

\$15,000

PARTICIPANTS

400–500

- Free Art & Advocacy programming served Maywood children and families.
- Youth practiced civic engagement through letters of support, petitions and mock public comments.
- Environmental education covered the Los Angeles River, zero waste, pollution reduction, herbs, recycled art and nature-based solutions.
- The organization also supported Community Center engagement and the City's Earth Day celebration.



IMPACT

KEY COMMUNITY BENEFIT: Built environmental awareness and civic leadership skills so Maywood youth can become active stewards and engaged community members.

Southeast Community Foundation

SUMMER LEARNING

Summer High-Dose Tutoring

AWARD

\$14,960

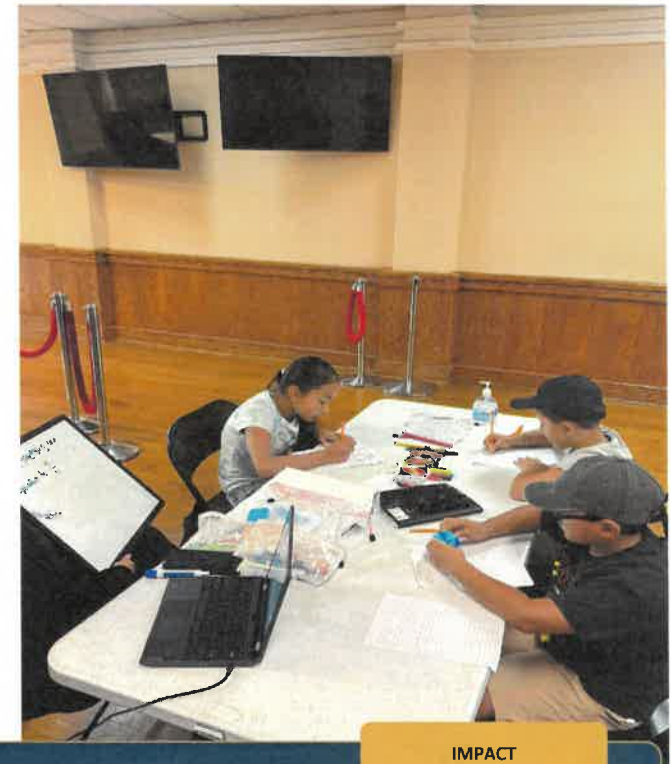
REPORTED USED

\$14,960

PARTICIPANTS

45

- SCF expanded its summer tutoring program to a new Maywood location dedicated to K–8 Maywood students.
- The five-week program was offered free to families and quickly reached enrollment capacity.
- Student progress was measured through pre-diagnostic, mid-cycle and post-diagnostic assessments.
- The City partnership also connected participating students with free summer meals at City Hall.



IMPACT

KEY COMMUNITY BENEFIT: Provided free, local academic support to Maywood K–8 students, increasing access to targeted learning and summer meals.

Maywood Academy Marching Band

Youth Music / Marching Band

MARCHING WITH PRIDE

AWARD

\$7,294

REPORTED USED

\$7,294*

PARTICIPANTS

30+

- City staff reported that the Community Benefit Fund award totaled \$7,294 and served more than 30 youth.
- The award supported Maywood Academy's marching band and youth music participation.
- Slide should be updated with the submitted program photo and final-report outcomes when available.



IMPACT

KEY COMMUNITY BENEFIT: Supported 30+ youth through music and marching band participation, promoting teamwork, performance experience and school pride.

COMMUNITY BENEFIT FUND IMPACT

Investing directly in Maywood's youth, families and community.

\$76,054

Total FY 2025–2026 investment

7

Funded organizations / schools

974–1,074+

Reported participants

+

Thank you to the schools, organizations, students, families and partners who made these investments meaningful.

What the Community Benefit Fund Made Possible

FY 2025–2026 investments created opportunities for Maywood residents from elementary school through college.

9

Maywood High School seniors received \$1,000 college scholarships

308

students at Loma Vista celebrated improved school attendance

45

K–8 students received free summer tutoring

~90

MaCES students supported through music and athletics

~50

youth gained access to local competitive soccer

400–500

children and families engaged in environmental and civic learning

30+



youth supported through Maywood Academy marching band

Learning • Opportunity • Creativity • Wellness • Community Pride

\$76,054 invested in education, youth development, recreation, athletics, environmental learning and community engagement.



MEETING MINUTES

REGULAR MEETING OF THE MAYWOOD CITY COUNCIL AND THE SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY

WEDNESDAY, JULY 22, 2026 AT 6:00 PM

Maywood City Council Chambers
4319 E. Slauson Avenue, Maywood, CA 90270
www.cityofmaywood.com

I. CALL TO ORDER/ROLL CALL

Mayor Marquez called the meeting to order at approximately 6:00 p.m.

Council Member Garcia arrived at approximately 6:03 p.m.

II. CITY OFFICIALS

MAYOR
Heber Marquez (present)

CITY CLERK
Jennifer E. Vasquez (present)

MAYOR PRO TEM
Jaime Flores (present)

CITY TREASURER
Jennifer E. Vasquez (present)

COUNCIL MEMBERS
Mayra Aguiluz (present)
Eddie De La Riva (present)
Frank Garcia (present)

CITY MANAGER
Jennifer E. Vasquez (present)

CITY ATTORNEY
Roxanne Diaz(present)

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IV. MAYOR, COUNCILMEMBERS AND STAFF COMMENTS

The City Council and staff provided their comments.

V. PUBLIC PARTICIPATION (Agenda Items only; Time allotted: 3 minutes)

The following individual participated in public comment:

1. David Perez

VI. PRESENTATIONS

DECLARING JULY AS "PARKS MAKE LIFE BETTER MONTH" IN THE CITY OF MAYWOOD

The City Council recognized July as "Parks Make Life Better Month" in the City of Maywood.

LOS ANGELES COUNTY SHERIFF'S DEPARTMENT: CITY UPDATE

Special Assignment Deputy Peña provided a brief monthly presentation on the City's crime statistics and updates.

PROCLAMATION RECOGNIZING JULY 25, 2026, AS NATIONAL ARTS & HEALTH DAY

The City Council recognized July 25, 2026, as National Arts & Health Day.

VII. CONSENT CALENDAR

Council Member De La Riva motioned to approve consent calendar items 1-11 and there was a second by Council Member Garcia. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.

1. MINUTES FOR THE JUNE 24, 2026, REGULAR CITY COUNCIL MEETING
2. CONSIDERATION OF ADOPTING RESOLUTION NO. 6476 OF THE CITY COUNCIL OF THE CITY OF MAYWOOD AND SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY APPROVING THE WARRANTS FOR PAYMENT
3. MONTHLY CASH AND INVESTMENT REPORT JUNE 2026
4. REVENUE REPORT JUNE 2026
5. CONSIDERATION TO APPROVE AN AUDIT ENGAGEMENT LETTER FOR FINANCIAL STATEMENT AUDIT SERVICES FOR FY 2025-2026 WITH VAN LANT & FANKHANEL, LLP IN THE AMOUNT OF \$42,250.

6. ACCEPTANCE OF BENITO JUAREZ PLAYGROUND IMPROVEMENT PROJECT
7. CONSIDERATION OF THE 2026 LOCAL AGENCY BIENNIAL NOTICE FOR THE CITY'S CONFLICT OF INTEREST CODE
8. CONSIDERATION OF AUTHORIZING THE ADVERTISEMENT OF A REQUEST FOR PROPOSAL (RFP) FOR CITYWIDE INFORMATION TECHNOLOGY (IT) MANAGED SERVICES
9. CONSIDERATION OF APPROVING RESOLUTION NO. 6477, FIXING THE AMOUNT OF REVENUE FROM A PROPERTY TAX LEVY APPROVED BY THE VOTERS OF THE CITY OF MAYWOOD FOR THE PUBLIC EMPLOYEES RETIREMENT SYSTEM (PERS) AT THE SAME RATE OF SUCH TAXES AS LAST YEAR AND LEVYING SUCH TAXES FOR THE FISCAL YEAR BEGINNING JULY 1, 2026
10. CONSIDERATION OF AN AWARD OF CONTRACT FOR A PROFESSIONAL SERVICES AGREEMENT FOR CITATION PROCESSING, PARKING PERMIT ADMINISTRATION, ADMINISTRATIVE CITATION PROCESSING, COLLECTIONS, AND PARKING AND CODE ENFORCEMENT SUPPORT SERVICES
11. CONSIDERATION OF APPROVING A MEMORANDUM OF UNDERSTANDING WITH TREEPEOPLE FOR URBAN FORESTRY TREE PLANTING

VIII. DISCUSSION/ACTION ITEMS

12. ADOPT RESOLUTION NO. 6478 SUPERSEDING RESOLUTION NO. 6437 AND APPROVING AN UPDATED COMPENSATION AND BENEFIT PROVISIONS FOR EXEMPT, NON-REPRESENTED EMPLOYEES
City Attorney Diaz provided a report on this item. Mayor Marquez motioned to adopt Resolution No. 6478, superseding Resolution No. 6437 and approving updated compensation and benefit provisions for exempt, non-represented employees, and there was a second by Council Member Aguiluz. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.
13. CONSIDERATION OF RESOLUTION NO. 6479 AMENDING THE CITY'S CLASSIFICATION PLAN TO ADD PART-TIME COMMUNICATIONS SPECIALIST AND ADOPT THE SALARY RANGE FOR THE POSITION
City Manager Vasquez provided a brief report. Council Member De La Riva motioned to adopt Resolution No. 6479, amending the City's Classification Plan to add the Part-Time Communications Specialist classification and adopt the corresponding salary range, and there was a second by Mayor Pro Tem Flores. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.
14. CONSIDERATION OF RESOLUTION NO. 6480 AMENDING RESOLUTION NO. 6278 AUTHORIZING CERTAIN SOUTHERN CALIFORNIA EDISON (SCE) POLES TO REMAIN WITHIN THE UNDERGROUND UTILITY DISTRICT NO. 22-1

City Manager Vasquez provided a brief report. Council Members Aguiluz and Garcia recused themselves from consideration of this item. Mayor Marquez motioned to adopt Resolution No. 6480, amending Resolution No. 6278 to authorize certain Southern California Edison poles to remain within Underground Utility District No. 22-1, and there was a second by Council Member De La Riva. AYES: Marquez, Flores, De La Riva. RECUSED: Aguiluz, Garcia. Motion was approved 3-0, with two recusals.

15. DISCUSSION AND DIRECTION OF RENTAL REGISTRATION FEES AND POLICIES FOR OWNER-OCCUPIED REGISTRATION AS REQUIRED IN THE CITY'S RENT STABILIZATION ORDINANCE
Director of Building & Planning Guerrero provided a presentation. The City Council directed staff to return with additional fiscal and legal analysis of Options 2 through 5, including definitions for immediate family and qualifying units, with Council expressing primary interest in Option 2 regarding immediate family occupancy.
16. CONSIDERATION OF A COMMUNITY BENEFIT FUND GRANT APPLICATION SUBMITTED BY THE NIGHTHAWK EXPANSION FOUNDATION IN THE AMOUNT OF \$10,000 FOR THE MAYWOOD ACADEMY HIGH SCHOOL SURF EDUCATION PROGRAM
Community Services Supervisor Thornton provided a brief report. Council Member Aguiluz motioned to approve a Community Benefit Fund grant in the amount of \$10,000 to the Nighthawk Expansion Foundation for the Maywood Academy High School Surf Education Program, and there was a second by Council Member Garcia. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.
17. CONSIDERATION OF APPROVAL FOR A COMMUNITY BENEFIT FUND AWARD IN THE AMOUNT OF \$15,000 TO LATINAS ART FOUNDATION, ON BEHALF OF SELA ARTS FOUNDATION
Community Services Supervisor Thornton provided a brief report. Council Member De La Riva motioned to approve a Community Benefit Fund award in the amount of \$15,000 to Latinas Art Foundation, on behalf of SELA Arts Foundation, and there was a second by Council Member Garcia. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.
18. CONSIDERATION AND APPROVAL OF AN EXCLUSIVE NEGOTIATING AGREEMENT WITH MAYANS DEVELOPMENT GROUP FOR THE POTENTIAL DEVELOPMENT OF CITY-OWNED PROPERTY LOCATED AT 5102 AND 5110 DISTRICT BOULEVARD
Director of Building & Planning Guerrero provided a report. Council Member Garcia motioned to approve the Exclusive Negotiating Agreement with Mayans Development Group for the potential development of City-owned property located at 5102 and 5110 District Boulevard, and there was a second by Council Member De La Riva. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.
19. CONSIDERATION TO APPROVE A PROFESSIONAL SERVICES AGREEMENT TO JACOB GREEN & ASSOCIATES FOR STRATEGIC PLANNING CONSULTING SERVICES IN AN AMOUNT NOT TO EXCEED \$79,950
City Manager Vasquez provided a report. Council Member Garcia motioned to approve a Professional Services Agreement with Jacob Green & Associates for Strategic Planning Consulting Services in an amount not to

exceed \$79,950, and there was a second by Mayor Marquez. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.

20. CONSIDERATION OF APPROVING THE PERMANENT LOCAL HOUSING ALLOCATION (PLHA) RESIDENTIAL REHABILITATION PROGRAM GUIDELINES, APPLICATION MATERIALS, AND ESTABLISHING THE LOAN STRUCTURE FOR THE PROGRAM

Director of Building & Planning Guerrero provided a report. Council Member De La Riva motioned to approve the PLHA Residential Rehabilitation Program and establish a 0% deferred loan structure, and there was a second by Council Member Garcia. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.

21. CONSIDERATION OF THE RENEWAL OF A COMMERCIAL CANNABIS MICROBUSINESS LICENSE FOR SINSEMILLA INDO GROUP, INCORPORATED DBA OG NATION

Director of Building & Planning Guerrero provided a report. Mayor Marquez motioned to approve the one-year renewal of the commercial cannabis microbusiness license for Sinsemilla Indo Group, Incorporated dba OG Nation, subject to completion of the required background checks by August 10, 2026, and there was a second by Council Member Aguiluz. AYES: Marquez, Flores, Aguiluz, De La Riva, Garcia. Motion was approved 5-0.

IX. PUBLIC PARTICIPATION (Non-Agenda Items; Time allotted: 3 minutes)

The following individuals participated in public comment:

1. David Perez
2. Amador Ceja
3. Maria Orozco
4. Celina
5. Adalberto B.
6. Maria Ascencio
7. Edith Rodriguez
8. Querubina
9. Juana Huerta

- X. ADJOURNMENT - Mayor Marquez adjourned the City Council meeting at approximately 8:27 p.m. The next Regular Meeting of the Maywood City Council is scheduled for Wednesday, August 26, 2026, at 6:00 p.m. in the City Council Chambers.

Attest by: _____
Deputy City Clerk, Miguel Leon

Approved by: _____
Mayor, Heber Marquez

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 2.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: RIMO HANSON, FINANCE DIRECTOR

SUBJECT: CONSIDERATION OF ADOPTING RESOLUTION NO. 6481 OF THE CITY COUNCIL OF THE CITY OF MAYWOOD AND SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY APPROVING THE WARRANTS FOR PAYMENT

RECOMMENDATION:

Staff recommends that the City Council receive, approve, and file the warrant ACH registers and payroll wire transfers dated 7/1/2026 through 8/13/2026 and adopt Resolution No. 6481 approving the Warrants for Payment.

BACKGROUND:

Staff provides warrant registers and wire transfers to City Council as part of Management Controls. The City utilizes resolutions for approving warrants for payment to comply with Section 3-2.06 of the Municipal Code regarding Warrants for Payments. Exhibit A entitled Summary of Warrants and Wire Transfers/ Automated Clearing House (ACH) Transactions serves as a Management Control for complying with Section 3-2.06. Exhibit B entitled Detail of Warrants serves as evidence of Internal Controls utilized by City Finance staff that support these Management Controls for payments made by the City. These controls are carried out through the submission of all required documents supporting the invoices submitted for payment. Prior to payment, the Finance staff reviews all disbursement documents to ensure that they meet the approval requirements and adequate support documentation.

DISCUSSION:

A - PAYMENT APPROVAL - Pursuant to paragraph 37202 of the California Government Code, demands (called Warrant Demand) against the City for payment shall be audited and thereafter submitted to the City Council for approval or rejection prior to payment, either separately or in a register of audited demands and shall have attached thereto affirmation of the City Treasurer and City Finance Director certifying the accuracy of the demands and the availability of funds for payment. This is accomplished using:

A1 - Warrants Registers or checks certified or approved by the City Treasurer and Finance Director as conforming to authorized expenditures set forth in the City Council's adopted City Budget.

A1.1 Prepayment - pre-paying allows the City to take advantage of allowable prompt payment discounts and make payments on due dates of invoices. This involves the issuance of checks prior to final warrant approval. Automated Clearing House (ACH) transactions are made using a network that electronically moves money between the City's bank accounts to a payee's bank account. This is reflected in the Summary Warrants for Payment and Wire Transfers/ACH Transactions as Accounts Payable prepaid warrants for payment. Wire Transfer is a method of electronic funds transfer from the City of Maywood to one person or organization (payrolls and fees for electronic transfers).

A1.2 Regular Payment- To avoid late fees for payments made beyond due dates of invoices, checks are prepared prior to final warrant approval by the City Council. This is reflected in the Summary Warrants for Payment and Wire Transfers/ACH Transactions as Accounts Payable regular warrants for payment. After City Council approval, the checks are signed and distributed.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

The total disbursements for Warrant Registers are \$5,098,478.48 for the period from 7/1/2026 to 8/13/2026. This amount consists of Warrant Registers of \$3,864,047.98, ACH registers of \$1,044,282.53 and Payroll Wire Transfers of \$246,448.78

ATTACHMENT(S)

1. Resolution No.6481 Approving the Warrants for Register 8.26.26
2. Exhibit A Summary Warrant Demand 8.26.26
3. Exhibit B Warrant Register Detail 8.26.26

RESOLUTION NO. 6481

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
MAYWOOD, CALIFORNIA, AND SUCCESSOR AGENCY TO
THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY
APPROVING THE WARRANTS FOR PAYMENT**

WHEREAS, the following listed demands have been reviewed by the Director of Finance,
and

WHEREAS , the Director of Finance has certified to the accuracy and availability of funds
for payment thereof, and

WHEREAS, the register of audited demands is hereby submitted to the City Council of
the City of Maywood and Successor Agency to the Maywood Community Redevelopment
Agency for approval.

NOW, THEREFORE, BE IT RESOLVED, that the listed Warrants and Wire
Transfers/Automated Clearing House (ACH) Transactions for \$5,098,479.48. are hereby
ratified:

- Exhibit A – Summary of Warrants and Wire Transfers/ACH Transactions
- Exhibit B – Detail of Warrants

PASSED, APPROVED AND ADOPTED THIS 26th day of August 2026.

Heber Marquez, Mayor

ATTEST:

APPROVED AS TO FORM:

Miguel Leon, Deputy City Clerk

Roxanne Diaz, City Attorney

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF MAYWOOD

I, Miguel Leon, Deputy City Clerk of the City of Maywood, County of Los Angeles, State of California, do hereby certify that the foregoing Resolution, being Resolution No.6480, was duly passed, approved by not less than three members of the City Council of the City of Maywood, signed by the Mayor of said City, and attested by the Deputy City Clerk, all at a regular meeting of the City Council held on the 26th day of August, 2026, that it was duly posted and that the same was passed and adopted by the following vote, to wit:

AYES:

NAYES:

ABSENT:

ABSTAINED:

Miguel Leon, Deputy City Clerk

City of Maywood
Summary Warrants for Payment and Wire Transfers/ACH Transactions
Council Meeting Date
Wednesday, August 26, 2026

Accounts Payable		Amount
Accounts Payable void warrants for payment: 095040, 095072, & 095119	\$	(56,300.81)
Accounts Payable prepaid warrants for payment: Checks No.095035 - 095182		3,864,047.98
Accounts Payable ACH warrants for payment: ACH No. 659 - 691		<u>1,044,282.53</u>
Sub-total	\$	4,852,029.70
Payroll /Wire Transfer		
07/16/26 Payroll Pay Period 6/28/2026 - 7/11/2026	\$	78,577.54
07/30/26 Payroll Pay Period 7/12/2026 - 7/25/2026		83,901.77
08/13/26 Payroll Pay Period 7/26/2026 - 8/8/2026		<u>83,969.47</u>
Sub-total	\$	246,448.78
Total Demands	\$	<u><u>5,098,478.48</u></u>

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
095035	P	7/16/2026	Eide Bailly LLP	202.00	Preparation of Tax Exempt Org Form-990 FY 2025	General Fund	100
		7/16/2026	Eide Bailly LLP	1,898.00	Preparation of Tax Exempt Org Form-990 FY 2025	AMQD Fund	223
095036	P	7/16/2026	Gilbert Livas	1,080.00	Planning & Economic Development Svcs Jun 2026	General Fund	100
095037	P	7/16/2026	KABOOM!, Inc	8,500.00	Pixley Park Play Space Proj 5/29/26	Grant Fund	261
095038	P	7/16/2026	Klzh Nation Resources Management	16,098.82	Slauson & Atlantic Conge Relief Impr Proj Apr-May 2026	Grant Fund	261
		7/16/2026	Klzh Nation Resources Management	17,670.78	Slauson & Atlantic Conges Relief Impr Proj May-Jun 2026	Grant Fund	261
095039	P	7/16/2026	Stellara Group, LLC	7,500.00	General Municipal Election Svcs Jul 2026	General Fund	100
		7/16/2026	Stellara Group, LLC	7,500.00	General Municipal Election Svcs Jun 2026	General Fund	100
095040	VOID	7/16/2026	N/A	0.00	VOID	N/A	N/A
095041	P	7/16/2026	West Coast Arborists, Inc	1,843.00	Tree Maintenance Svcs 6/16/26-6/30/26	Gas Tax Fund	212
095042	P	7/16/2026	World Private Security Inc.	6,742.40	Crossing Guard Svcs Jun 2026	Gas Tax Fund	212
095043	P	7/22/2026	A-A Backflow Testing	295.00	Backflow Svcs - Street Median 7/7/26	Gas Tax Fund	212
095044	P	7/22/2026	ACC Business	835.58	Internet Svcs 6/11/26-7/10/26	General Fund	100
095045	P	7/22/2026	Amazon Capital Services	153.64	CS Dept - MLS Go Score Board 7/13/26	General Fund	100
095046	P	7/22/2026	Modern IT, Inc. dba Advanced Microcomputing Concepts, Inc.	2,550.67	IT Software Subscriptions Jul 2026	General Fund	100
		7/22/2026	Modern IT, Inc. dba Advanced Microcomputing Concepts, Inc.	3,630.00	IT Svcs Jul 2026	General Fund	100
095047	P	7/22/2026	Thomas A. Rodriguez dba American Elevator Co	190.00	Elevator Preventive Maint 7/8/26	General Fund	100
095048	P	7/22/2026	Azteca Party Rentals, INC	1,318.75	Family Fun Night - Tables, Chairs, Canopy Rental 7/24/26	General Fund	100
095049	P	7/22/2026	BPR Consulting Group LLC	1,383.75	Professional Svcs Jun 2026	General Fund	100
095050	P	7/22/2026	California Consulting Inc.	4,075.00	Grant Writing Svcs Jul 2026	General Fund	100
095051	P	7/22/2026	Carahsoft Technology Corp	430.56	Zoom Translated Captions Cloud Record 6/10/26-3/4/27	General Fund	100
095052	P	7/22/2026	CoreLogic Solutions LLC.	242.27	Property Finder Svcs Jun 2026	General Fund	100
		7/22/2026	CoreLogic Solutions LLC.	228.59	Property Finder Svcs May 2026	General Fund	100
095053	P	7/22/2026	COUNTY OF LOS ANGELES DEPT. OF AUDITOR-CONTROLLER	551.35	City of L.A Allocation of LAFCO FY26-27	General Fund	100
095054	P	7/22/2026	Crosstown Electrical & Data Inc.	464.44	Randolph St & Pine & Woodlawn 5/19/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	604.00	Randolph St & Wilcox 5/20/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	75.50	Slauson Ave & Clifford Ave 5/20/26	Gas Tax Fund	212

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		7/22/2026	Crosstown Electrical & Data Inc.	151.37	Slauson Ave & Fishburn Ave 5/20/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	75.50	Slauson Ave & Loma Vista Ave 5/20/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	11,672.40	Slauson Ave & Mayflower Ave 5/14/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	302.00	Slauson Ave & Mayflower Ave 5/15/26	Gas Tax Fund	212
		7/22/2026	Crosstown Electrical & Data Inc.	1,125.00	Street Preventive Maint Jun 2026	Street Lighting Fund	251
		7/22/2026	Crosstown Electrical & Data Inc.	1,125.00	Street Preventive Maint May 2026	Street Lighting Fund	251
095055	P	7/22/2026	Dapeer, Rosenblit & Litvak, LLP	180.00	Municipal Code Enforcement Prof Svcs Jun 2026	General Fund	100
095056	P	7/22/2026	Dewey Pest Control	162.50	Pest Control Svcs Jul 2026	General Fund	100
095057	P	7/22/2026	Diana Cho & Associates	3,212.00	CDBG Code Enforcement Consulting Jun 2026	CDBG	243
095058	P	7/22/2026	Environmental Science Associates	4,926.00	Climate Action Adapt & Resilience Plan (CAARP) Jun 2026	General Fund	100
095059	P	7/22/2026	GovernmentJobs.com Inc. dba NeoGov	5,474.50	Subs Fee Insight 7/1/2026-6/30/2027	General Fund	100
095060	P	7/22/2026	Graffiti Protective Coatings Inc.	5,232.93	Graffiti Bus Shelter Maint Jun 2026	Prop C Fund	222
095061	P	7/22/2026	HD Supply formerly Home Depot Pro	440.90	MLS Go Program - Battery Pack 7/14/26	General Fund	100
095062	P	7/22/2026	Myers & Sons Hi-Way Safety Inc.	250.55	PW Dept - Street Signs 7/8/26	Gas Tax Fund	212
095063	P	7/22/2026	Hinderliter de Llamas & Assoc.	12,500.00	Cannabis Management Prog Jun 2026	General Fund	100
095064	P	7/22/2026	Infinity Technologies	862.50	GIS Track & Maintain ADA Features June2026	General Fund	100
095065	P	7/22/2026	Innovative Fence Inc.	91.30	5102 Cudahy Ave-Fence Rental 6/1/26-7/1/26	General Fund	100
		7/22/2026	Innovative Fence Inc.	689.00	5110 District Blvd (corner lot)-Fence Rental 6/9/26- 7/9/26	General Fund	100
095066	P	7/22/2026	JMG Security System	1,768.64	Replacement of Contacts on Garage Door - 7/9/26	General Fund	100
095067	P	7/22/2026	Kimley-Horn and Associates Inc.	1,984.73	HSIP Cycle 11 Traffic Signal Improv Jun 2026	Measure R Fund	224
095068	P	7/22/2026	L.B. Johnson Hardware #1	9.43	PW Dept - Batteries 7/8/26	General Fund	100
		7/22/2026	L.B. Johnson Hardware #1	10.96	PW Dept - Glide Plastic 7/7/26	General Fund	100
		7/22/2026	L.B. Johnson Hardware #1	29.01	PW Dept - Various Supplies 7/15/26	General Fund	100
		7/22/2026	L.B. Johnson Hardware #1	434.49	PW Dept - Asphalt 7/9/26	Gas Tax Fund	212
095069	P	7/22/2026	Maywood Car Wash	543.16	Car Wash/Gas May 2026	General Fund	100
095070	P	7/22/2026	MCA Direct LLC	60.73	CA Municipal Election Supplies 11/3/26	General Fund	100
095071	P	7/22/2026	Nationwide Environmental Services	7,537.00	Street Sweeping Svcs Jul 2026	Gas Tax Fund	212
095072	VOID	7/22/2026	N/A	0.00	VOID	N/A	N/A
095073	P	7/22/2026	PEAC Solutions	590.46	Copier Lease 6/30/26-7/29/26	General Fund	100
095074	P	7/22/2026	Phoenix Group Information Systems	7,461.52	Citations Processing Fees May 2026	General Fund	100
095075	P	7/22/2026	QDoxs	134.29	Xerox Copier Jul 2026	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
095076	P	7/22/2026	Richards Watson & Gershon	4,253.80	Legal Services-0001 May 2026	General Fund	100
		7/22/2026	Richards Watson & Gershon	609.20	Legal Services-0010 May 2026	General Fund	100
		7/22/2026	Richards Watson & Gershon	1,180.00	Legal Services-0015 May 2026	Grant Fund	261
		7/22/2026	Richards Watson & Gershon	2,191.90	Legal Services-0016 May 2026	Grant Fund	261
		7/22/2026	Richards Watson & Gershon	3,451.50	Legal Services-0017 May 2026	Grant Fund	261
		7/22/2026	Richards Watson & Gershon	2,380.00	Legal Services-0018 June 2026	Grant Fund	261
		7/22/2026	Richards Watson & Gershon	7,501.77	Legal Services-0018 May 2026	Grant Fund	261
095077	P	7/22/2026	Staples Business Advantage	188.55	CH - Bulletin Board 7/11/26	General Fund	100
		7/22/2026	Staples Business Advantage	126.21	CS Dept - Open Street Flyers 6/20/26	General Fund	100
		7/22/2026	Staples Business Advantage	51.10	CS Dept - Open Street Signs 6/20/26	General Fund	100
		7/22/2026	Staples Business Advantage	1,501.93	PW Dept- Street Safety Signs 7/4/26	Gas Tax Fund	212
095078	P	7/22/2026	Transtech Engineers Inc	3,980.75	CIP Management Svcs Apr 2026	General Fund	100
		7/22/2026	Transtech Engineers Inc	27,462.75	General City Engineering Svcs Apr 2026	General Fund	100
		7/22/2026	Transtech Engineers Inc	15,424.50	General City Engineering Svcs Apr 2026	Gas Tax Fund	212
		7/22/2026	Transtech Engineers Inc	7,306.00	CIP Management Svcs Apr 2026	Prop C Fund	222
		7/22/2026	Transtech Engineers Inc	73,044.00	CIP Management Svcs Apr 2026	Grant Fund	261
095079	P	7/22/2026	UniFirst Corporation	90.34	Building Mat Svcs 6/18/26	General Fund	100
		7/22/2026	UniFirst Corporation	90.34	Building Mat Svcs 6/25/26	General Fund	100
		7/22/2026	UniFirst Corporation	90.34	Building Mat Svcs 7/2/26	General Fund	100
095080	P	7/22/2026	Zumar Industries Inc.	-	PW Dept - Flat Blade Street Signs 6/25/26	Gas Tax Fund	212
095081	P	7/22/2026		-			
		7/22/2026	Jose Alejandro Barajas	18,550.00	Rental Assistance Program Aug 2026 - May 2027	Permanent Local Housing Allocation	501
095082	P	7/30/2026	Alta Environmental	1,912.29	Professional Svcs Jun 2026	General Fund	100
		7/30/2026	Alta Environmental	7,802.07	Professional Svcs Jun 2026	Measure W Fund	280
095083	P	7/30/2026	Amazon Capital Services	142.84	CH - Drum Cartridge 7/9/26	General Fund	100
		7/30/2026	Amazon Capital Services	191.80	CS Dept - Sidewalk Signs 7/13/26	General Fund	100
		7/30/2026	Amazon Capital Services	8.32	CS Dept - Badge Holder 7/13/26	General Fund	100
		7/30/2026	Amazon Capital Services	162.40	CS Dept - Special Event Stage Skirt 7/21/26	General Fund	100
		7/30/2026	Amazon Capital Services	222.60	CS Dept - Various Supplies 7/21/26	General Fund	100
095084	P	7/30/2026	Modern IT, Inc. dba Advanced Microcomputing Concepts, Inc.	2,975.00	Printer/ MFC Fleet Replacement 7/20/26	General Fund	100
095085	P	7/30/2026	AT&T U-verse	108.00	CY Internet Svcs 7/19/26-8/18/26	General Fund	100
095086	P	7/30/2026	Benefit Coordinators Corporation (BCC)	1,777.05	Dental & Vision Benefits Aug 2026	General Fund	100
		7/30/2026	Benefit Coordinators Corporation (BCC)	244.51	Dental & Vision Benefits Aug 2026	Gas Tax Fund	212
		7/30/2026	Benefit Coordinators Corporation (BCC)	14.15	Dental & Vision Benefits Aug 2026	Prop A Fund	221
		7/30/2026	Benefit Coordinators Corporation (BCC)	32.26	Dental & Vision Benefits Aug 2026	Prop C Fund	222
		7/30/2026	Benefit Coordinators Corporation (BCC)	23.65	Dental & Vision Benefits Aug 2026	Measure R Fund	224
		7/30/2026	Benefit Coordinators Corporation (BCC)	103.29	Dental & Vision Benefits Aug 2026	Measure M Fund	225

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		7/30/2026	Benefit Coordinators Corporation (BCC)	154.57	Dental & Vision Benefits Aug 2026	CDBG	243
		7/30/2026	Benefit Coordinators Corporation (BCC)	6.45	Dental & Vision Benefits Aug 2026	Street Lighting Fund	251
		7/30/2026	Benefit Coordinators Corporation (BCC)	2.16	Dental & Vision Benefits Aug 2026	Permanent Local Housing Allocation	501
		7/30/2026	Benefit Coordinators Corporation (BCC)	20.91	Dental & Vision Benefits Aug 2026	Successor Agency Fund	611
095087	P	7/30/2026	BPR Consulting Group LLC	20,058.88	Professional Svcs Mar 2026	General Fund	100
		7/30/2026	BPR Consulting Group LLC	17,623.17	Professional Svcs May 2026	General Fund	100
095088	P	7/30/2026	Coastal Building Services	825.00	Janitorial Maint/ Opening all City Parks Svcs Apr-Jun 2026	General Fund	100
095089	P	7/30/2026	County of L.A. Dept. of Animal Control	12,605.42	Animal Control Svcs Jun 2026	General Fund	100
095090	P	7/30/2026	CT&T Concrete Paving, Inc.	4,878.06	Baseball Field Improvement Project 11/6/24 (Retention)	Grant Fund	261
095091	P	7/30/2026	Daily Journal Corporation	220.24	Notice of Election General Municipal 7/8/26	General Fund	100
095092	P	7/30/2026	Eliud James Gonzalez	50.00	Youth Commission Stipend 7/8/2026	General Fund	100
095093	P	7/30/2026	Foster & Foster Consulting Actuaries, Inc.	2,900.00	2025/26 GASB 75 Reports Svcs	General Fund	100
095094	P	7/30/2026	GOGov, Inc. dba GOGovApps	1,800.00	Translate Mobile App (CRM & Notify) 8/1/26-7/31/27	General Fund	100
095095	P	7/30/2026	Guillermo Martinez	300.00	Admin Citation Refund 7/15/26	General Fund	100
095096	P	7/30/2026	Hailey Montenegro	50.00	Youth Commission Stipend 7/8/2026	General Fund	100
095097	P	7/30/2026	HD Supply formerly Home Depot Pro	35.86	PW Dept - Various Supplies 7/8/26	General Fund	100
095098	P	7/30/2026	Innovative Fence Inc.	314.90	5110 District Blvd - Fence Rental 7/9/26 to 8/9/26	General Fund	100
095099	P	7/30/2026	Gregory Kiley dba Kiley & Associates LLC	3,900.00	Federal Legislative Advocacy Svcs 6/16/26-7/15/26	General Fund	100
095100	P	7/30/2026	L.B. Johnson Hardware #1	93.21	PW Dept - Various Supplies 7/10/26	General Fund	100
		7/30/2026	L.B. Johnson Hardware #1	88.44	PW Dept - Paint for Medians 7/21/26	Gas Tax Fund	212
		7/30/2026	L.B. Johnson Hardware #1	40.86	PW Dept - Various Supplies 7/22/26	Gas Tax Fund	212
095101	P	7/30/2026	Mayra Aguiluz	121.55	Conference Reimb - 2026 National Convening	General Fund	100
095102	P	7/30/2026	Miguel Leon	26.75	Notice of Exemption Reimb 7/2/26	General Fund	100
095103	P	7/30/2026	Ok Printing Design & Digital Print	2,687.32	Citywide Newsletters Jul-Sept 2026	General Fund	100
095104	P	7/30/2026	QDoxs	53.83	Xerox Copier 7/5/26-8/4/26	General Fund	100
095105	P	7/30/2026	RACAIA Inc.	71,332.00	A&E Svcs - Public Facilities ADA Proj 6/16/26-7/15/26	General Fund	100
095106	P	7/30/2026	Roy Alexande Hernandez	50.00	Youth Commission Stipend 7/8/2026	General Fund	100
095107	P	7/30/2026	Sal's Backyard BBQ LLC	4,000.00	National Night Out - Catering Svcs 8/6/26	General Fund	100
095108	P	7/30/2026	Staples Business Advantage	23.79	CH - Front Counter Stapler 7/18/26	General Fund	100
		7/30/2026	Staples Business Advantage	37.32	CH - Monitor Wipes 7/18/26	General Fund	100
		7/30/2026	Staples Business Advantage	28.73	CH - Various Supplies 7/18/26	General Fund	100
		7/30/2026	Staples Business Advantage	63.20	Family Fun Night - Promotion Items 7/22/26	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
095109	P	7/30/2026	T-MOBILE	686.39	Cell Phone Svcs 6/21/26-7/20/26	General Fund	100
095110	P	7/30/2026	Quadient Finance USA Inc.	350.00	Postage Usage 6/23/26-7/14/26	General Fund	100
095111	P	7/30/2026	Triple Ink Print Production LLC	242.55	Open Street Event - T-Shirts 6/20/26	General Fund	100
095112	P	7/30/2026	U.S. Bank Corporate Payment System	6,069.44	Cred Crd- 7/15/26 stmt	General Fund	100
095113	P	7/30/2026	ULINE INC.	3,273.37	Multi Dept - Various Supplies 7/1/26	General Fund	100
095114	P	7/30/2026	UniFirst Corporation	90.34	Building Mat Svcs 7/16/26	General Fund	100
		7/30/2026	UniFirst Corporation	90.34	Building Mat Svcs 7/9/26	General Fund	100
095115	P	7/30/2026	Valentina Ortiz	50.00	Youth Commission Stipend 7/8/2026	General Fund	100
095116	P	7/30/2026	West Coast Arborists, Inc	21,346.00	Tree Maintenance Svcs 7/1/26-7/15/26	Gas Tax Fund	212
095117	P	7/30/2026	Zumar Industries Inc.	109.29	PW Dept- Street Signs 6/25/26	Gas Tax Fund	212
095118		7/30/2026	Revueltas Landscape Inc	6,020.00	Landscaping Svcs Apr 2025	General Fund	100
		7/30/2026	Revueltas Landscape Inc	4,325.00	Landscaping Svcs Apr 2025	Gas Tax Fund	212
095119	VOID	8/6/2026	N/A	0.00	VOID	N/A	N/A
095120	P	8/6/2026	AFSCME District Council 36	1,175.81	AFSCME Dues - April 2026	General Fund	100
		8/6/2026	AFSCME District Council 36	1,779.37	AFSCME Dues - July 2026	General Fund	100
		8/6/2026	AFSCME District Council 36	1,175.97	AFSCME Dues - June 2026	General Fund	100
		8/6/2026	AFSCME District Council 36	1,176.58	AFSCME Dues - May 2026	General Fund	100
095121	P	8/6/2026	Alex Hernandez	215.46	Reimbursement - Work Boots 6/17/26	General Fund	100
095122	P	8/6/2026	Amazon Capital Services	65.29	CS Dept-Portable Air Compressor 8/3/26	General Fund	100
		8/6/2026	Amazon Capital Services	2,373.48	National Night Out-Back-2-School Supplies 8/6/26	General Fund	100
095123	P	8/6/2026	Oh My Decor	1,271.45	National Night Out-Event Decor 8/6/26	General Fund	100
095124	P	8/6/2026	Brent Talmo	1,005.00	Retiree Medical Reimb Agu 2026	General Fund	100
095125	P	8/6/2026	Bruce Leflar	957.46	Retiree Medical Reimb Aug 2026	General Fund	100
095126	P	8/6/2026	California Municipal Clerks Association	350.00	City Clerk-CMCA Seminar 8/19-21, 2026	General Fund	100
095127	P	8/6/2026	Christine M. Locher	503.50	Retiree Medical Reimb Aug 2026	General Fund	100
095128	P	8/6/2026	Cindy's Jumpers, LLC	904.00	National Night- Out Canopy and Chairs Rental 8/6/26	General Fund	100
095129	P	8/6/2026	Daily Journal Corporation	255.00	Notice of Public Hearing 7/23/26	General Fund	100
095130	P	8/6/2026	Dave and Frank Automotive	104.26	Vehicle Repair VIN#308062 7/21/26	General Fund	100
095131	P	8/6/2026	Frank Basaldua	119.34	Reimb - Work Boots 7/13/26	General Fund	100
095132	P	8/6/2026	HD Supply formerly Home Depot Pro	13.23	PW Dept - Fence Gate Fork Latch 5/27/26	General Fund	100
		8/6/2026	HD Supply formerly Home Depot Pro	171.36	PW Dept - Various Supplies 5/21/26	General Fund	100
095133	P	8/6/2026	Myers & Sons Hi-Way Safety Inc.	265.48	PW Dept - CH Parking Signs 7/22/26	General Fund	100
095134	P	8/6/2026	Innovative Fence Inc.	91.30	PW Dept - Fence Rental 5102 Cudahy Ave 7/1/26- 8/1/26	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
095135	P	8/6/2026	Jesus Magana	600.00	National Night Out- Stage Rental 8/6/26	General Fund	100
		8/6/2026	Jesus Magana	350.00	National Night Out-Sound Svcs 8/6/26	General Fund	100
095136	P	8/6/2026	L.B. Johnson Hardware #1	7.67	PW Dept - Duct Tape 7/24/26	General Fund	100
		8/6/2026	L.B. Johnson Hardware #1	44.38	PW Dept -Door Lock 8/3/26	General Fund	100
095137	P	8/6/2026	Laura Ahrens	807.05	Retiree Medical Reimb Aug 2026	General Fund	100
095138	P	8/6/2026	LGP Equipment Rentals	1,340.75	Family Fun Night - Generator Rental 7/24/26	General Fund	100
095139	P	8/6/2026	Luis Santana	1,000.00	C&D Recycling Compliance Measure Deposit Return	General Fund	100
095140	P	8/6/2026	Manuel J. Martinez	6,004.00	Rental Assistance Program Sept-Nov 2026	Permanent Local Housing Allocation	501
095141	P	8/6/2026	MCA Direct LLC	106.02	CA Municipal Election Supplies 11/3/26	General Fund	100
095142	P	8/6/2026	National League of Cities	2,324.00	NLC Membership Renewal Dues Nov26-Nov27	General Fund	100
095143	P	8/6/2026	Performance Health Holdings, Inc.	265.95	CS Dept- First Aid Supplies 8/3/26	General Fund	100
095144	P	8/6/2026	Rimo Hanson	1,151.07	Conference Reimb - CalPERS Aug 2025 & CSMFO Feb 2026	General Fund	100
095145	P	8/6/2026	Robert Leach	1,005.00	Retiree Medical Reimb Aug 2026	General Fund	100
095146	P	8/6/2026	Ronald Lindsey	1,935.31	Retiree Medical Reimb Aug 2026	General Fund	100
095147	P	8/6/2026	S&S Worldwide Inc	157.22	CS Dept- Recreation Varies Supplies 8/3/26	General Fund	100
095148	P	8/6/2026	Southeast Community Foundation	14,960.00	CS Dept-CBF Reimbursement FY25-26	General Fund	100
095149	P	8/6/2026	Staples Business Advantage	197.88	ADA Council Chamber Directional Signs 7/11/26	General Fund	100
		8/6/2026	Staples Business Advantage	50.57	National Night Out- Posters 8/6/26	General Fund	100
095150	P	8/6/2026	Transtech Engineers Inc	210.00	231425 Charging Station Installation Proj Feb 2026	General Fund	100
095151	P	8/6/2026	Triple Ink Print Production LLC	137.81	National Night Out-Stickers 8/3/26	General Fund	100
095152	P	8/6/2026	UniFirst Corporation	(24.00)	Building Mat Svcs (Credit) 7/9/26	General Fund	100
		8/6/2026	UniFirst Corporation	90.34	Building Mat Svcs 6/11/26	General Fund	100
		8/6/2026	UniFirst Corporation	90.34	Building Mat Svcs 7/23/26	General Fund	100
		8/6/2026	UniFirst Corporation	90.34	Building Mat Svcs 7/30/26	General Fund	100
095153	P	8/6/2026	Nichols Local Government Consulting, LLC	3,800.00	Consulting Svcs-State Mandated Cost 6/30/26	General Fund	100
095154	P	8/13/2026	Alfredo Giles	953.00	Citation Refunds 7/16/26	General Fund	100
095155	P	8/13/2026	Modern IT, Inc. dba Advanced Microcomputing Concepts, Inc.	2,494.30	IT Software Subscriptions Aug 2026	General Fund	100
		8/13/2026	Modern IT, Inc. dba Advanced Microcomputing Concepts, Inc.	3,630.00	IT Svcs Aug 2026	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
095156	P	8/13/2026	AT&T	32.14	Emergency Elevator Phone Svcs Jul 2026	General Fund	100
095157	P	8/13/2026	Brinks Inc.	361.94	Armored Truck Svcs Aug 2026	General Fund	100
		8/13/2026	Brinks Inc.	135.33	Cash Handling Svcs Jul 2026	General Fund	100
095158	P	8/13/2026	California Consulting Inc.	4,075.00	Grant Writing Svcs Aug 2026	General Fund	100
095159	P	8/13/2026	Charter Communications Holdings, LLC	661.73	CH Internet and Phone Svcs Aug 2026	General Fund	100
		8/13/2026	Charter Communications Holdings, LLC	335.98	CY Internet Svcs Aug 2026	General Fund	100
095160	P	8/13/2026	CoreLogic Solutions LLC.	253.18	Property Finder Svcs Jul 2026	General Fund	100
095161	P	8/13/2026	Crosstown Electrical & Data Inc.	528.50	Open Street Event - Atlantic Blvd & 61th St 6/25/26	General Fund	100
		8/13/2026	Crosstown Electrical & Data Inc.	88.21	3579 56th St. 6/10/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	604.00	Atlantic Blvd & 55th St 6/29/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	836.00	Atlantic Blvd & 61 St 6/11/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	302.00	Slauson Ave & Alamo Ave 6/8/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	302.00	Slauson Ave & Everett Ave 6/12/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	75.50	Slauson Ave & Loma Vista Ave 6/12/26	Gas Tax Fund	212
		8/13/2026	Crosstown Electrical & Data Inc.	805.83	Slauson Ave & Maywood Ave 6/26/26	Gas Tax Fund	212
095162	P	8/13/2026	EMPLOYMENT DEVELOPMENT DEPT	4,031.00	Unemployment Benefit Liability Apr-Jun 2026	General Fund	100
095163	P	8/13/2026	Engracia Corona	135.00	Rental Registration Program Refund 8/3/26	General Fund	100
095164	P	8/13/2026	Gateway Cities Council of Governments	17,949.00	Membership Dues FY 2026-2027	General Fund	100
		8/13/2026	Gateway Cities Council of Governments	10,000.00	Local Agency Part I-710 Corridor Planning FY26-27	Measure R Fund	224
095165	P	8/13/2026	Geo-Advantec, Inc.	903.00	52nd St & 52nd Pl Sewer Impro Proj Apr 2026	Grant Fund	261
095166	P	8/13/2026	HdL Software LLC	1,749.79	Business License Processing Svcs Jun 2026	General Fund	100
		8/13/2026	HdL Software LLC	1,293.32	Permits Software Qtrly Use Fee 6/1/26 - 8/31/26	General Fund	100
095167	P	8/13/2026	Hinderliter de Llamas & Assoc.	1,650.00	Cannabis Management Prog Jul 2026	General Fund	100
095168	P	8/13/2026	L.B. Johnson Hardware #1	17.10	PW Dept - Pressure Washer Fittings 7/30/26	General Fund	100
		8/13/2026	L.B. Johnson Hardware #1	50.46	PW Dept - Supplies 8/3/26	General Fund	100
		8/13/2026	L.B. Johnson Hardware #1	29.60	PW Dept - Marking Paint 7/30/26	Gas Tax Fund	212
095169	P	8/13/2026	Regional TAP Service Center	595.20	Metro TAP Cards Apr 2026	Prop C Fund	222
		8/13/2026	Regional TAP Service Center	556.80	Metro TAP Cards Jul 2026	Prop C Fund	222
095170	P	8/13/2026	Tri-City Mutual Water Company	606.10	4618 Slauson Ave 4/24/26-6/23/26	General Fund	100
		8/13/2026	Tri-City Mutual Water Company	1,091.65	4800 Slauson 4/24/26-6/24/26	General Fund	100
		8/13/2026	Tri-City Mutual Water Company	115.00	5000 Slauson Ave Jul 2026	General Fund	100
		8/13/2026	Tri-City Mutual Water Company	1,465.15	5316 Atlantic Ave 4/23/26-6/23/26	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		8/13/2026	Tri-City Mutual Water Company	156.20	5600 Heliotrope Ave 4/23/26-6/23/26	General Fund	100
		8/13/2026	Tri-City Mutual Water Company	5,696.00	5950 Walker Ave Jul 2026	General Fund	100
		8/13/2026	Tri-City Mutual Water Company	1,934.10	E 58th St 4/21/26-6/25/26	General Fund	100
095171	P	8/13/2026	National Data & Surveying Services, Inc	2,660.00	Randolph Ave Park Trail Proj 6/17/26	Gas Tax Fund	212
095172	P	8/13/2026	Nationwide Environmental Services	7,537.00	Street Sweeping Svcs Aug 2026	Gas Tax Fund	212
095173	P	8/13/2026	Onyx Paving Company Inc	98,094.00	FY25-26 Pavement Rehabilitation Project Jul 2026	General Fund	100
		8/13/2026	Onyx Paving Company Inc	44,207.16	FY25-26 Pavement Rehabilitation Project Jul 2026	Measure R Fund	224
		8/13/2026	Onyx Paving Company Inc	75,014.00	FY25-26 Pavement Rehabilitation Project Jul 2026	LACMTA Funds	227
095174	P	8/13/2026	Phoenix Group Information Systems	271.97	Admin Citations Processing Fee Jun 2026	General Fund	100
		8/13/2026	Phoenix Group Information Systems	3,643.77	Citations Processing Fees Jun 2026	General Fund	100
		8/13/2026	Phoenix Group Information Systems	1,486.60	Parking Permit Processing Fees Jun 2026	General Fund	100
095175	P	8/13/2026	PTM General Engineer	1,982,666.48	Slauson Ave/Atlantic Blvd Cong Relief & HSIP 6/3/26-7/6/26	Grant Fund	261
095176	P	8/13/2026	Revueltas Landscape Inc	6,020.00	Landscaping Svcs Jul 2026	General Fund	100
		8/13/2026	Revueltas Landscape Inc	4,325.00	Landscaping Svcs Jul 2026	Gas Tax Fund	212
095177	P	8/13/2026	SHERIFF'S DEPT COUNTY OF LOS ANGELES	4,869.21	Municipal Law Enforcement Svcs - Open Street Event 6/20/26	General Fund	100
		8/13/2026	SHERIFF'S DEPT COUNTY OF LOS ANGELES	514,938.40	Municipal Law Enforcement Svcs Jun 2026	General Fund	100
095178	P	8/13/2026	Lynn Alvarez	115.00	Notary Svcs 6/18/26	General Fund	100
		8/13/2026	Lynn Alvarez	115.00	Notary Svcs 7/1/26	General Fund	100
095179	P	8/13/2026	Stellara Group, LLC	7,500.00	General Municipal Election Svcs Aug 2026	General Fund	100
095180	P	8/13/2026	Transtech Engineers Inc	1,870.00	CIP Management Svcs Jun 2026	General Fund	100
		8/13/2026	Transtech Engineers Inc	5,167.25	CIP Management Svcs May 2026	General Fund	100
		8/13/2026	Transtech Engineers Inc	45,478.50	General City Engineering Svcs Jun 2026	General Fund	100
		8/13/2026	Transtech Engineers Inc	25,052.50	General City Engineering Svcs May 2026	General Fund	100
		8/13/2026	Transtech Engineers Inc	6,282.50	General City Engineering Svcs Jun 2026	Gas Tax Fund	212
		8/13/2026	Transtech Engineers Inc	17,541.50	General City Engineering Svcs May 2026	Gas Tax Fund	212
		8/13/2026	Transtech Engineers Inc	1,312.50	General City Engineering Svcs Jun 2026	SB-1 Fund	216
		8/13/2026	Transtech Engineers Inc	437.50	General City Engineering Svcs May 2026	SB-1 Fund	216
		8/13/2026	Transtech Engineers Inc	3,461.50	CIP Management Svcs May 2026	Prop C Fund	222

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		8/13/2026	Transtech Engineers Inc	57,880.00	CIP Management Svcs Jun 2026	Measure R Fund	224
		8/13/2026	Transtech Engineers Inc	27,143.50	CIP Management Svcs May 2026	Measure R Fund	224
		8/13/2026	Transtech Engineers Inc	657.13	CIP Management Svcs May 2026	Measure M Fund	225
		8/13/2026	Transtech Engineers Inc	439.00	CIP Management Svcs Jun 2026	CDBG	243
		8/13/2026	Transtech Engineers Inc	190.00	CIP Management Svcs May 2026	CDBG	243
		8/13/2026	Transtech Engineers Inc	94,309.75	CIP Management Svcs Jun 2026	Grant Fund	261
		8/13/2026	Transtech Engineers Inc	75,505.00	CIP Management Svcs May 2026	Grant Fund	261
		8/13/2026	Transtech Engineers Inc	420.00	CIP Management Svcs Jun 2026	Sewer Enterprise Fund	412
		8/13/2026	Transtech Engineers Inc	291.50	CIP Management Svcs May 2026	Sewer Enterprise Fund	412
095181	P	8/13/2026	Vernon City of	22.28	Slauson/Downey 5/13/26-6/11/26	General Fund	100
095182	P	8/13/2026	3Di, Inc.	46,305.00	Rent Stabilization 2026-2027	General Fund	100
ACH-659		7/6/2026	8x8 Inc.	483.30	Telephone Svcs June 2026	General Fund	100
ACH-660		7/1/2026	American Family Life Assurance Company of Columbus (AFLAC)	643.10	Aflac payment June 2026	General Fund	100
ACH-661		7/1/2026	US Bank Fees	35.00	Bank Merchant Fees - Rental Registry Checks June 2026	General Fund	100
ACH-662		7/1/2026	US Bank Fees	828.55	Bank Merchant Fees - Front Counter June 2026	General Fund	100
ACH-663		7/3/2026	California Public Employees' Retirement System	11,086.37	Contribution 5/31/2026-6/13/2026	General Fund	100
		7/3/2026	California Public Employees' Retirement System	925.94	Contribution 5/31/2026-6/13/2026	Gas Tax Fund	212
		7/3/2026	California Public Employees' Retirement System	99.05	Contribution 5/31/2026-6/13/2026	Prop A Fund	221
		7/3/2026	California Public Employees' Retirement System	277.16	Contribution 5/31/2026-6/13/2026	Prop C Fund	222
		7/3/2026	California Public Employees' Retirement System	163.80	Contribution 5/31/2026-6/13/2026	Measure R Fund	224
		7/3/2026	California Public Employees' Retirement System	477.52	Contribution 5/31/2026-6/13/2026	Measure M Fund	225
		7/3/2026	California Public Employees' Retirement System	699.09	Contribution 5/31/2026-6/13/2026	CDBG	243
		7/3/2026	California Public Employees' Retirement System	63.16	Contribution 5/31/2026-6/13/2026	Street Lighting Fund	251
		7/3/2026	California Public Employees' Retirement System	139.27	Contribution 5/31/2026-6/13/2026	Permanent Local Housing Allocation	501
		7/3/2026	California Public Employees' Retirement System	207.79	Contribution 5/31/2026-6/13/2026	Successor Agency Fund	611
ACH-664		7/8/2026	California Public Employees' Retirement System	11,330.79	Contribution 6/14/2026-6/27/2026	General Fund	100
		7/8/2026	California Public Employees' Retirement System	931.86	Contribution 6/14/2026-6/27/2026	Gas Tax Fund	212

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		7/8/2026	California Public Employees' Retirement System	71.30	Contribution 6/14/2026-6/27/2026	Prop A Fund	221
		7/8/2026	California Public Employees' Retirement System	337.44	Contribution 6/14/2026-6/27/2026	Prop C Fund	222
		7/8/2026	California Public Employees' Retirement System	171.98	Contribution 6/14/2026-6/27/2026	Measure R Fund	224
		7/8/2026	California Public Employees' Retirement System	322.60	Contribution 6/14/2026-6/27/2026	Measure M Fund	225
		7/8/2026	California Public Employees' Retirement System	656.40	Contribution 6/14/2026-6/27/2026	CDBG	243
		7/8/2026	California Public Employees' Retirement System	87.50	Contribution 6/14/2026-6/27/2026	Street Lighting Fund	251
		7/8/2026	California Public Employees' Retirement System	160.60	Contribution 6/14/2026-6/27/2026	Permanent Local Housing Allocation	501
		7/8/2026	California Public Employees' Retirement System	197.30	Contribution 6/14/2026-6/27/2026	Successor Agency Fund	611
ACH-665		7/16/2026	Southern California Edison	4,124.61	Various Locations June 2026	General Fund	100
		7/16/2026	Southern California Edison	2,390.32	Various Locations June 2026	Gas Tax Fund	212
		7/16/2026	Southern California Edison	10,513.28	Various Locations June 2026	Street Lighting Fund	251
ACH-666		7/16/2026	Southern California Edison	8,424.10	Everett Ave 6/1/26-6/30/26	Gas Tax Fund	212
ACH-667		7/16/2026	Southern California Edison	263.54	5916 King Ave/5913 Mayflower Ave 6/10/2026-7/9/2026	Gas Tax Fund	212
ACH-668		7/16/2026	Southern California Edison	954.46	4805 E 58th St 6/11/2026-7/12/2026	General Fund	100
ACH-669		7/15/2026	Colonial Life	27.44	Colonial Life June 2026	General Fund	100
ACH-670		7/1/2026	US Bank Fees	25.00	Bank Merchant Fees- Rental Registry Credit Card June 2026	General Fund	100
ACH-671		7/29/2026	Southern California Edison	85.46	5317 Atlantic Ave PED 6/17/2026-7/16/2026	Gas Tax Fund	212
ACH-672		7/28/2026	The Gas Company	14.79	4319 Slauson Ave 6/9/26-7/9/26	General Fund	100
ACH-673		7/28/2026	The Gas Company	27.04	4317 Slauson Ave 6/9/26-7/9/26	General Fund	100
ACH-674		7/28/2026	The Gas Company	22.54	4323 Slauson Ave 6/9/26-7/9/26	General Fund	100
ACH-675		7/31/2026	Vernon City of	6,220.81	Traffic Signal Maint - Slauson/Downey RD Jan 2022-Dec 2024	Street Lighting Fund	251
ACH-676		7/3/2026	California Public Employees' Retirement System	34,577.86	Health Contribution July 2026	General Fund	100
		7/3/2026	California Public Employees' Retirement System	5,042.22	Health Contribution July 2026	Gas Tax Fund	212
		7/3/2026	California Public Employees' Retirement System	368.24	Health Contribution July 2026	Prop A Fund	221
		7/3/2026	California Public Employees' Retirement System	925.92	Health Contribution July 2026	Prop C Fund	222

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
		7/3/2026	California Public Employees' Retirement System	642.89	Health Contribution July 2026	Measure R Fund	224
		7/3/2026	California Public Employees' Retirement System	2,011.52	Health Contribution July 2026	Measure M Fund	225
		7/3/2026	California Public Employees' Retirement System	3,537.03	Health Contribution July 2026	CDBG	243
		7/3/2026	California Public Employees' Retirement System	186.14	Health Contribution July 2026	Street Lighting Fund	251
		7/3/2026	California Public Employees' Retirement System	48.45	Health Contribution July 2026	Permanent Local Housing Allocation	501
		7/3/2026	California Public Employees' Retirement System	662.27	Health Contribution July 2026	Successor Agency Fund	611
ACH-677		7/9/2026	California Joint Powers Insurance Authority	22,355.58	CJPIA July 2026	General Fund	100
ACH-678		7/9/2026	California Public Employees' Retirement System	127,470.00	CalPERS Unfunded Liability FY 26-27	Pension Fund	711
ACH-679		7/9/2026	California Public Employees' Retirement System	453,060.00	CalPERS Unfunded Liability FY 26-27	Pension Fund	711
ACH-680		7/14/2026	US Bank Fees	130.00	Analysis Svc Charges July 2026	General Fund	100
ACH-681		7/24/2026	Automatic Data Processing	630.08	Payroll Fees July 2026	General Fund	100
ACH-682		7/29/2026	California Public Employees' Retirement System	11,190.56	Contribution 6/28/2026-7/11/2026	General Fund	100
		7/29/2026	California Public Employees' Retirement System	812.99	Contribution 6/28/2026-7/11/2026	Gas Tax Fund	212
		7/29/2026	California Public Employees' Retirement System	126.60	Contribution 6/28/2026-7/11/2026	Prop A Fund	221
		7/29/2026	California Public Employees' Retirement System	299.20	Contribution 6/28/2026-7/11/2026	Prop C Fund	222
		7/29/2026	California Public Employees' Retirement System	106.24	Contribution 6/28/2026-7/11/2026	Measure R Fund	224
		7/29/2026	California Public Employees' Retirement System	276.67	Contribution 6/28/2026-7/11/2026	Measure M Fund	225
		7/29/2026	California Public Employees' Retirement System	815.85	Contribution 6/28/2026-7/11/2026	CDBG	243
		7/29/2026	California Public Employees' Retirement System	21.85	Contribution 6/28/2026-7/11/2026	Street Lighting Fund	251
		7/29/2026	California Public Employees' Retirement System	85.90	Contribution 6/28/2026-7/11/2026	Permanent Local Housing Allocation	501
		7/29/2026	California Public Employees' Retirement System	181.17	Contribution 6/28/2026-7/11/2026	Successor Agency Fund	611
ACH-683		7/30/2026	Keenan & Associates	232,917.62	Public Liability Insurance FY26-27	General Fund	100
ACH-684		8/3/2026	US Bank Fees	25.00	Bank Merchant Fees- Rental Registry Credit Card July 2026	General Fund	100

Check NO.	Prepaid (P)	Date	Vendor Name	Check Amount	Transaction Description	Fund Title	Fund #
ACH-685		8/3/2026	US Bank Fees	35.00	Bank Merchant Fees - Rental Registry Checks July 2026	General Fund	100
ACH-686		8/3/2026	US Bank Fees	686.39	Bank Merchant Fees - Front Counter July 2026	General Fund	100
ACH-687		8/5/2026	8x8 Inc.	483.30	Telephone Svcs July 2026	General Fund	100
ACH-688		8/6/2026	Southern California Edison	2,377.58	Maywood / Slauson Atlantic Corridor Improvements	Grant Fund	261
ACH-689		8/7/2026	California Department of Tax abd Fee Administration	8,344.03	Hazardous Waste Generation & Handling Fee	General Fund	100
ACH-690		8/13/2026	California Joint Powers Insurance Authority	22,355.58	CJPIA Aug 2026	General Fund	100
ACH-691		8/13/2026	California Public Employees' Retirement System	34,577.86	Health Contribution Aug 2026	General Fund	100
		8/13/2026	California Public Employees' Retirement System	5,042.22	Health Contribution Aug 2026	Gas Tax Fund	212
		8/13/2026	California Public Employees' Retirement System	368.24	Health Contribution Aug 2026	Prop A Fund	221
		8/13/2026	California Public Employees' Retirement System	925.92	Health Contribution Aug 2026	Prop C Fund	222
		8/13/2026	California Public Employees' Retirement System	642.89	Health Contribution Aug 2026	Measure R Fund	224
		8/13/2026	California Public Employees' Retirement System	2,011.52	Health Contribution Aug 2026	Measure M Fund	225
		8/13/2026	California Public Employees' Retirement System	3,537.03	Health Contribution Aug 2026	CDBG	243
		8/13/2026	California Public Employees' Retirement System	186.14	Health Contribution Aug 2026	Street Lighting Fund	251
		8/13/2026	California Public Employees' Retirement System	48.45	Health Contribution Aug 2026	Permanent Local Housing Allocation	501
		8/13/2026	California Public Employees' Retirement System	662.27	Health Contribution Aug 2026	Successor Agency Fund	611
			Total ACH and Warrant Registers	4,852,029.70			
		7/16/2026	Payroll Transfer	78,577.54	Payroll Pay Period 6/28/2026 - 7/11/2026		
		7/30/2026	Payroll Transfer	83,901.77	Payroll Pay Period 7/12/2026 - 7/25/2026		
		8/13/2026	Payroll Transfer	83,969.47	Payroll Pay Period 7/26/2026 - 8/8/2026		
			Total ACH, Warrant Registers and Payroll Transfer	5,098,478.48			

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 3.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: RIMO HANSON, FINANCE DIRECTOR

SUBJECT: MONTHLY CASH AND INVESTMENT REPORT JULY 2026

RECOMMENDATION:

Staff recommends that the City Council receive and file the attached cash and investment report for July 2026.

BACKGROUND:

In accordance with the City of Maywood's Adopted Investment Policy and to provide information to the City Council, the City's Finance Department prepares a Monthly Cash and Investment Report for the City Council's review.

DISCUSSION:

The cash and investment balances are across all funds of the City. The purpose of this report is to show the cash and investment balances at the end of the month. The investments are in compliance with California State code 503600 and the City of Maywood Investment Policy.

The City maintains cash in a General Account, Investments in the Local Agency Investment Fund (LAIF), investments in the California Employers' Retiree Benefit Trust (CERBT), a Section 115 trust fund dedicated to prefunding other Post-Employment Benefits (OPEB), and investments in the California Employers' Pension Prefunding Trust (CEPPT). The attached report shows the cash and investments balances as of July 31, 2026.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

There is no fiscal impact involved with approving this report.

ATTACHMENT(S)

1. July 2026 Cash and Investment Report

City of Maywood, California
Cash and Investments Report
As of July 31, 2026

Description	Type	Ending Balance as of 7/31/2026	
A - Non-Investment Cash Accounts			
US Bank - Corporate Checking	Cash	\$	1,575,626.78
Total Cash Accounts		\$	<u>1,575,626.78</u>
B - Investment Accounts			
Local Agency Investment Fund (LAIF)	Pooled Money Investment Account (PMIA)	\$	16,228,793.71
California Public Employees' Retirement System (CalPERS) California Employers' Retiree Benefit Trust (CERBT)	Title 26 - U.S.C. 115 - Income of States, Municipalities, etc., Trusts	\$	1,325,848.65
California Public Employees' Retirement System (CalPERS) California Employers' Pension Prefunding Trust (CEPPT)	Title 26 - U.S.C. 115 - Income of States, Municipalities, etc., Trusts	\$	1,161,279.50
Total Investment Accounts		\$	<u>18,715,921.86</u>
Total Cash and Investments		\$	<u>20,291,548.64</u>

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 4.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: RIMO HANSON, FINANCE DIRECTOR

SUBJECT: REVENUE REPORT JULY 2026

RECOMMENDATION:

Staff recommends that the City Council receive and file the Revenue Report for the months of July 2026.

BACKGROUND:

In an effort to maintain transparency, the City's Finance Department prepares a monthly Revenue Report for the City's Council's review.

DISCUSSION:

General Fund revenues are not received evenly throughout the fiscal year. During the first half of the fiscal year, there is always an issue of timing difference whereby cash receipts do not align with the projected budget forecast, but during the second half of the year the cash receipts gradually begin to align with the projected budget. See attachment 1 and 2 for revenue details comparison between July 2025 and July 2026 and explanations in the "Comments" column.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

There is no fiscal impact with this action.

ATTACHMENT(S)

1. July 2026 City of Maywood FY 2026-2027 - General Fund
2. July 2026 City of Maywood FY 2026-2027 - Special Revenue

Year-To-Date Revenue Report-General Fund
FY 2026-2027
As of July 31, 2026

Acct #	Account Description	Adopted Budget FY 2026-27	July 2025	July 2026	Variance	% YTD Revenue Received to Adopted Budget	Comments
		A	B	C	=(C-B)	=(C/A)	
Taxes:							
Various	Property Taxes	\$ 812,870	\$ -	\$ -	\$ -	0.00%	Major payments receive in December and March.
4203/4302	Franchise & Collectors Fee	615,000	-	-	-	0.00%	Received quarterly.
4211	Utility Users Tax	1,750,000	-	-	-	0.00%	Received in the following month.
4206	Transfer Tax	16,000	-	-	-	0.00%	Based on activities.
4202	Transient Occupancy Tax (TOT)	95,000	-	-	-	0.00%	Received Quarterly.
4212/4213	Cannabis Sales Tax/Cannabis Installment Payment	1,200,000	-	5,093	5,093	0.42%	Received Quarterly. The \$5,093 is received for repayment on installment basis.
4201	Sales and Use Tax (Retail Sales Tax)	2,175,370	-	-	-	0.00%	Received in the following month.
Taxes Total		6,664,240	0	5,093	5,093	0.08%	
Licenses & Permits:							
4301	Compliance Program Fee	47,810	-	-	-	0.00%	Payment is generally received in March. However, for FY25-26, the City received the payment on 8/18/26 in the amount of \$49,964.06
Various	Plumbing, Electrical & Conditional/Land Used Permits	15,000	1,161	3,638	2,477	24.25%	Permits fluctuate based on activities.
4305	Public Works Permit Fees	100,000	22,233	8,675	(13,558)	8.68%	Fees fluctuate based on activities.
Various	Other Fees & Permits	27,690	732	1,051	319	3.80%	Fees fluctuate based on activities.
4320	Occupancy Permits	-	-	930	930	0.00%	Fees fluctuate based on activities.
4313	Building Permits	80,000	6,866	13,492	6,626.00	16.87%	Fees fluctuate based on activities.
4751	Rental Registry Program Fees	300,000	2,214	3,465	1,251	1.16%	The City started collecting the fees in January 2025.
4753	Rental Registry Program - Late Fees	10,000	-	1,733	1,733	17.33%	New revenue source beginning January 2025.
4307	Commercial Cannabis Renewal Fees	74,250	-	-	-	0.00%	Five business licenses: one due in December and four due in April.
4322	Parking Permits	60,000	-	298	298	0.50%	Parking Permits issued during Sept.
4311	Apartment License	30,000	-	-	-	0.00%	Majority of payments are received in January-March.
4205	Business License Tax	290,000	-	-	-	0.00%	Majority of payments are received in January-March.

Year-To-Date Revenue Report-General Fund
FY 2026-2027
As of July 31, 2026

Acct #	Account Description	Adopted Budget FY 2026-27	July 2025	July 2026	Variance	% YTD Revenue Received to Adopted Budget	Comments
		A	B	C	=(C-B)	=(C/A)	
4110	Vehicle License Fees Excess	30,600	-	-	-	0.00%	State Allocation. Generally City receives two payments: January and June.
4107	Motor Vehicle License Fee (VLF) in lieu	4,104,540	-	-	-	0.00%	City receives two payments per year: January and May.
Licenses and Permits Total		5,169,890	33,206	33,282	76	0.64%	
Charges for Services:							
4704	Plan Check Fees	55,000	1,914	3,122	1,208	5.68%	Fees fluctuate based on activities.
4702	Rents & Concessions	25,000	2,084	2,084	-	8.34%	Monthly payments.
4850	Parks & Rec Revenues	10,000	-	-	-	0.00%	Amount received depends on when the facility rental occurred.
Charges for Services Total		90,000	3,998	5,206	1,208	5.78%	
Fines and Forfeitures:							
4401	Penalties: Apartment & Business Lic	15,000	-	-	-	0.00%	Penalties generally occur after February.
4404	Southeast Municipal Court (SEMC)/ Court Collections	190,000	-	-	-	0.00%	Monthly Payments.
4403	Citations: Administrative	5,000	400	2,000	1,600	40.00%	Code enforcement citations fluctuate based on activities.
4402	Citations: Parking	450,000	2,037	693	(1,344)	0.15%	Fees fluctuate based on activities. Payments are received two months after
Fines and Forfeitures Total		660,000	2,437	2,693	256	0.41%	
Leases and Concessions:							
4501	Leased Property Rental Income	61,700	5,064	2,500	(2,564)	4.05%	Payments received monthly.
Leases and Concessions Total		61,700	5,064	2,500	-2,564	4.05%	
Miscellaneous:							
4817	Good Corporate Citizen Program	21,000	-	-	-	0.00%	Payment is generally received in March. However, for FY25-26, the City received the payment on 8/18/26 in the amount of \$20,000.
4803	Interest Income	400,000	-	-	-	0.00%	Internal allocations are done quarterly.
4821	Other Interest Income	3,770	-	310	310	8.22%	This is a new account to track interest other than investment earning.
4809	Miscellaneous Revenue	10,000	5	10	5	0.10%	Amount received varies from year to year.
4814	Refunds & Overpayments-Reimb	10,000	-	7,983	7,983	79.83%	Amount received varies from year to year.
4816	Rebates & Insurance Claims Pymts	2,000	-	-	-	0.00%	Amount received varies from year to year.
4819	Donations	26,000	1,600	5,000	3,400	19.23%	Amount received varies from year to year.

Year-To-Date Revenue Report-General Fund
FY 2026-2027
As of July 31, 2026

Acct #	Account Description	Adopted Budget FY 2026-27	July 2025	July 2026	Variance	% YTD Revenue Received to Adopted Budget	Comments
		A	B	C	=(C-B)	=(C/A)	
4800	Transfer In -General	511,400	-	-	-	0.00%	
Miscellaneous Revenue Total		984,170	1,605	13,303	11,698	1.35%	
Pension/Retirement Fund:							
4830	Retiree Pension Levy	1,300,000	-	-	-	0.00%	Majority of payments are received in January & June.
Retiree Pension Levy Total		1,300,000	-	-	-	0.00%	
General Fund Revenue Total		\$ 14,930,000	\$ 46,310	\$ 62,077	\$ 15,767	0.42%	

Year-To-Date Revenue Report-Special Revenue Funds
FY 2026-2027
As of July 31, 2026

Fund #	Fund Description	Adopted Budget FY 2026-27	July 2025	July 2026	Variance	% YTD Revenue Received to Adopted Budget	Comments
		A	B	C	=(C-B)	=(A/C)	
212	Gas Tax Fund	\$ 762,695	\$ -	\$ -	\$ -	0.00%	Received monthly. July payment received in August.
214	Transportation Development Act (TDA) Bikeway	37,935	-	-	0	0.00%	Reimbursement based on actual expenditures.
216	SB-1 Road Maintenance Rehabilitation Act Fund	705,055	-	-	0	0.00%	Received monthly. July payment received in August.
221	Proposition A Transit Fund	641,671	56,803	69,310	12,507	10.80%	Received monthly.
222	Proposition C Transit Fund	539,975	47,248	57,607	10,359	10.67%	Received monthly.
223	Air Quality Management District (AQMD) Fund	33,200	-	-	0	0.00%	Received quarterly.
224	Measure R Transit Fund	411,056	35,333	10	(35,323)	0.00%	Received monthly. July payment received in August . Also, this fund earns monthly interest.
225	Measure M Transit Fund	464,263	40,106	12	(40,094)	0.00%	Received monthly. July payment received in August . Also, this fund earns monthly interest.
227	LACMTA - Exchange STP-L for Metro Fund	75,014	-	75,014	75,014	100.00%	City anticipates reimbursement received in FY26-27. The project started late in FY25-26.
232	Supplemental Law Enforcement Services Fund (SLESF) Grant	208,000	-	-	0	0.00%	Received monthly. July Payment Received in August
243	Community Development Block Grant (CDBG)	408,551	-	-	0	0.00%	Reimbursement based on actual expenditures.
251	Street Lighting Fund	194,553	-	-	0	0.00%	Payments start in November.
261	Federal / State / County Grants	15,388,015	-	-	0	0.00%	Reimbursement based on actual expenditures.
272	Measure A Park Fund	445,419	-	-	0	0.00%	Reimbursement based on actual expenditures.
280	Measure W Safe Clean Water Program Fund	171,000	-	-	0	0.00%	Payment Received at the End of the Year.
501	PLHA Fund (Permanent Local Housing Allocation)	356,944	-	-	0	0.00%	Reimbursement based on actual expenditures.
Special Revenue Funds Total		\$ 20,843,346	\$ 179,490	\$ 201,953	\$ 22,463	0.97%	

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 5.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: RIMO HANSON, FINANCE DIRECTOR

SUBJECT: CONSIDERATION OF RESOLUTION NO. 6482 APPROVING THE ASSIGNMENT AGREEMENT FOR THE EXCHANGE OF PROPOSITION A FUNDS BETWEEN THE CITY OF MAYWOOD AND FOOTHILL TRANSIT

RECOMMENDATION:

Staff recommends that the City Council approve and adopt Resolution No. 6482 approving the Assignment Agreement for the exchange of Proposition A funds for the sale of \$500,000 of Los Angeles County Metropolitan Transportation Authority Proposition (Prop) A funds to Foothill Transit in exchange for \$375,000 of unrestricted General Fund dollars and authorize the City Manager to execute all documents necessary to complete the exchange.

BACKGROUND:

Proposition A is funded through a one-half cent sales tax measure approved by Los Angeles County voters in 1980. Of the total revenue generated, 25% is allocated to the Local Return Program, which provides funding to local agencies for the development and improvement of public transit, paratransit, and related transportation infrastructure. Under Proposition A regulations, local agencies are required to expend each annual allocation within three fiscal years. Any funds that remain unspent after this period lapse and revert to the County.

The Los Angeles County Metro, which administers and oversees these funds, permits local agencies to exchange unused Proposition A Local Return funds with another agency in return for unrestricted revenue. This exchange enables agencies to maximize the use of available funding while preventing the loss of allocated Proposition A funds.

DISCUSSION:

On average, the City of Maywood receives approximately \$648,000 annually in Proposition A Local Return funds from Los Angeles County for eligible public transit purposes. Since the City's transit operations do not typically expend the full annual allocation, the City has accumulated approximately \$1.1 million in unspent Proposition A Local Return funds. As these funds are restricted for transit-related uses, the City has historically utilized Metro's fund exchange program to convert a portion of these restricted funds into unrestricted General Fund revenue that may be used for any lawful municipal purpose. In the last seven years, the City has approved the following Proposition A fund exchanges:

- **Fiscal Year 2018–19:** The City exchanged \$950,000 in Proposition A Local Return funds with the City of West Hollywood in return for \$665,000 in unrestricted General Fund revenue, at an exchange rate of \$.70/\$1.00 of Proposition A funds.

- **Fiscal Year 2019–20:** The City exchanged \$276,027 in Proposition A Local Return funds with the City of West Hollywood in return for \$195,979 in unrestricted General Fund revenue, at an exchange rate of \$0.71/\$1.00 of Proposition A funds.

Staff contacted several local agencies seeking interest in exchanging Proposition A funds for unrestricted revenue. Foothill Transit submitted the most favorable offer, proposing an exchange rate of \$0.75/\$1.00 of Proposition A funds. Under the proposed agreement, the City would exchange \$500,000 in Proposition A Local Return funds in return for \$375,000 in unrestricted General Fund revenue.

The proposed exchange would provide the General Fund with additional unrestricted resources to support City operations. The additional revenue would also help offset General Fund commitments for major capital projects, including the previously approved \$6 million Teen Tech Center project. Additionally, exchanging a portion of the City's restricted Proposition A funds is financially advantageous. The City's unrestricted cash is invested through the Local Agency Investment Fund (LAIF), which currently earns an average monthly effective yield of approximately 3.8%. In contrast, Proposition A Local Return funds are maintained in a separate restricted bank account earning approximately 0.09% interest. Converting a portion of these idle restricted funds into unrestricted General Fund revenue allows the City to both increase investment earnings and maximize the value of available financial resources while maintaining sufficient Proposition A funding for future eligible transit needs.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

If approved by the City Council, the Fiscal Year 2026-27 budget will be amended to appropriate an additional \$375,000 in General Fund revenue and \$500,000 in Proposition A Local Return Fund expenditures to facilitate the proposed fund exchange.

ATTACHMENT(S)

1. Foothill Transit & Maywood Assignment Agreement
2. Resolution No. 6482 Proposition A FY2026-27

**ASSIGNMENT AGREEMENT
BETWEEN THE CITY OF MAYWOOD, CALIFORNIA
AND FOOTHILL TRANSIT FOR
PROPOSITION A LOCAL RETURN FUND EXCHANGE**

THIS ASSIGNMENT AGREEMENT (“Agreement”) is entered into by and between the City of Maywood, California and Foothill Transit. The effective date (“August 28, 2026”) of this Agreement shall be the last date that this Agreement is executed either by City of Maywood or by Foothill Transit. This Agreement is entered into with respect to the following facts:

A. Foothill Transit provides community-oriented, environmentally friendly bus service throughout Southern California’s San Gabriel and Pomona Valleys, including express bus routes to Downtown Los Angeles.

B. The City of Maywood has uncommitted Proposition A Local Return funds which could be made available to Foothill Transit to assist in providing the services discussed in Paragraph A of this Agreement. In exchange for the assignment by Foothill Transit of the amount for its general use funds (non-formula allocation funds) indicated in Section 1 below, the City of Maywood is willing to assign uncommitted Proposition A Local Return funds to Foothill Transit for the purpose identified in Paragraph A.

Now, therefore, in consideration of the mutual benefits to be derived by the parties, it is mutually agreed as follows:

1. Exchange. The City of Maywood agrees to assign a total of \$500,000 of its Proposition A Local Return funding authority to Foothill Transit from the Fiscal Year 2026-2027. In return, Foothill Transit agrees to assign \$375,000 of its general use funds (non-formula allocation funds) to the City of Maywood.

2. Consideration. The City of Maywood shall assign the agreed upon Proposition A Local Return funds to Foothill Transit in one lump-sum payment. Foothill Transit shall assign the agreed upon general use funds to the City of Maywood in one lump-sum payment. Each payment shall be due within 30 days of the first date that both of the following have occurred (a) execution of this Agreement, and (b) approval by Los Angeles County Metropolitan Transportation Authority (LACMTA) of Foothill Transit’s project description.

3. Term. This Agreement is effective on the Effective Date and for such time as is necessary for both parties to complete their mutual obligations under this Agreement.

4. Termination. Termination of this Agreement may be made by either party so long as both of the following are correct: (a) written notice of intent to terminate is given to the other party at least five (5) days prior to the termination and (b) the effective date of the termination is before the date LACMTA approves the Foothill Transit project description.

5. Notice. Notices shall be given pursuant to this Agreement by personal service on the party to be notified, or by written notice upon such party deposited in the custody of the United States Postal Service addressed as follows:

- A. Jennifer Vasquez
City Manager
City of Maywood
4319 E Slauson Avenue
Maywood, CA 90270
- B. Doran J. Barnes
Chief Executive Officer
Foothill Transit Administrative Office, 2nd Floor
100 South Vincent Avenue
West Covina, CA 91790

If notice is provided via personal service, it is deemed “given” on the date of personal service. If notice is provided via U.S. mail, then the notice is deemed “given” two days after the notice is properly addressed and placed in the U.S. mail.

6. Assurances.

A. Foothill Transit shall use the assigned Proposition A Local Return funds only for the purpose of providing the services discussed in Paragraph A of this Agreement, and within the time limits specified in LACMTA’s Proposition A Local Return Program Guidelines.

B. Concurrently with the execution of this Agreement, Foothill Transit shall provide LACMTA with the Standard Assurances and Understandings Regarding Receipt and Use of Proposition A funds specified in the Guidelines regarding the use of the assigned Proposition A Local Return funds.

7. This Agreement constitutes the entire understanding between the parties, with respect to the subject matter herein. This Agreement shall not be amended nor any provisions or breach hereof waived, except in a writing signed by both parties.

SIGNATURE PAGE FOLLOWS.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their respective officers, duly authorized, by the City of Maywood on August 26, 2026, and by Foothill Transit on August 28, 2026.

CITY OF MAYWOOD

FOOTHILL TRANSIT

BY:

Heber Marquez, Mayor

BY:

Doran J. Barnes, Chief Executive Officer

BY:

Joyce Rooney, Director of Finance

ATTEST:

ATTEST:

BY:

Miguel Leon, City Clerk

BY:

Christina Lopez, Board Secretary

APPROVED AS TO FORM:

BY:

Roxanne Diaz, City Attorney

RESOLUTION NO. 6482

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAYWOOD APPROVING THE EXCHANGE OF PROPOSITION A FUNDS BETWEEN THE CITY OF MAYWOOD AND THE FOOTHILL TRANSIT AND AUTHORIZING THE CITY MANAGER TO EXECUTE ALL DOCUMENTS NECESSARY TO COMPLETE THE EXCHANGE OF FUNDS

WHEREAS, the City of Maywood ("City") receives Proposition A and C to fund transportation related program and projects; and

WHEREAS, the City has included Proposition A exchange in the FY 2026-27 adopted budget as a one-time revenue balance measure; and

WHEREAS, the City has accumulated reserve balance of Proposition A funds of approximately \$1.1 million; and

WHEREAS, Foothill Transit has agreed to exchange Proposition A funds with the City of Maywood for unrestricted General Fund dollars; and

WHEREAS, the use of Proposition A funds is strictly limited by law and such exchange is allowable under said law; and

WHEREAS, the City of Maywood agrees to exchange \$500,000 of Proposition A funds with Foothill Transit for \$375,000 of unrestricted General Fund dollars at an exchange rate of seventy-five cents on the dollar.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MAYWOOD HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:

Section 1. The City Council hereby approves the Assignment Agreement between the City of Maywood and Foothill Transit in which the City of Maywood will exchange \$500,000 in Proposition A funds with Foothill Transit at an exchange rate of seventy-five cents on the dollar.

Section 2. The City of Maywood will receive \$375,000 of unrestricted General Fund dollars from Foothill Transit for the exchange of Proposition A funds.

Section 3. The City Council authorizes the City Manager to execute all documents necessary to complete the exchange of Proposition A funds on behalf of the City of Maywood.

Section 4. The City Clerk shall certify to the adoption of the resolution and

shall cause a certified resolution to be filed in the book of original resolutions.

PASSED, APPROVED, AND ADOPTED this 26th day of July, 2026.

Heber Marquez, Mayor

ATTEST:

APPROVED AS TO FORM:

Miguel Leon, Deputy City Clerk

Roxanne Diaz, City Attorney

STATE OF CALIFORNIA

I, Miguel Leon, Deputy City Clerk of the City Council of the City of Maywood, do hereby certify that foregoing Resolution No. 6482 was duly passed and adopted by the City Council of the City of Maywood, at a regular meeting of the City Council held on the 26th day of August 2026, by the following roll call vote, to wit:

AYES:

NAYES:

ABSENT:

ABSTAINED:

Miguel Leon, Deputy City Clerk

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 6.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: NANCY RODRIGUEZ, HR/RISK MANAGER

SUBJECT: CONSIDERATION OF RESOLUTION NO. 6483 APPROVING THE CITY'S UPDATED COMPREHENSIVE SALARY PAY SCHEDULE FOR FISCAL YEAR 2026-27 IN ACCORDANCE WITH TITLE 2 OF THE CALIFORNIA CODE OF REGULATIONS SECTION 570.5 AND THE CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM ("CALPERS") FOR ALL FULL-TIME EMPLOYEES, PART-TIME EMPLOYEES, AND ELECTED OFFICIALS

RECOMMENDATION:

Staff recommends Adopting Resolution No. 6483 approving the City's updated Comprehensive Pay Schedule for Fiscal Year 2026-27 in accordance with Title 2 of the California Code of Regulations Section (CCR) 570.5 and the California Public Employees Retirement System (CalPERS) regulations.

BACKGROUND:

Resolution No. 6483 is being brought to the City Council for adoption to meet the California Public Employees' Retirement System ("CalPERS") financial reporting requirements. The City of Maywood belongs to CalPERS, which requires participating agencies to maintain an approved and publicly available pay schedule identifying employee classifications and corresponding salary rates.

The City Council last adopted the City's Comprehensive Pay Schedule on February 25, 2026, through Resolution No. 6451. Since that time, several classifications and compensation updates affecting the Fiscal Year 2026-27 salary schedule have been approved individually by the City Council.

DISCUSSION:

In accordance with CalPERS requirements, any modification to the salary schedule for an employee group or classification necessitates the adoption of an updated comprehensive salary schedule. The attached schedule consolidates all current classifications and salary ranges into one document and reflects all previously approved changes applicable to Fiscal Year 2026-27.

Since the adoption of Resolution No. 6451, the following classification and compensation changes have been approved:

- January 21, 2026: Adoption of Resolution No. 6444 approving the Successor Memorandum of Understanding (MOU) between the City and AFSCME District Council 36, Local 4319 for the period of July 1, 2025 through June 30, 2028. The MOU provides for a three percent (3%) Cost-of-Living Adjustment (COLA) effective at the start of the first full pay period in July 2026 for represented

employees.

- June 24, 2026: Adoption of Resolution No. 6475 establishing the Community Services Coordinator classification and corresponding salary range. The classification is included within the recognized bargaining unit and is reflected in the updated Comprehensive Salary Schedule.
- July 22, 2026: Adoption of Resolution No. 6478 approving updated compensation and benefit provisions for exempt, non-represented employees, including a three percent (3%) COLA effective the first full pay period following July 1, 2026.
- July 22, 2026: Adoption of Resolution No. 6479 establishing the Communications Specialist – Part-Time classification and corresponding hourly salary range of \$21.00 to \$26.25.
- August 26, 2026: As part of the FY 2026-27 Comprehensive Salary Schedule, staff is recommending a three percent (3%) salary adjustment to the salary ranges for the City's non-represented, at-will part-time classifications. The adjustment provides consistency with compensation adjustments approved for other City employees during FY 2026-27 and maintains appropriate separation between the City's entry-level hourly rates and the State minimum wage.

Effective January 1, 2027, California's minimum wage will increase from \$16.90 to \$17.40 per hour. The City's existing part-time salary ranges currently begin at \$18.00 per hour, and therefore already exceed the new State minimum wage. The proposed adjustment is not required for minimum wage compliance but is recommended to maintain the City's existing compensation structure and remain competitive in the recruitment and retention of part-time employees.

The proposed FY 2026-27 Comprehensive Salary Schedule incorporates these previously approved changes, reflects the applicable three percent (3%) COLA for represented and exempt, non-represented employees, and includes the proposed three percent (3%) salary adjustment for non-represented, at-will part-time classifications.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

Salary COLA increases for FY 2026–27 have been incorporated into the approved budget for both represented and non-represented full-time employees.

The 3% COLA increase for part-time employees is equivalent to an additional \$1,100. This amount will be incorporated into the budget during the mid-year budget review process.

ATTACHMENT(S)

1. Reso No. 6483 - Comprehensive Salary Schedule FY 2026-27
2. Exhibit A- Comprehensive Salary Schedule FY2026-27

RESOLUTION NO. 6483

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAYWOOD APPROVING THE CITY'S UPDATED COMPREHENSIVE SALARY PAY SCHEDULE FOR FISCAL YEAR 2026-27 IN ACCORDANCE WITH TITLE 2 OF THE CALIFORNIA CODE OF REGULATIONS SECTION 570.5 AND THE CALIFORNIA PUBLIC EMPLOYEES' RETIREMENT SYSTEM ("CALPERS") FOR ALL FULL-TIME EMPLOYEES, PART-TIME EMPLOYEES, AND ELECTED OFFICIALS

WHEREAS, Title 2 of the California Code of Regulations Section 570.5 requires public agencies participating in the California Public Employees' Retirement System ("CalPERS") to maintain a publicly available pay schedule that identifies all employee classifications and corresponding salary rates and is duly approved and adopted by the governing body; and

WHEREAS, such regulations require that pay schedules be transparent, consolidated in a single document, available for public inspection, and compliant with applicable CalPERS reporting requirements; and

WHEREAS, on February 25, 2026, the City Council adopted Resolution No. 6451 approving and adopting an updated Comprehensive Pay Schedule for all full-time employees, part-time employees, and elected officials for Fiscal Year 2025-26; and

WHEREAS, on January 21, 2026, the City Council adopted Resolution No. 6444 approving the Successor Memorandum of Understanding between the City of Maywood and AFSCME District Council 36, Local 4319 for the term of July 1, 2025 through June 30, 2028; and

WHEREAS, the Successor Memorandum of Understanding provides for a three percent (3%) Cost-of-Living Adjustment for represented employees effective at the start of the first full pay period in July 2026; and

WHEREAS, on June 24, 2026, the City Council adopted Resolution No. 6475 amending the City's Classification Plan to establish the Community Services Coordinator classification and corresponding salary range; and

WHEREAS, on July 22, 2026, the City Council adopted Resolution No. 6478 approving updated compensation and benefits for exempt, non-represented employees, including a three percent (3%) Cost-of-Living Adjustment effective the first full pay period following July 1, 2026; and

WHEREAS, on July 22, 2026, the City Council adopted Resolution No. 6479 amending the City's Classification Plan to establish the Communications Specialist – Part-Time classification and corresponding hourly salary range; and

WHEREAS, the City's non-represented, at-will part-time classifications are maintained separately from classifications represented by AFSCME District Council 36, Local 4319; and

WHEREAS, on August 26, 2026, the City Council desires to provide a three percent (3%) salary adjustment to the salary ranges for non-represented, at-will part-time classifications for Fiscal Year 2026-27 to provide consistency with compensation adjustments approved for other City employees and maintain appropriate separation from the State minimum wage; and

WHEREAS, effective January 1, 2027, the California statewide minimum wage will increase to \$17.40 per hour, and the City's proposed part-time salary ranges will remain above the State minimum wage; and

WHEREAS, the City desires to incorporate all previously approved classification and compensation changes applicable to Fiscal Year 2026-27 into an updated Comprehensive Salary Schedule to ensure that all current classifications, salary ranges, and effective dates are accurately reflected in a single consolidated document consistent with Title 2 CCR Section 570.5 and CalPERS requirements.

NOW, THEREFORE, THE CITY COUNCIL FOR THE CITY OF MAYWOOD DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. The recitals set forth above are true and correct and incorporated herein as if set forth in full.

SECTION 2. The City Council hereby approves a three percent (3%) salary adjustment to the salary ranges for the City's non-represented, at-will part-time classifications and approves and adopts the updated Comprehensive Salary Schedule for Fiscal Year 2026-27 attached hereto as Exhibit A and incorporated herein by this reference.

SECTION 3. The adopted Comprehensive Salary Schedule shall constitute the City's official pay schedule for Fiscal Year 2026-27 for purposes of compliance with Title 2 of the California Code of Regulations Section 570.5 and applicable CalPERS reporting requirements.

SECTION 4. The Human Resources Department is authorized and directed to maintain the adopted Comprehensive Salary Schedule, ensure that it remains publicly available, and retain prior versions in accordance with applicable regulatory record-retention requirements.

SECTION 5. The City Clerk shall certify the passage and adoption of this Resolution and shall enter it into the book of original resolutions.

PASSED, APPROVED AND ADOPTED, this 26th day of August 2026.

Heber Marquez, Mayor

ATTEST:

City Clerk

APPROVED AS TO FORM

Roxanne Diaz, City Attorney

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) SS:
CITY OF MAYWOOD)

I, Miguel Leon, Deputy City Clerk of the City of Maywood, do hereby certify that the foregoing Resolution No. 6483 was adopted at a regular meeting of the City Council of the City of Maywood held on the 26th day of August 2026 by the following vote:

AYES:

NAYS:

ABSENT:

ABSTAINED:

Miguel Leon, Deputy City Clerk



City of Maywood
Classifications and Comprehensive Pay Schedule
Executive, Management, Confidential, Hourly and Elected Officials
Fiscal Year: 2026-2027
Effective July 1, 2026

Resolution No. 6483

Exhibit A

Provisions of Ordinance No. 24-01 New Salary Updates Effective January 1, 2026			
POSITION TITLE	Type		Stipend
Mayor	Elected	Annual	\$ 12,150.00
		Monthly	\$ 1,012.50
Mayor Pro Tem	Elected	Annual	\$ 12,150.00
		Monthly	\$ 1,012.50
Councilmembers	Elected	Annual	\$ 12,150.00
		Monthly	\$ 1,012.50

*The Monthly Base Stipend was adjusted effective January 1, 2026, following the November 2024 General Municipal Election, in accordance with Ordinance No. 24-01, adopted February 28, 2024, and Senate Bill 329.

POSITION TITLE	BARGAINING UNIT		STEP A	STEP B	STEP C	STEP D	STEP E	STEP F
Accounting Specialist I	AFSCME	Annual	\$59,313.42	\$ 62,279.09	\$ 65,393.04	\$ 68,662.69	\$ 72,095.83	\$ 75,700.62
		Monthly	\$4,942.78	\$5,189.92	\$5,449.42	\$5,721.89	\$6,007.99	\$6,308.38
		Hourly		\$29.94	\$31.44	\$33.01	\$34.66	\$36.39
Accounting Specialist II	AFSCME	Annual	\$64,255.93	\$ 67,468.73	\$ 70,842.17	\$ 74,384.27	\$ 78,103.49	\$ 82,008.66
		Monthly	\$5,354.66	\$5,622.39	\$5,903.51	\$6,198.69	\$6,508.62	\$6,834.06
		Hourly	\$30.89	\$32.44	\$34.06	\$35.76	\$37.55	\$39.43
Administrative Analyst	AFSCME	Annual	\$74,142.04	\$ 77,849.14	\$ 81,741.60	\$ 85,828.68	\$ 90,120.11	\$ 94,626.11
		Monthly	\$6,178.50	\$6,487.43	\$6,811.80	\$7,152.39	\$7,510.01	\$7,885.51
		Hourly	\$35.65	\$37.43	\$39.30	\$41.26	\$43.33	\$45.49
Administrative Assistance	AFSCME	Annual	\$54,370.90	\$ 57,089.44	\$ 59,943.92	\$ 62,941.11	\$ 66,088.17	\$ 69,392.58
		Monthly	\$4,530.91	\$4,757.45	\$4,995.33	\$5,245.09	\$5,507.35	\$5,782.71
		Hourly	\$26.14	\$27.45	\$28.82	\$30.26	\$31.77	\$33.36
Assistant Planner	AFSCME	Annual	\$69,988.99	\$ 73,488.44	\$ 77,162.87	\$ 81,021.01	\$ 85,072.06	\$ 89,325.66
		Monthly	\$5,832.42	\$6,124.04	\$6,430.24	\$6,751.75	\$7,089.34	\$7,443.81
		Hourly	\$33.65	\$35.33	\$37.10	\$38.95	\$40.90	\$42.95
Associate Planner	AFSCME	Annual	\$81,638.29	\$ 85,720.21	\$ 90,006.22	\$ 94,506.53	\$ 99,231.86	\$ 104,193.45
		Monthly	\$6,803.19	\$7,143.35	\$7,500.52	\$7,875.54	\$8,269.32	\$8,682.79
		Hourly	\$39.25	\$41.21	\$43.27	\$45.44	\$47.71	\$50.09
Building Inspection/Code Compliance Supervisor	AFSCME	Annual	\$104,796.57	\$ 110,036.40	\$ 115,538.22	\$ 121,315.13	\$ 127,380.88	\$ 133,749.93
		Monthly	\$8,733.05	\$9,169.70	\$9,628.18	\$10,109.59	\$10,615.07	\$11,145.83
		Hourly	\$50.38	\$52.90	\$55.55	\$58.32	\$61.24	\$64.30
City Manager	Appointed	Annual	\$232,366.16					
		Monthly	\$19,363.85					
		Hourly	\$111.71					
Code Compliance Officer I	AFSCME	Annual	\$ 62,352.41	\$ 65,470.03	\$ 68,743.53	\$ 72,180.71	\$ 75,789.74	\$ 79,579.23
		Monthly	\$5,196.03	\$5,455.84	\$5,728.63	\$6,015.06	\$6,315.81	\$6,631.60
		Hourly	\$29.98	\$31.48	\$33.05	\$34.70	\$36.44	\$38.26
Community Development Analyst	AFSCME	Annual	\$74,142.04	\$ 77,849.14	\$ 81,741.60	\$ 85,828.68	\$ 90,120.11	\$ 94,626.11
		Monthly	\$6,178.50	\$6,487.43	\$6,811.80	\$7,152.39	\$7,510.01	\$7,885.51
		Hourly	\$35.65	\$37.43	\$39.30	\$41.26	\$43.33	\$45.49
Community Services Coordinator	AFSCME	Annual	\$57,032.13	\$ 59,883.74	\$ 62,877.92	\$ 66,021.82	\$ 69,322.91	\$ 72,789.06
		Monthly	\$4,752.68	\$4,990.31	\$5,239.83	\$5,501.82	\$5,776.91	\$6,065.75
		Hourly	\$27.42	\$28.79	\$30.23	\$31.74	\$33.33	\$34.99
Community Services Liaison	AFSCME	Annual	\$59,313.42	\$ 62,279.09	\$ 65,393.04	\$ 68,662.69	\$ 72,095.83	\$ 75,700.62
		Monthly	\$4,942.78	\$5,189.92	\$5,449.42	\$5,721.89	\$6,007.99	\$6,308.38
		Hourly	\$28.52	\$29.94	\$31.44	\$33.01	\$34.66	\$36.39



City of Maywood
Classifications and Comprehensive Pay Schedule
Executive, Management, Confidential, Hourly and Elected Officials
Fiscal Year: 2026-2027
Effective July 1, 2026

Resolution No. 6483

Exhibit A

POSITION TITLE	BARGAINING UNIT		STEP A	STEP B	STEP C	STEP D	STEP E	STEP F
Community Services Supervisor	AFSCME	Annual	\$82,224.24	\$ 86,335.45	\$ 90,652.23	\$ 95,184.84	\$ 99,944.08	\$ 104,941.28
		Monthly	\$6,852.02	\$7,194.62	\$7,554.35	\$7,932.07	\$8,328.67	\$8,745.11
		Hourly	\$39.53	\$41.51	\$43.58	\$45.76	\$48.05	\$50.45
Customer Service Rep I	AFSCME	Annual	\$49,428.38	\$ 51,899.80	\$ 54,494.79	\$ 57,219.53	\$ 60,080.51	\$ 63,084.53
		Monthly	\$4,119.03	\$4,324.98	\$4,541.23	\$4,768.29	\$5,006.71	\$5,257.04
		Hourly	\$23.76	\$24.95	\$26.20	\$27.51	\$28.88	\$30.33
Customer Service Rep II	AFSCME	Annual	\$51,899.64	\$ 54,494.62	\$ 57,219.35	\$ 60,080.32	\$ 63,084.34	\$ 66,238.55
		Monthly	\$4,324.97	\$4,541.22	\$4,768.28	\$5,006.69	\$5,257.03	\$5,519.88
		Hourly	\$24.95	\$26.20	\$27.51	\$28.88	\$30.33	\$31.85
Deputy City Clerk/ Assistant to the City Manager	MGMT	Annual	\$104,187.05	\$ 109,396.41	\$ 114,866.23	\$ 120,609.54	\$ 126,640.02	\$ 132,972.02
		Monthly	\$8,682.25	\$9,116.37	\$9,572.19	\$10,050.79	\$10,553.33	\$11,081.00
		Hourly	\$50.09	\$52.59	\$55.22	\$57.99	\$60.88	\$63.93
Deputy Director of Building and Planning	EXEC	Annual	\$134,302.06	\$ 141,017.17	\$ 148,068.03	\$ 155,471.43	\$ 163,245.00	\$ 171,407.25
		Monthly	\$11,191.84	\$11,751.43	\$12,339.00	\$12,955.95	\$13,603.75	\$14,283.94
		Hourly	\$64.57	\$67.80	\$71.19	\$74.75	\$78.48	\$82.41
Director of Building and Planning	EXEC	Annual	\$154,736.90	\$ 162,473.75	\$ 170,597.43	\$ 179,127.30	\$ 188,083.67	\$ 197,487.85
		Monthly	\$12,894.74	\$13,539.48	\$14,216.45	\$14,927.28	\$15,673.64	\$16,457.32
		Hourly	\$74.39	\$78.11	\$82.02	\$86.12	\$90.42	\$94.95
Director of Finance	EXEC	Annual	\$162,034.00	\$ 170,135.70	\$ 178,642.48	\$ 187,574.61	\$ 196,953.34	\$ 206,801.00
		Monthly	\$13,502.83	\$14,177.97	\$14,886.87	\$15,631.22	\$16,412.78	\$17,233.42
		Hourly	\$77.90	\$81.80	\$85.89	\$90.18	\$94.69	\$99.42
Executive Assistant	AFSCME	Annual	\$60,277.50	\$ 63,291.37	\$ 66,455.94	\$ 69,778.74	\$ 73,267.67	\$ 76,931.06
		Monthly	\$5,023.12	\$5,274.28	\$5,537.99	\$5,814.89	\$6,105.64	\$6,410.92
		Hourly	\$28.98	\$30.43	\$31.95	\$33.55	\$35.22	\$36.99
Finance Specialist	AFSCME	Annual	\$59,313.42	\$ 62,279.09	\$ 65,393.04	\$ 68,662.69	\$ 72,095.83	\$ 75,700.62
		Monthly	\$4,942.78	\$5,189.92	\$5,449.42	\$5,721.89	\$6,007.99	\$6,308.38
		Hourly	\$28.52	\$29.94	\$31.44	\$33.01	\$34.66	\$36.39
Housing Specialist	AFSCME	Annual	\$68,342.56	\$ 71,759.69	\$ 75,347.67	\$ 79,115.06	\$ 83,070.81	\$ 87,224.35
		Monthly	\$5,695.21	\$5,979.97	\$6,278.97	\$6,592.92	\$6,922.57	\$7,268.70
		Hourly	\$32.86	\$34.50	\$36.22	\$38.04	\$39.94	\$41.93
Human Resources/ Risk Manager	MGMT	Annual	\$108,393.66	\$ 113,813.34	\$ 119,504.01	\$ 125,479.21	\$ 131,753.17	\$ 138,340.83
		Monthly	\$9,032.80	\$9,484.44	\$9,958.67	\$10,456.60	\$10,979.43	\$11,528.40
		Hourly	\$52.11	\$54.72	\$57.45	\$60.33	\$63.34	\$66.51
Parking Enforcement Officer I	AFSCME	Annual	\$36,273.40	\$ 38,087.07	\$ 39,991.43	\$ 41,991.00	\$ 44,090.55	\$ 46,295.08
		Monthly	\$3,022.78	\$3,173.92	\$3,332.62	\$3,499.25	\$3,674.21	\$3,857.92
		Hourly	\$17.44	\$18.31	\$19.23	\$20.19	\$21.20	\$22.26
Parking Enforcement Officer II	AFSCME	Annual	\$49,428.38	\$ 51,899.80	\$ 54,494.79	\$ 57,219.53	\$ 60,080.51	\$ 63,084.53
		Monthly	\$4,119.03	\$4,324.98	\$4,541.23	\$4,768.29	\$5,006.71	\$5,257.04
		Hourly	\$23.76	\$24.95	\$26.20	\$27.51	\$28.88	\$30.33
Public Works Coordinator	AFSCME	Annual	\$74,142.04	\$ 77,849.14	\$ 81,741.60	\$ 85,828.68	\$ 90,120.11	\$ 94,626.11
		Monthly	\$6,178.50	\$6,487.43	\$6,811.80	\$7,152.39	\$7,510.01	\$7,885.51
		Hourly	\$35.65	\$37.43	\$39.30	\$41.26	\$43.33	\$45.49
Public Works Maintenance Worker	AFSCME	Annual	\$36,273.40	\$ 38,087.07	\$ 39,991.43	\$ 41,991.00	\$ 44,090.55	\$ 46,295.08
		Monthly	\$3,022.78	\$3,173.92	\$3,332.62	\$3,499.25	\$3,674.21	\$3,857.92
		Hourly	\$17.44	\$18.31	\$19.23	\$20.19	\$21.20	\$22.26
Public Works Lead Maintenance Worker	AFSCME	Annual	\$64,255.93	\$ 67,468.73	\$ 70,842.17	\$ 74,384.27	\$ 78,103.49	\$ 82,008.66
		Monthly	\$5,354.66	\$5,622.39	\$5,903.51	\$6,198.69	\$6,508.62	\$6,834.06
		Hourly	\$30.89	\$32.44	\$34.06	\$35.76	\$37.55	\$39.43



City of Maywood
Classifications and Comprehensive Pay Schedule
Executive, Management, Confidential, Hourly and Elected Officials
Fiscal Year: 2026-2027
Effective July 1, 2026

Resolution No. 6483

Exhibit A

POSITION TITLE	BARGAINING UNIT		STEP A	STEP B	STEP C	STEP D	STEP E	STEP F
Public Works Superintendent	AFSCME	Annual	\$74,142.04	\$ 77,849.14	\$ 81,741.60	\$ 85,828.68	\$ 90,120.11	\$ 94,626.11
		Monthly	\$6,178.50	\$6,487.43	\$6,811.80	\$7,152.39	\$7,510.01	\$7,885.51
		Hourly	\$35.65	\$37.43	\$39.30	\$41.26	\$43.33	\$45.49
Secretary of Building and Planning	AFSCME	Annual	\$49,428.38	\$ 51,899.80	\$ 54,494.79	\$ 57,219.53	\$ 60,080.51	\$ 63,084.53
		Monthly	\$4,119.03	\$4,324.98	\$4,541.23	\$4,768.29	\$5,006.71	\$5,257.04
		Hourly	\$23.76	\$24.95	\$26.20	\$27.51	\$28.88	\$30.33
Senior Accountant*	AFSCME	Annual	\$ 74,142.04	\$ 77,849.14	\$ 81,741.60	\$ 85,828.68	\$ 90,120.11	\$ 94,626.11
		Monthly	\$ 6,178.50	\$ 6,487.43	\$ 6,811.80	\$ 7,152.39	\$ 7,510.01	\$ 7,885.51
		Hourly	\$ 35.65	\$ 37.43	\$ 39.30	\$ 41.26	\$ 43.33	\$ 45.49
Senior Parking Enforcement Officer	AFSCME	Annual	\$ 51,899.64	\$ 54,494.62	\$ 57,219.35	\$ 60,080.32	\$ 63,084.34	\$ 66,238.55
		Monthly	\$ 4,324.97	\$ 4,541.22	\$ 4,768.28	\$ 5,006.69	\$ 5,257.03	\$ 5,519.88
		Hourly	\$ 24.95	\$ 26.20	\$ 27.51	\$ 28.88	\$ 30.33	\$ 31.85

City of Maywood Part-Time Employees Hourly Salary Ranges								
Effective August 26, 2026		salary ranges reflect a 3% adjustment effective August 26, 2026.						Part-time
PT POSITION TITLE	BARGAINING UNIT		STEP A	STEP B	STEP C	STEP D	STEP E	STEP F
Public Works Maintenance Worker (1000 hours)	n/a	Annual	\$ 18,540.00	\$ 19,467.00	\$ 20,440.35	\$ 21,462.37	\$ 22,535.49	\$ 23,662.26
		Hourly	\$ 18.54	\$ 19.47	\$ 20.44	\$ 21.46	\$ 22.54	\$ 23.66
Parking Enforcement Officer (1000 hours)	n/a	Annual	\$ 18,540.00	\$ 19,467.00	\$ 20,440.35	\$ 21,462.37	\$ 22,535.49	\$ 23,662.26
		Hourly	\$ 18.54	\$ 19.47	\$ 20.44	\$ 21.46	\$ 22.54	\$ 23.66
Community Service Officer (1000 hours)	n/a	Annual	\$ 18,540.00	\$ 19,467.00	\$ 20,440.35	\$ 21,462.37	\$ 22,535.49	\$ 23,662.26
		Hourly	\$ 18.54	\$ 19.47	\$ 20.44	\$ 21.46	\$ 22.54	\$ 23.66
Recreational Leader (1000 hours)	n/a	Annual	\$ 18,540.00	\$ 19,467.00	\$ 20,440.35	\$ 21,462.37	\$ 22,535.49	\$ 23,662.26
		Hourly	\$ 18.54	\$ 19.47	\$ 20.44	\$ 21.46	\$ 22.54	\$ 23.66
Communication Specialist (1000 hours)	n/a	Annual	\$ 21,630.00	\$ 22,711.50	\$ 23,847.08	\$ 25,039.43	\$ 26,291.40	\$ 27,605.97
		Hourly	\$ 21.63	\$ 22.71	\$ 23.85	\$ 25.04	\$ 26.29	\$ 27.61

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 7.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: OKAN DEMIRCI, CITY ENGINEER

SUBJECT: CONSIDERATION OF AWARD OF CONSTRUCTION CONTRACT TO GREAT WESTERN INSTALLATIONS, INC. FOR PIXLEY PARK PLAYGROUND SITE PREPARATION OF \$162,287.50

RECOMMENDATION:

It is recommended that the City Council Award a Contract to Great Western Installations, Inc. for the Pixley Park Playground Site Preparation for a total amount of \$129,830.00 and authorize the City Manager to execute the contract in a form approved by the City Attorney.

BACKGROUND:

The Project at Pixley Park includes the demo and removal of existing play equipment, decomposed granite walkways, rubberized play surface, concrete curb, and wood chips in small play area in preparation of the installation of the new play equipment which is scheduled to be done in September by Kaboom, Inc. Additionally, once the new play equipment is installed Great Western will install the new rubberized surface for the playground. The proposed improvements will be completed within 20 working days.

DISCUSSION:

City staff reached out to three (3) contractors for proposals to complete the Pixley Park Playground Site Preparation, the proposals were received as shown below:

Contractor Name (from low to high cost)	Total Bid Amount
Great Western Installations, Inc.	\$129,830.00
Zoom Recreation, Inc.	\$158,367.00
SOS Playgrounds, Inc.	\$164,493.17

Staff conducted a bid analysis for the apparent 1nd low bidder, Great Western Installations, Inc., and verified CA contractor's licensing, Department of Industrial Relations (DIR) registration, state and federal debarment files, and references.

Staff recommend City Council award a Great Western Installations, Inc. for a total amount of \$129,830.00 and authorize the City Manager to execute the contract.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

Sufficient funding is available to cover the estimated project cost of \$162,287.50. The City has budgeted \$203,000 in Fiscal Year 2026–27 from the State of California Parks and Recreation Acquisition and Development Specified Grant, which is included in the approved FY 2026–27 Capital Improvement Program.

Construction Contract	\$129,830.00
Contingency budget allowance for unforeseen conditions as necessary (15%)	\$19,474.50
Total Construction Budget	\$149,304.50
Construction management and inspection (10% of construction contract)	\$12,983.00
Project Total	\$162,287.50

ATTACHMENT(S)

1. Attachment No. 1 – Agreement with Great Western Installations, Inc.
2. Attachment No. 2 – Great Western Installations, Inc. Proposal

CONTRACT

CITY OF MAYWOOD CONTRACT FOR PIXLEY PARK PLAYGROUND SITE PREPARATION

THIS CONTRACT ("Contract") is made and entered this **August 26, 2026** ("Effective Date"), by and between the CITY OF MAYWOOD, a California municipal corporation ("City") and **Great Western Installations, Inc.**, a California Corporation ("Contractor"). Contractor's California State Contractor's license number is **929912**; Class A/B/C61/D34. Contractor's DIR registration number is **1000028191**.

In consideration of the mutual covenants hereinafter set forth, the parties hereto agree as follows:

1. Contract Documents. The Contract Documents consist of this Contract, the Notice Inviting Bids, Instructions to Bidders, Bid (including documentation accompanying the Bid and any post-Bid documentation submitted before the Notice of Award), the Bonds, permits from regulatory agencies with jurisdiction, General Provisions, Special Provisions, Plans, Standard Plans, Standard Specifications, Reference Specifications, Addenda, Change Orders, and Supplemental Agreements. The Contract Documents are attached hereto and incorporated herein by reference.
2. Scope of Services. Contractor shall perform the Work in a good and workmanlike manner for the project identified as Pixley Park Playground Site Preparation ("Project"), as described in this Contract and in the Contract Documents.
3. Compensation. In consideration of the services rendered hereunder, City shall pay Contractor a not to exceed amount of One Hundred Twenty Nine Thousand and Eight Hundred Thirty dollars (\$129,830) in accordance with the prices as submitted in the Bid.
4. Incorporation by Reference. All of the following documents are attached hereto and incorporated herein by this reference: Workers' Compensation Certificate of Insurance, Additional Insured Endorsement (Comprehensive General Liability), Additional Insured Endorsement (Automobile Liability), and Additional Insured Endorsement (Excess Liability).
5. Antitrust Claims. In entering into this Contract, Contractor offers and agrees to assign to City all rights, title, and interest in and to all causes of action it may have under Section 4 of the Clayton Act (15 U.S.C. Sec. § 15) or under the Cartwright Act (Business and Professions Code Section 16700 *et seq.*) arising from purchases of goods, services, or materials pursuant to the Contract. This assignment shall be made and become effective at the time City tenders final payment to Contractor without further acknowledgment by the parties.
6. Prevailing Wages. City and Contractor acknowledge that the Project is a public work to which prevailing wages apply.
7. Workers' Compensation. Labor Code Sections 1860 and 3700 provide that every contractor will be required to secure the payment of compensation to its employees. In accordance with the provisions of Labor Code Section 1861, by signing this Contract, the Contractor certifies as follows:

"I am aware of the provisions of Section 3700 of the Labor Code which require every employer to be insured against liability for workers' compensation or to undertake self-insurance in accordance with the

provisions of that Code, and I will comply with such provisions before commencing the performance of the Work of this Contract.”

8. Professional Liability (Errors and Omissions). Professional Liability (Errors and Omissions) Insurance appropriate to the Consultant's profession, with limit no less than \$1,000,000 per occurrence or claim, \$1,000,000 aggregate. The Retroactive Date must be shown and must be before the date of the contract or the beginning of contract work. Insurance must be maintained and evidence of insurance must be provided for at least five (5) years after completion of the contract of work. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the contract effective date, the Consultant must purchase “extended reporting” coverage for a minimum of five (5) years after completion of contract work. A copy of the claims reporting requirements must be submitted to the City for review.

9. Titles. The titles used in this Contract are for convenience only and shall in no way define, limit or describe the scope or intent of this Contract or any part of it.

10. Authority. Any person executing this Contract on behalf of Contractor warrants and represents that he or she has the authority to execute this Contract on behalf of Contractor and has the authority to bind Contractor to the performance of its obligations hereunder.

11. Entire Agreement. This Contract, including the Contract Documents and any other documents incorporated herein by specific reference, represents the entire and integrated agreement between City and Contractor. This Contract supersedes all prior oral or written negotiations, representations or agreements. This Contract may not be modified or amended, nor any provision or breach waived, except in a writing signed by both parties that expressly refers to this Contract.

12. Counterparts. This Contract may be executed in counterpart originals, duplicate originals, or both, each of which is deemed to be an original for all purposes.

IN WITNESS WHEREOF, the parties hereto have executed the Contract the day and year first above written.

CITY OF MAYWOOD

By: _____
Heber Marquez, Mayor

ATTEST:

APPROVED AS TO FORM:

By: _____
Miguel Leon, Deputy City Clerk

By: _____
Roxanne Diaz, City Attorney

Dated: _____

("CONTRACTOR")

By: _____
By: _____

Bond No. _____

**PAYMENT BOND
(LABOR AND MATERIALS)**

KNOW ALL PERSONS BY THESE PRESENTS that:

WHEREAS the City of Maywood ("City"), State of California, has awarded to _____

(Name and address of Contractor)

a contract (the "Contract") for the Work described as follows:

CITY HALL WINDOW REPLACEMENT PROJECT

(Project name)

WHEREAS, under the terms of the Contract, the Principal is required before entering upon the performance of the Work, to file a good and sufficient payment Bond with the City to secure the claims to which reference is made in Title 3 (commencing with Section 9000) of Part 6 of Division 4 of the Civil Code.

NOW, THEREFORE, we, the undersigned Principal, and _____

(Name and address of Surety)

(“Surety”) a duly admitted surety insurer under the laws of the State of California, as Surety, are held and firmly bound unto the City and all contractors, subcontractors, laborers, material suppliers, and other persons employed in the performance of the Contract and referred to in Title 3 (commencing with Section 9000) of Part 6 of Division 4 of the Civil Code in the penal sum of _____

Dollars (\$ _____), for materials furnished or labor thereon of any kind, or for amounts due under the Unemployment Insurance Act with respect to this Work or labor, that the Surety will pay the same in an amount not exceeding the amount hereinabove set forth, and also in case suit is brought upon this Bond, will pay, in addition to the face amount thereof, costs and reasonable expenses and fees, including reasonable attorneys' fees, incurred by City in successfully enforcing this obligation, to be awarded and fixed by the court, and to be taxed as costs and to be included in the judgment therein rendered.

It is hereby expressly stipulated and agreed that this Bond shall inure to the benefit of any and all persons, companies, and corporations entitled to file claims under Title 3 (commencing with Section 9000) of Part 6 of Division 4 of the Civil Code, so as to give a right of action to them or their assigns in any suit brought upon this Bond.

Upon expiration of the time within which the California Labor Commissioner may serve a civil wage and penalty assessment against the principal, any of its subcontractors, or both the principal and its subcontractors pursuant to Labor Code Section 1741, and upon expiration of the time within which a joint labor management committee may commence an action against the principal, any of its subcontractors, or both the principal and its subcontractors pursuant to Labor Code

Section 1771.2, if the condition of this Bond be fully performed, then this obligation shall become null and void; otherwise, it shall be and remain in full force and effect.

The Surety hereby stipulates and agrees that no change, extension of time, alteration, or addition to the terms of the Contract or the Specifications accompanying the same shall in any manner affect its obligations on this Bond, and it does hereby waive notice of any such change, extension, alteration, or addition.

IN WITNESS WHEREOF, two (2) identical counterparts of this instrument, each of which shall for all purposes be deemed an original hereof, have been duly executed by Principal and Surety, on the date set forth below, the name of each corporate party being hereto affixed and these presents duly signed by its undersigned representative(s) pursuant to authority of its governing body.

Dated: _____

“Principal”

“Surety”

By: _____
Its

By: _____
Its

By: _____
Its

By: _____
Its

(Seal)

(Seal)

*Note: This Bond must be executed in duplicate and dated, all signatures must be notarized, and evidence of the authority of any person signing as attorney-in-fact must be attached. **DATE OF BOND MUST NOT BE BEFORE DATE OF CONTRACT.** Surety companies executing Bonds must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the State where the project is located.*

PERFORMANCE BOND

KNOW ALL PERSONS BY THESE PRESENTS that:

WHEREAS the City of Maywood ("City"), has awarded to _____

(Name and address of Contractor) ("Principal")

a contract (the "Contract") for the Work described as follows:

CITY HALL WINDOW REPLACEMENT PROJECT

(Project name)

WHEREAS, Principal is required under the terms of the Contract to furnish a Bond for the faithful performance of the Contract.

NOW, THEREFORE, we, the undersigned Principal, and _____

(Name and address of Surety)

("Surety") a duly admitted surety insurer under the laws of the State of California, as Surety, are held and firmly bound unto the City in the penal sum of _____

Dollars (\$_____), this amount being not less than the total Contract Price, in lawful money of the United States of America, for the payment of which sum well and truly to be made, we bind ourselves, our heirs, successors executors and administrators, jointly and severally, firmly by these presents.

THE CONDITION OF THIS OBLIGATION IS SUCH THAT, if the hereby bounded Principal, his, her or its heirs, executors, administrators, successors or assigns, shall in all things stand to and abide by, and well and truly keep and perform the covenants, conditions and provisions in the Contract and any alteration thereof made as therein provided, on the Principal's part, to be kept and performed at the time and in the manner therein specified, and in all respects according to their true intent and meaning, and shall indemnify and save harmless the City, its officers, agents and employees, as therein stipulated, then this obligation shall become null and void; otherwise, it shall be and remain in full force and effect.

As a part of the obligation secured hereby and in addition to the face amount specified therefor, there shall be included costs and reasonable expenses and fees, including reasonable attorneys' fees, incurred by City in successfully enforcing such obligation, all to be taxed as costs and included in any judgment rendered. Surety hereby waives any statute of limitations as it applies to an action on this Bond.

The Surety hereby stipulates and agrees that no change, extension of time, alteration or addition to the terms of the Contract or of the Work to be performed thereunder or the specifications accompanying the same shall in anywise affect its obligations under this Bond, and it does hereby waive notice of any such change, extension of time, alteration or addition to the terms of the

Contract or to the Work or to the specifications. Surety hereby waives the provisions of California Civil Code Sections 2845 and 2849. The City is the principal beneficiary of this Bond and has all rights of a party hereto.

IN WITNESS WHEREOF, two (2) identical counterparts of this instrument, each of which shall for all purposes be deemed an original hereof, have been duly executed by Principal and Surety, on the date set forth below, the name of each corporate party being hereto affixed and these presents duly signed by its undersigned representative(s) pursuant to authority of its governing body.

Dated: _____

“Principal”

“Surety”

By: _____
Its

By: _____
Its

By: _____
Its

By: _____
Its

(Seal)

(Seal)

*Note: This Bond must be executed in duplicate and dated, all signatures must be notarized, and evidence of the authority of any person signing as attorney-in-fact must be attached. **DATE OF BOND MUST NOT BE BEFORE DATE OF CONTRACT.** Surety companies executing Bonds must appear on the Treasury Department's most current list (Circular 570 as amended) and be authorized to transact business in the State where the project is located.*

**WORKERS' COMPENSATION
CERTIFICATE OF INSURANCE**

WHEREAS, the City of Maywood ("City") has required certain insurance to be provided by:

NOW THEREFORE, the undersigned insurance company does hereby certify that it has issued the policy or policies described below to the following named insureds and that the same are in force at this time:

1. This certificate is issued to:

City of Maywood
City Hall

_____, California _____

The insureds under such policy or policies are:

-
2. Workers' Compensation Policy or Policies in a form approved by the Insurance Commissioner of California covering all operations of the named insureds as follows:

<u>Policy Number</u>	<u>Effective Date</u>	<u>Expiration Date</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

By: _____
Its Authorized Representative

ADDITIONAL INSURED ENDORSEMENT COMPREHENSIVE GENERAL LIABILITY

Name and address of named insured ("Named Insured"):

Name and address of insurance company ("Company"):

General description of agreement(s), permit(s), license(s), and/or activity(ies) insured:

Notwithstanding any inconsistent statement in the policy to which this endorsement is attached (the "Policy") or in any endorsement now or hereafter attached thereto, it is agreed as follows:

1. The City of Maywood ("City"), its elected officials, officers, attorneys, agents, employees, and volunteers are additional insureds (the above named additional insureds are hereafter referred to as the "Additional Insureds") under the Policy in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured. The Additional Insureds have no liability for the payment of any premiums or assessments under the Policy.

2. The insurance coverages afforded the Additional Insureds under the Policy shall be primary insurance, and no other insurance maintained by the Additional Insureds shall be called upon to contribute with the insurance coverages provided by the Policy.

3. Each insurance coverage under the Policy shall apply separately to each Additional Insured against whom claim is made or suit is brought except with respect to the limits of the Company's liability.

4. Nothing in this contract of insurance shall be construed to preclude coverage of a claim by one insured under the policy against another insured under the policy. All such claims shall be covered as third-party claims, i.e., in the same manner as if separate policies had been issued to each insured. Nothing contained in this provision shall operate to increase or replicate the Company's limits of liability as provided under the policy.

5. The insurance afforded by the Policy for contractual liability insurance (subject to the terms, conditions and exclusions applicable to such insurance) includes liability assumed by the Named Insured under the indemnification and/or hold harmless provision(s) contained in or executed in conjunction with the written agreement(s) or permit(s) designated above, between the Named Insured and the Additional Insureds.

6. The policy to which this endorsement is attached shall not be subject to cancellation, change in coverage, reduction of limits (except as the result of the payment of claims), or non-renewal except after written notice to City, by certified mail, return receipt requested, not less than thirty (30) Days before the effective date thereof. In the event of Company's failure to comply with this notice provision, the policy as initially drafted will continue in full force and effect until compliance with this notice requirement.

7. Company hereby waives all rights of subrogation and contribution against the Additional Insureds, while acting within the scope of their duties, from all claims, losses and liabilities arising out of or incident to the perils insured against in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured regardless of any prior, concurrent, or subsequent active or passive negligence by the Additional Insureds.

8. It is hereby agreed that the laws of the State of California shall apply to and govern the validity, construction, interpretation, and enforcement of this contract of insurance.

9. This endorsement and all notices given hereunder shall be sent to City at:

City Manager
City of Maywood
City Hall

_____, California _____

10. Except as stated above and not in conflict with this endorsement, nothing contained herein shall be held to waive, alter or extend any of the limits, agreements, or exclusions of the policy to which this endorsement is attached.

TYPE OF COVERAGES TO WHICH THIS ENDORSEMENT ATTACHES	POLICY PERIOD FROM/TO	LIMITS OF LIABILITY
General Liability		\$2,000,000 each occurrence / \$2,000,000 general aggregate / \$2,000,000 products- completed operations
_____	_____	_____
_____	_____	_____
_____	_____	_____

11. Scheduled items or locations are to be identified on an attached sheet. The following inclusions relate to the above coverages. Includes:

- | | |
|--|--|
| ☐ Contractual Liability | ☐ Explosion Hazard |
| ☐ Owners/Landlords/Tenants | ☐ Collapse Hazard |
| ☐ Manufacturers/Contractors | ☐ Underground Property Damage |
| ☐ Products/Completed Operations | ☐ Pollution Liability |
| ☐ Broad Form Property Damage | ☐ Liquor Liability |
| ☐ Extended Bodily Injury | ☐ _____ |
| ☐ Broad Form Comprehensive | ☐ _____ |
| ☐ General Liability Endorsement | ☐ _____ |

12. A ☐ deductible or ☐ self-insured retention (*check one*) of \$ _____ applies to all coverage(s) except: _____ *if none, so state*). The deductible is applicable ☐ per claim or ☐ per occurrence (*check one*).

13. This is an ☐ occurrence or ☐ claims made policy (*check one*).

14. This endorsement is effective on _____ at 12:01 a.m. and forms a part of Policy Number _____.

I, _____ (*print name*), hereby declare under penalty of perjury under the laws of the State of California, that I have the authority to bind the Company to this endorsement and that by my execution hereof, I do so bind the Company.

Executed _____, 20____

Telephone No.: (_____) _____

Signature of Authorized Representative
(*Original signature only; no facsimile signature
or initialed signature accepted*)

ADDITIONAL INSURED ENDORSEMENT AUTOMOBILE LIABILITY

Name and address of named insured ("Named Insured"):

Name and address of insurance company ("Company"):

General description of agreement(s), permit(s), license(s), and/or activity(ies) insured:

Notwithstanding any inconsistent statement in the policy to which this endorsement is attached (the "Policy") or in any endorsement now or hereafter attached thereto, it is agreed as follows:

1. The City of Maywood ("City"), its elected officials, officers, attorneys, agents, employees, and volunteers are additional insureds (the above named additional insureds are hereafter referred to as the "Additional Insureds") under the Policy in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured. The Additional Insureds have no liability for the payment of any premiums or assessments under the Policy.

2. The insurance coverages afforded the Additional Insureds under the Policy shall be primary insurance, and no other insurance maintained by the Additional Insureds shall be called upon to contribute with the insurance coverages provided by the Policy.

3. Each insurance coverage under the Policy shall apply separately to each Additional Insured against whom claim is made or suit is brought except with respect to the limits of the Company's liability.

4. Nothing in this contract of insurance shall be construed to preclude coverage of a claim by one insured under the policy against another insured under the policy. All such claims shall be covered as third-party claims, i.e., in the same manner as if separate policies had been issued to each insured. Nothing contained in this provision shall operate to increase or replicate the Company's limits of liability as provided under the policy.

5. The insurance afforded by the Policy for contractual liability insurance (subject to the terms, conditions and exclusions applicable to such insurance) includes liability assumed by the Named Insured under the indemnification and/or hold harmless provision(s) contained or executed in conjunction with the written agreement(s) or permit(s) designated above, between the Named Insured and the Additional Insureds.

6. The policy to which this endorsement is attached shall not be subject to cancellation, change in coverage, reduction of limits (except as the result of the payment of claims), or non-renewal except after written notice to City, by certified mail, return receipt requested, not less than thirty (30) Days before the effective date thereto. In the event of Company's failure to comply with this notice provision, the policy as initially drafted will continue in full force and effect until compliance with this notice requirement.

7. Company hereby waives all rights of subrogation and contribution against the Additional Insureds, while acting within the scope of their duties, from all claims, losses and liabilities arising out of or incident to the perils insured against in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured regardless of any prior, concurrent, or subsequent active or passive negligence by the Additional Insureds.

8. It is hereby agreed that the laws of the State of California shall apply to and govern the validity, construction, interpretation, and enforcement of this contract of insurance.

9. This endorsement and all notices given hereunder shall be sent to City at:

City Manager
City of Maywood
City Hall

_____, California _____

10. Except as stated above and not in conflict with this endorsement, nothing contained herein shall be held to waive, alter or extend any of the limits, agreements, or exclusions of the policy to which this endorsement is attached.

TYPE OF COVERAGES TO WHICH THIS ENDORSEMENT ATTACHES	POLICY PERIOD FROM/TO	LIMITS OF LIABILITY
Automobile Liability		\$1,000,000 combined single limit
_____	_____	_____
_____	_____	_____
_____	_____	_____

11. Scheduled items or locations are to be identified on an attached sheet. The following inclusions relate to the above coverages. Includes:

- | | |
|--|--|
| ☐ Any Automobiles | ☐ Truckers Coverage |
| ☐ All Owned Automobiles | ☐ Motor Carrier Act |
| ☐ Non-owned Automobiles | ☐ Bus Regulatory Reform Act |
| ☐ Hired Automobiles | ☐ Public Livery Coverage |
| ☐ Scheduled Automobiles | ☐ _____ |
| ☐ Garage Coverage | ☐ _____ |

12. A ☐ deductible or ☐ self-insured retention (*check one*) of \$ _____ applies to all coverage(s) except: _____ (*if none, so state*). The deductible is applicable ☐ per claim or ☐ per occurrence (*check one*).

13. This is an ☐ occurrence or ☐ claims made policy (*check one*).

14. This endorsement is effective on _____ at 12:01 a.m. and forms a part of Policy Number _____.

I, _____ (*print name*), hereby declare under penalty of perjury under the laws of the State of California, that I have the authority to bind the Company to this endorsement and that by my execution hereof, I do so bind the Company.

Executed _____, 20____

Telephone No.: (_____) _____

Signature of Authorized Representative
(*Original signature only; no facsimile signature
or initialed signature accepted*)

ADDITIONAL INSURED ENDORSEMENT EXCESS LIABILITY

Name and address of named insured ("Named Insured"):

Name and address of insurance company ("Company"):

General description of agreement(s), permit(s), license(s), and/or activity(ies) insured:

Notwithstanding any inconsistent statement in the policy to which this endorsement is attached (the "Policy") or in any endorsement now or hereafter attached thereto, it is agreed as follows:

1. The City of Maywood ("City"), its elected officials, officers, attorneys, agents, employees, and volunteers are additional insureds (the above named additional insureds are hereafter referred to as the "Additional Insureds") under the Policy in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured. The Additional Insureds have no liability for the payment of any premiums or assessments under the Policy.

2. The insurance coverages afforded the Additional Insureds under the Policy shall be primary insurance, and no other insurance maintained by the Additional Insureds shall be called upon to contribute with the insurance coverages provided by the Policy.

3. Each insurance coverage under the Policy shall apply separately to each Additional Insured against whom claim is made or suit is brought, except with respect to the limits of the Company's liability.

4. Nothing in this contract of insurance shall be construed to preclude coverage of a claim by one insured under the policy against another insured under the policy. All such claims shall be covered as third-party claims, i.e., in the same manner as if separate policies had been issued to each insured. Nothing contained in this provision shall operate to increase or replicate the Company's limits of liability as provided under the policy.

5. The insurance afforded by the Policy for contractual liability insurance (subject to the terms, conditions and exclusions applicable to such insurance) includes liability assumed by the Named Insured under the indemnification and/or hold harmless provision(s) contained in or executed in conjunction with the written agreement(s) or permit(s) designated above, between the Named Insured and the Additional Insureds.

6. The policy to which this endorsement is attached shall not be subject to cancellation, change in coverage, reduction of limits (except as the result of the payment of claims), or non-renewal except after written notice to City, by certified mail, return receipt requested, not less than thirty (30) Days before the effective date thereto. In the event of Company's failure to comply with this notice provision, the policy as initially drafted will continue in full force and effect until compliance with this notice requirement.

7. Company hereby waives all rights of subrogation and contribution against the Additional Insureds, while acting within the scope of their duties, from all claims, losses and liabilities arising out of or incident to the perils insured against in relation to those activities described generally above with regard to operations performed by or on behalf of the Named Insured regardless of any prior, concurrent, or subsequent active or passive negligence by the Additional Insureds.

8. It is hereby agreed that the laws of the State of California shall apply to and govern the validity, construction, interpretation, and enforcement of this contract of insurance.

9. This endorsement and all notices given hereunder shall be sent to City at:

City Manager
City of Maywood
City Hall

_____, California _____

10. Except as stated above and not in conflict with this endorsement, nothing contained herein shall be held to waive, alter or extend any of the limits, agreements, or exclusions of the policy to which this endorsement is attached.

<u>TYPE OF COVERAGES TO WHICH THIS ENDORSEMENT ATTACHES</u>	<u>POLICY PERIOD FROM/TO</u>	<u>LIMITS OF LIABILITY</u>
Excess Liability		\$5,000,000 each occurrence / \$5,000,000 aggregate
_____	_____	_____
_____	_____	_____
_____	_____	_____

- ☐ Following Form
☐ Umbrella Liability
☐ _____

11. Applicable underlying coverages:

<u>INSURANCE COMPANY</u>	<u>POLICY NUMBER</u>	<u>AMOUNT</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

12. The following inclusions, exclusions, extensions or specific provisions relate to the above coverages:

13. A ☐ deductible or ☐ self-insured retention (*check one*) of \$ _____
applies to all coverage(s) except: _____
(if none, so state). The deductible is applicable ☐ per claim or ☐ per occurrence
(*check one*).

14. This is an ☐ occurrence or ☐ claims made policy (*check one*).

15. This endorsement is effective on _____ at 12:01 a.m. and forms a part of Policy
Number _____.

I, _____ (*print name*), hereby declare under penalty of perjury under the laws of the State of California, that I have the authority to bind the Company to this endorsement and that by my execution hereof, I do so bind the Company.

Executed _____, 20____

Telephone No.: (____) _____

Signature of Authorized Representative
(*Original signature only; no facsimile signature
or initialed signature accepted*)

Proposal for
City of Maywood

Prepared by



07-30-2026
Job # 118977-01

Pixley Park Site Prep Option 1A

QUOTE

118977-01-02 • 07/30/2026



Pixley Park Site Prep Option 1A

Customer:

City of Maywood
13367 Benson Ave.
Chino, CA 91710
United States

Ship to Zip: 90270

Prepared for:

Michael Brust
Phone: (909) 595-8599
Fax: (909) 590-8599
Michael.Brust@transtech.org

Prepared by:

Great Western Installations, Inc
975 S. State Hwy 89
Logan, UT 84321
Office: 435-245-5055
Fax: 435-245-5057

Sales Rep: Brandon Seitz

Cell: 805-910-5971
brandon@gwpark.com
www.gwpark.com

Quantity	Part #	Description	Unit Price	Amount
1	INSTALL	TJ Janca - Site Work • Demo/remove existing equipment. - • To demo existing play structure ONLY, remaining swings and ground play equipment to stay* • Demo/excavate EWF for 525 sqft at 6" depth. • Demo/remove PIP for 2,905 sqft at 3.5" depth. • Demo/excavate DG for 1,270 sqft at 7.5" depth. • Demo/remove existing concrete curb for 210'LF. • Provide/install CMB materials compacted to 90% for 525 sqft at 10" depth. • Provide/install CMB materials compacted to 90% for 1,750 sqft at 4" depth. • Provide/install mow concrete curb for 75'LF *to connect pits*. • Remove and dispose spoils. • Prevailing wages. • Price includes one (1) move-on only	\$34,766.00	\$34,766.00
1	INSTALL	TJ Janca - Playground Equipment • Remove/Re-install only of (2) Gametime: Chin-Up • Remove/Re-install only of (1) Gametime: Frog Seat • Remove/Re-install only of (1) Gametime: Stump • Footings excavation, and concrete-through dirt.To be re-installed 8" higher than previously • Equipment assembly. • Removal of spoils. • Prevailing wages. • Price includes one (1) move-on only.	\$5,200.00	\$5,200.00
1	INSTALL	TJ Janca - PIP Surfacing • Install approximately 4,175 sq. ft. of 3½" (8' CFH) Pro-Tect TurfTM • 33% Beige, 33% Green & 33% Blue color wear course. • Use of California recycled tires. • Use of aromatic binder. • Prevailing wages. • Removal of our construction debris. • Price includes one (1) move-on only. • Standard two-year warranty.	\$89,864.00	\$89,864.00

QUOTE

118977-01-02 • 07/30/2026



Sub Total	\$129,830.00
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Grand Total	\$129,830.00
--------------------	---------------------

Comments

Your Sales Rep is Brandon Seitz. Please reach out to Brandon at 805-910-5971 if you have any questions regarding this quote.

Due to the volatility of freight costs, freight pricing is subject to change at the time of order.

Pricing is subject to change. Request updated pricing when purchasing quotes more than 30 days old.

*****OPTIONAL-To include a Payment and Performance Bond, please add \$3,010.**

Shipping to Site Address:

Brandon Seitz
805-910-5971
3626 E 56th St.
Maywood, CA 90270

***Freight charges are based on listed zip code and are subject to change if shipping information changes.**

***Deposit may be required.**

Permitting not included, unless otherwise noted.

Prevailing Wages.

Great Western Installations DIR# 1000028191 / CSLB - 929912 / Class A/B/C61/D34

QUOTE

118977-01-02 • 07/30/2026



ACCEPTANCE OF QUOTATION:

Billing and Shipping information will be as stated on quote unless indicated below.

Change billing information to:

Address: _____

Contact: _____

Change shipping information to:

Address: _____

Contact: _____

Colors: Per Renderings Yes or No

Palette _____

Per Submittals _____

Other Colors, please specify _____

Purchase Amount: **\$129,830.00**

Signature: _____ **Date:** _____

Printed Name: _____ **Title:** _____

Acceptance of this proposal indicates your agreement to the terms and conditions stated herein.

DIR #1000028191 CSLB #929912 B & C61/D34

QUOTE

118977-01-02 • 07/30/2026



TERMS & CONDITIONS:

Remittance Address:

975 S. Hwy 89
Logan, UT 84321

- **PRICING:** Pricing is subject to change. Request updated pricing when purchasing from quotes more than 30 days old.
- **PAYMENT TERMS:** Net 30 days subject to approval by Credit Manager. A signed P.O. made out to Great Western Recreation or this signed quotation is required for all orders unless otherwise noted. Equipment shall be invoiced separately from other services and shall be payable in advance of those services and project completion. Checks should be made payable to Great Western unless otherwise directed.
- **FINANCE CHARGE:** A 1.5% monthly finance charge (or as permitted by law) will be added to invoices over 30 days past due.
- **TAXES:** Taxes will be shown as a separate line item when included. Any applicable taxes not shown will be added to final invoice. A copy of your tax exemption certificate must be submitted at time of order or taxes will be added to your invoice.
- **MINIMUM ORDER:** Our minimum order is \$50 (USD) Any order less than \$5000 requires cash with order or payment by major credit card.
- **SHIPMENT:** Multiple shipments may be required based on point of origin. Above costs assume one shipment for each vendor quoted.
- **DELIVERY:** It is the responsibility of the owner to offload and inventory equipment, unless other arrangements have been made. Missing or damaged equipment must be reported within 60 days of acceptance of delivery.

INSTALLATION CONDITIONS:

- **ACCESS:** Site should be clear, level and allow for unrestricted access of trucks and machinery.
- **STORAGE:** Customer is responsible for providing a secure location to off-load and store the equipment during the installation process. Once equipment has delivered to the site, the owner is responsible should theft or vandalism occur unless other arrangements are made and noted on the quotation.
- **FOOTER EXCAVATION:** Installation pricing is based on footer excavation through earth/soil only. Customer shall be responsible for unknown conditions such as buried utilities (public & private), tree stumps, rock, or any concealed materials or conditions that may result in additional labor or materials cost.
- **UTILITIES:** Owner is responsible for locating any private utilities.
- **ADDITIONAL COSTS:** Pricing is based on a single mobilization for installation unless otherwise noted. Price includes ONLY what is stated in this quotation. If additional site work or specialized equipment is required, pricing is subject to change.

QUOTE

118977-01-02 • 07/30/2026



Surfacing Exclusions

The following items are specifically excluded from this quotation unless otherwise noted and itemized in the proposal with associated costs. Any such work or materials requested by the Owner, or required by governing authorities, shall be performed only upon written authorization and will be subject to additional charges.

1. Site Security

Site security, including, but not limited to, temporary fencing, lighting, and security personnel, is expressly excluded from this quotation unless specifically included and itemized in the proposal with corresponding costs.

The Owner shall be solely responsible for any costs or damages arising from vandalism, theft, or unauthorized access affecting any product, equipment, materials, safety surfacing system, or any other aspect of the project site before, during, or after mobilization by Great Western Recreation ("GW") and/or its subcontractors.

2. Subbase Materials and Preparation

Subbase materials and all associated labor are expressly excluded from this quotation unless specifically identified and itemized in the proposal with corresponding costs.

The Owner is responsible for ensuring that subgrade conditions meet the specified requirements and are suitable to receive the product or system provided by GW. GW shall not be held liable for delays, damages, or performance issues resulting from unsuitable or unprepared subgrade conditions.

3. Drainage Systems

Plans, materials, labor, and installation related to any drainage system are expressly excluded from this proposal unless specifically identified and itemized within the proposal with corresponding costs.

The Owner is responsible for ensuring that the site has adequate drainage to support proper installation and long-term performance of products and systems provided by GW. GW shall not be held liable for any site drainage deficiencies, water retention, erosion, or damage resulting from inadequate or unaddressed drainage conditions.

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 8.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: MOHAMMAD MOSTAHKAMI, PE

SUBJECT: APPROVAL OF RENEWAL AGREEMENT WITH THE CITY OF VERNON FOR TRAFFIC SIGNAL MAINTENANCE AT SLAUSON AVENUE AND DOWNEY ROAD/MALBURG WAY

RECOMMENDATION:

It is recommended that the City Council:

1. Approve the Agreement with the City of Vernon renewing the existing Agreement for traffic signal maintenance at the intersection of Slauson Avenue and Downey Road/Malburg Way; and
2. Authorize the Mayor to execute the Agreement, in a form approved by the City Attorney; and
3. Authorize the City Manager to execute the renewal of the agreement in the future.

BACKGROUND:

The Cities of Maywood and Vernon share responsibility for the traffic signal at the intersection of Slauson Avenue and Downey Road/Malburg Way. The intersection lies approximately 37.5% within Maywood and 62.5% within Vernon.

On September 22, 2021, the City Council approved an agreement under which Vernon assumed responsibility for maintaining the traffic signal and related facilities, with each city reimbursing its proportional share of the costs. The current agreement became effective October 1, 2021, and expires September 30, 2026, and it allows the cities to extend the arrangement for an additional five-year period by mutual written agreement.

DISCUSSION:

The proposed renewal Agreement will continue the existing maintenance arrangement for five years, beginning October 1, 2026, and ending September 30, 2031. Vernon will continue to provide routine maintenance of the traffic control devices, illuminated street-name signs, signal interconnect systems, and highway safety lighting systems at the intersection. Routine maintenance includes patrolling, electrical energy, relamping, painting of standards and signal heads, and repairs and replacements necessary to provide satisfactory service.

Vernon will also continue to provide extraordinary maintenance, including replacement of major equipment due to obsolescence or wear, repair or replacement of facilities damaged by collisions or other causes, and temporary traffic-control facilities or services when the signal system is inoperable. Except for work necessary to protect public health and safety, Vernon must obtain the consent of the Maywood City before performing extraordinary maintenance exceeding \$1,500. This threshold was \$1,000 under the existing agreement.

The costs of routine and extraordinary maintenance include electrical energy, Vernon employee labor, contractor charges, materials, equipment, supplies, and other maintenance expenses. Vernon may also charge an overhead fee equal to 10% of the salaries and wages of Vernon employees performing the work. Costs will continue to be allocated as follows: Vernon, 62.5%; and Maywood, 37.5%. Vernon will invoice Maywood quarterly, and undisputed charges will be payable within 30 days.

Either city may terminate the Agreement upon 90 days' written notice. All other material provisions, including insurance, indemnification, invoicing, and notice requirements, remain substantially consistent with the existing agreement.

Staff recommends approval of the renewal Agreement as it will provide continuity of traffic-signal maintenance at this shared intersection and maintain an established method for allocating costs between the two cities.

ENVIRONMENTAL IMPACT:

Approval of the Agreement is not a project subject to the California Environmental Quality Act (CEQA) because it constitutes an administrative and maintenance activity that will not cause a direct or reasonably foreseeable indirect physical change in the environment. Alternatively, the action is exempt pursuant to CEQA Guidelines Section 15301, Existing Facilities, because it provides for the continued maintenance of existing traffic-signal facilities.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

There is no additional impact to the General Fund. Maywood will continue to pay 37.5% of the routine and extraordinary maintenance costs from Street Lighting Assessment District (SLAD) Fund 62. Costs will vary based on actual maintenance performed and will be invoiced quarterly by Vernon. Adequate funding for traffic-signal maintenance is included in the adopted budget.

Staff will review these service costs at mid-year to ensure that an appropriate amount of funding is allocated to these services.

ATTACHMENT(S)

1. Maywood-Vernon Traffic Signal Maintenance Agreement - 2021-2026
2. Maywood-Vernon Traffic Signal Maintenance Agreement - 2026-2031

**AGREEMENT BETWEEN THE REPRESENTATIVE
CITIES OF MAYWOOD AND VERNON
FOR TRAFFIC SIGNAL MAINTENANCE**

THIS AGREEMENT is made and entered into as of the 1st day of October, 2021, by and between the City of Maywood, a municipal corporation, hereinafter referred to as "Maywood", and the City of Vernon, a California charter City and California municipal corporation, hereinafter referred to as "Vernon".

WITNESSETH

WHEREAS, Maywood and Vernon (the "Parties") share a traffic signal at the intersection of Slauson Avenue and Downey Road/Malburg Way (the "Intersection") shown attached as Exhibit "A"; and

WHEREAS, the Intersection lies partially within Maywood and partially within Vernon; and

WHEREAS, the Parties desire that Vernon maintain the signal and are entering into this agreement to equitably divide the maintenance costs.

NOW, THEREFORE, the Parties agree as follows:

1. Vernon shall provide routine maintenance of the traffic control devices, illuminated street name signs, signal interconnect systems, and highway safety lighting systems at the Intersection (the "Facilities"). Routine maintenance shall include, but is not limited to, patrolling, furnishing of electrical energy, relamping, painting of standards and heads, and the necessary repairs and replacements required to ensure satisfactory services.

2. Vernon shall also provide extraordinary maintenance of the Facilities. Extraordinary maintenance shall include, but is not limited to, the replacement of major equipment due to obsolescence or wear and tear, the repair or replacement of the Facilities due to damage and the provision of temporary facilities or services to provide traffic control if the Facilities are inoperable due to the interruption of electrical power or other causes. Except when extraordinary maintenance is needed to protect public health and safety, Vernon shall not perform any extraordinary maintenance exceeding \$1,000.00 in total cost without the consent of the City Engineer of Maywood.

3. Both routine and extraordinary maintenance shall include the costs of electrical energy, salaries and wages of Vernon employees, amounts paid to contractors, material, equipment and supplies and all other costs incurred by Vernon in providing such maintenance. Vernon may also charge an overhead fee of 10% of the salaries and wages of the Vernon employees providing routine and extraordinary maintenance. Each party shall pay its pro rata share of the cost of routine and extraordinary maintenance as follows: Vernon 62.5% and Maywood 37.5%.

4. Vernon shall submit quarterly invoices to Maywood for the 37.5% of the cost of routine and extraordinary maintenance provided during the prior quarter. Maywood shall pay to Vernon all undisputed charges within 30 days of receipt of an invoice from Vernon. Maywood shall notify Vernon of any disputed charges within 30 days of receipt of a bill and the parties shall cooperate in resolving any dispute over the charges.

5. Invoices for routine maintenance shall indicate the period of service, the location of the intersection, and the monthly rate which applies. Invoices for extraordinary maintenance shall itemize the actual costs incurred, including labor; net cost of all materials (including taxes); equipment charges (including reasonable allowance for depreciations); supervision and all costs of administration; and any other category of expense experienced.

6. During the period of this Agreement, Vernon agrees to have and maintain policies of insurance with at least the following minimum coverage and limits:

- General Liability Coverage - \$1,000,000 per occurrence and \$2,000,000 aggregate.
- Automobile Liability Coverage - \$1,000,000 combine single limit.
- Workers Compensation Coverage - \$1,000,000 per accident.

The defense and indemnification obligations of this Agreement are undertaken in addition to, and shall not in any way be limited by, the insurance obligations contained in this Agreement.

7. This Agreement shall be effective as of October 1, 2021. On the effective date of this Agreement all prior agreements respecting the maintenance and cost of signals at the Intersection covered by this Agreement will expire.

8. The term of this Agreement shall be for the period of five years, through September 30, 2026, inclusive, unless the Agreement is terminated as herein provided. At the term expiration, Vernon and Maywood may extend this Agreement for an additional five-year period by written mutual agreement. Either party may terminate this Agreement by serving on the other party a ninety (90) day written notice of such termination.

9. It is agreed that neither Maywood nor any officer or employee thereof shall be responsible for any damage or liability occurring by reason of any act or omission by Vernon under or in connection with any work, authority or jurisdiction delegated to Vernon under this Agreement. Pursuant to Government Code Section 895.4, Vernon shall fully indemnify and hold Maywood harmless from any liability imposed for injury or damages as defined in Section 810.8 of the Government Code occurring by reason of any act or omission by Vernon under or in connection with any work, authority or jurisdiction delegated to Vernon under this Agreement.

10. It is agreed that neither Vernon nor any officer or employee thereof shall be responsible for any damage or liability occurring by reason of any act or omission by Maywood under or in connection with any work, authority or jurisdiction performed or assumed by Maywood under this Agreement. It is also understood and agreed that pursuant to Government code Section 895.4, Maywood shall fully indemnify and hold Vernon harmless of any liability imposed for injury or damages as defined in Section 810.8 of the Government Code occurring by reason of any act or omission by Maywood under or in connection with any work, authority or jurisdiction performed or assumed by Maywood under this Agreement.

11. Any notices, bills, invoices, or reports required by this Agreement shall be sent by first class U.S. mail, by personal service or by email. Notices shall be deemed received on (a) the day of delivery if delivered by hand or overnight courier service during City's regular business hours or by email before or during City's regular business hours; or (b) on the third business day following deposit in the United States mail, postage prepaid, to the addresses heretofore set forth in the Agreement, or to such other addresses as the parties may, from time to time, designate in writing pursuant to the provisions of this section. All notices shall be delivered to the parties at the following addresses.

City of Vernon:

Daniel Wall
Director of Public Works
City of Vernon
4305 Santa Fe Avenue
Vernon, California 90058
Email: dwall@ci.vernon.ca.us

City of Maywood:

City Manager
City of Maywood
4319 E. Slauson
Maywood, California 90270
Fax: (323) 562-5712

Email: jennifer.vasquez@cityofmaywood.org

[SIGNATURE PAGE FOLLOWS]

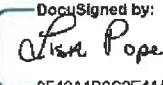
IN WITNESS WHEREOF, the parties, through their respective authorized representatives, have executed this Agreement as of the date first written above.

CITY OF Vernon

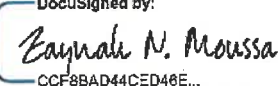
By: 
Melissa Ybarra, Mayor

ATTEST:

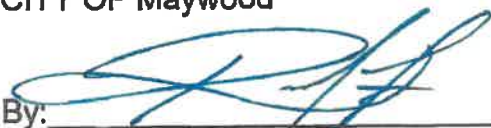
This ____ day of _____, 2021

By: 
Lisa Pope, City Clerk

APPROVED AS TO FORM:

By: 
Zaynah Moussa, Attorney

CITY OF Maywood

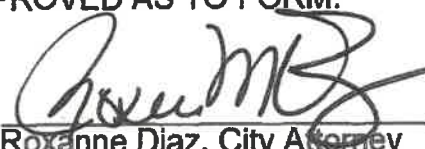
By: 
Ricardo Lara, Mayor

This 27 day of September, 2021

ATTEST:

By: 
Flor Aguiluz, City Clerk

APPROVED AS TO FORM:

By: 
Roxanne Diaz, City Attorney

IN WITNESS WHEREOF, the parties, through their respective authorized representatives, have executed this Agreement as of the date first written above.

CITY OF Vernon

By: _____
Melissa Ybarra, Mayor

ATTEST:

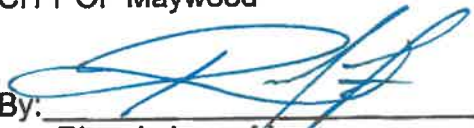
This ____ day of _____, 2021

By: _____
Lisa Pope, City Clerk

APPROVED AS TO FORM:

By: _____
Zaynah Moussa, Interim City Attorney

CITY OF Maywood

By:  _____
Ricardo Lara, Mayor

This ____ day of _____, 2021

ATTEST:

By:  _____
Flor Aguiluz, City Clerk

APPROVED AS TO FORM:

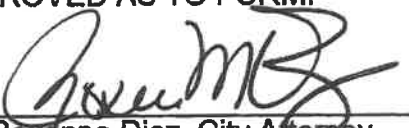
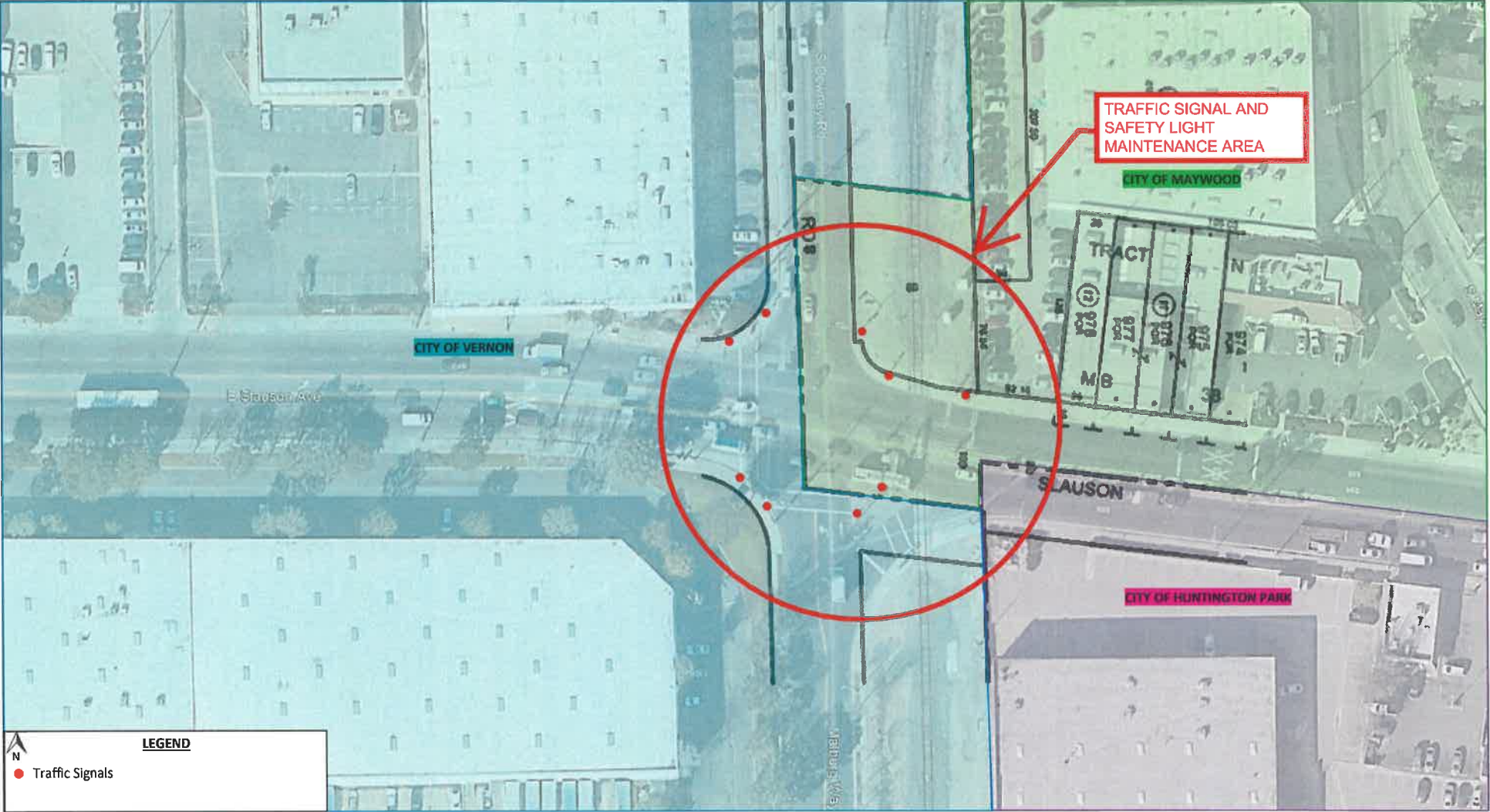
By:  _____
Roxanne Diaz, City Attorney

EXHIBIT A



**AGREEMENT BETWEEN THE REPRESENTATIVE
CITIES OF MAYWOOD AND VERNON
FOR TRAFFIC SIGNAL MAINTENANCE**

THIS AGREEMENT is made and entered into as of the 1st day of October, 2026, by and between the City of Maywood, a municipal corporation, hereinafter referred to as "Maywood", and the City of Vernon, a California charter City and California municipal corporation, hereinafter referred to as "Vernon".

WITNESSETH

WHEREAS, Maywood and Vernon (the "Parties") share a traffic signal at the intersection of Slauson Avenue and Downey Road/Malburg Way (the "Intersection") shown attached as Exhibit "A"; and

WHEREAS, the Intersection lies partially within Maywood and partially within Vernon; and

WHEREAS, the Parties desire that Vernon maintain the signal and are entering into this agreement to equitably divide the maintenance costs.

NOW, THEREFORE, the Parties agree as follows:

1. Vernon shall provide routine maintenance of the traffic control devices, illuminated street name signs, signal interconnect systems, and highway safety lighting systems at the Intersection (the "Facilities"). Routine maintenance shall include, but is not limited to, patrolling, furnishing of electrical energy, relamping, painting of standards and heads, and the necessary repairs and replacements required to ensure satisfactory services.

2. Vernon shall also provide extraordinary maintenance of the Facilities. Extraordinary maintenance shall include, but is not limited to, the replacement of major equipment due to obsolescence or wear and tear, the repair or replacement of the Facilities due to damage and the provision of temporary facilities or services to provide traffic control if the Facilities are inoperable due to the interruption of electrical power or other causes. Except when extraordinary maintenance is needed to protect public health and safety, Vernon shall not perform any extraordinary maintenance exceeding \$1,500.00 in total cost without the consent of the City Engineer of Maywood.

3. Both routine and extraordinary maintenance shall include the costs of electrical energy, salaries and wages of Vernon employees, amounts paid to contractors, material, equipment and supplies and all other costs incurred by Vernon in providing such maintenance. Vernon may also charge an overhead fee of 10% of the salaries and wages of the Vernon employees providing routine and extraordinary maintenance. Each party shall pay its pro rata share of the cost of routine and extraordinary maintenance as follows: Vernon 62.5% and Maywood 37.5%.

4. Vernon shall submit quarterly invoices to Maywood for the 37.5% of the cost of routine and extraordinary maintenance provided during the prior quarter. Maywood shall pay to Vernon all undisputed charges within 30 days of receipt of an invoice from Vernon. Maywood shall notify Vernon of any disputed charges within 30 days of receipt of a bill and the parties shall cooperate in resolving any dispute over the charges.

5. Invoices for routine maintenance shall indicate the period of service, the location of the intersection, and the monthly rate which applies. Invoices for extraordinary maintenance shall itemize the actual costs incurred, including labor; net cost of all materials (including taxes); equipment charges (including reasonable allowance for depreciations); supervision and all costs of administration; and any other category of expense experienced.

6. During the period of this Agreement, Vernon agrees to have and maintain policies of insurance with at least the following minimum coverage and limits:

- General Liability Coverage - \$1,000,000 per occurrence and \$2,000,000 aggregate.
- Automobile Liability Coverage - \$1,000,000 combine single limit.
- Workers Compensation Coverage - \$1,000,000 per accident.

The defense and indemnification obligations of this Agreement are undertaken in addition to, and shall not in any way be limited by, the insurance obligations contained in this Agreement.

7. This Agreement shall be effective as of October 1, 2026. On the effective date of this Agreement all prior agreements respecting the maintenance and cost of signals at the Intersection covered by this Agreement will expire.

8. The term of this Agreement shall be for the period of five years, through September 30, 2031, inclusive, unless the Agreement is terminated as herein provided. At the term expiration, Vernon and Maywood may extend this Agreement for an additional five-year period by written mutual agreement. Either party may terminate this Agreement by serving on the other party a ninety (90) day written notice of such termination.

9. It is agreed that neither Maywood nor any officer or employee thereof shall be responsible for any damage or liability occurring by reason of any act or omission by Vernon under or in connection with any work, authority or jurisdiction delegated to Vernon under this Agreement. Pursuant to Government Code Section 895.4, Vernon shall fully indemnify and hold Maywood harmless from any liability imposed for injury or damages as defined in Section 810.8 of the Government Code occurring by reason of any act or omission by Vernon under or in connection with any work, authority or jurisdiction delegated to Vernon under this Agreement.

10. It is agreed that neither Vernon nor any officer or employee thereof shall be responsible for any damage or liability occurring by reason of any act or omission by Maywood under or in connection with any work, authority or jurisdiction performed or assumed by Maywood under this Agreement. It is also understood and agreed that pursuant to Government Code Section 895.4, Maywood shall fully indemnify and hold Vernon harmless of any liability imposed for injury or damages as defined in Section 810.8 of the Government Code occurring by reason of any act or omission by Maywood under or in connection with any work, authority or jurisdiction performed or assumed by Maywood under this Agreement.

11. Any notices, bills, invoices, or reports required by this Agreement shall be sent by first-class U.S. mail, by personal service or by email. Notices shall be deemed received on (a) the day of delivery if delivered by hand or overnight courier service during City's regular business hours or by email before or during City's regular business hours; or (b) on the third business day following deposit in the United States mail, postage prepaid, to the addresses heretofore set forth in the Agreement, or to such other addresses as the parties may, from time to time, designate in writing pursuant to the provisions of this section. All notices shall be delivered to the parties at the following addresses.

City of Vernon:

Daniel Wall
Director of Public Works
City of Vernon
4305 Santa Fe Avenue
Vernon, California 90058
Email: dwall@cityofvernonca.gov

City of Maywood:

City Manager
City of Maywood
4319 E. Slauson
Maywood, California 90270
Fax: (323) 562-5712

Email: jennifer.vasquez@cityofmaywood.org

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the parties, through their respective authorized representatives, have executed this Agreement as of the date first written above.

CITY OF Vernon

By: _____
Melissa Ybarra, Mayor

ATTEST:

This _____ day of _____, 2026

By: _____
Genoveva Rocha, City Clerk

APPROVED AS TO FORM:

By: _____
Zaynah Moussa-Milward, City
Attorney

CITY OF Maywood

By: _____
Heber Marquez, Mayor

ATTEST:

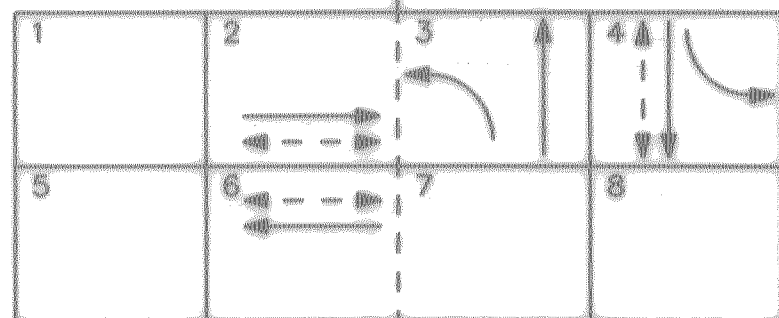
This _____ day of _____, 2026

By: _____
Jennifer Vasquez, City Clerk

APPROVED AS TO FORM:

By: _____
Roxanne Diaz, City Attorney

EXISTING SIGNAL PHASE DIAGRAM



#2 & #6 ON "VEHICLE RECALL"
RR PRE-EMPTION SHALL FLASH ALL RED
#3 & #4 ON "NON-LOCK". TIME DELAY #4 FOR RIGHT TURNS.

SENSOR	DETECTOR	OPERATION	DETECTOR INPUT
1*	1-W-#2	NORMAL	2
(EXIST.)	1-E-#2	NORMAL	2
2*	1-W-#6	HOLDING	6
(EXIST.)	1-E-#6	HOLDING	6
3*	1-N-#4	NORMAL	4
(EXIST.)	3-N-#4	QUEUE	8
4*	SPARE	-	-
(EXIST.)	1-S-#3	NORMAL	3
5*(NEW)	2-S-#3	DELAY	3
6*(NEW)	2-N-#4	DELAY	4
7*(NEW)	5-N-#4	QUEUE	8
8*(NEW)	4-N-#4	QUEUE	8

* SENSOR UNIT SHALL HAVE 0-25 SECOND DELAY TIMER
■ SENSOR UNIT WITH 0-255 SECOND TIME DELAY
• SHELF TYPE

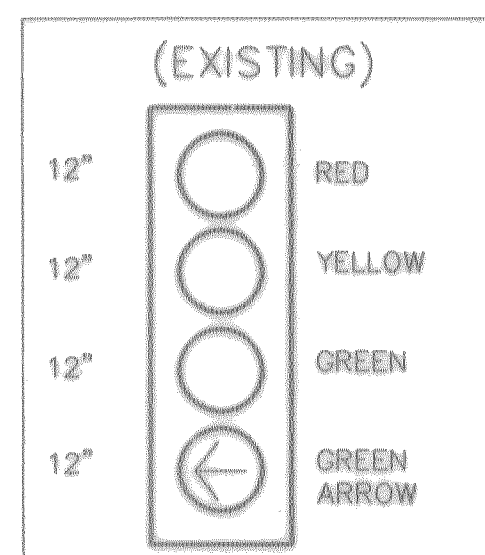
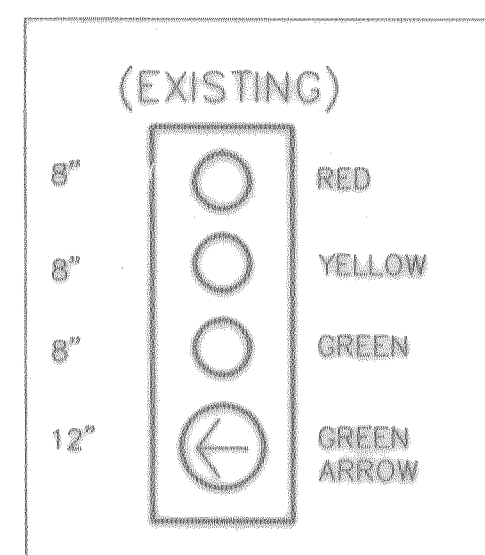
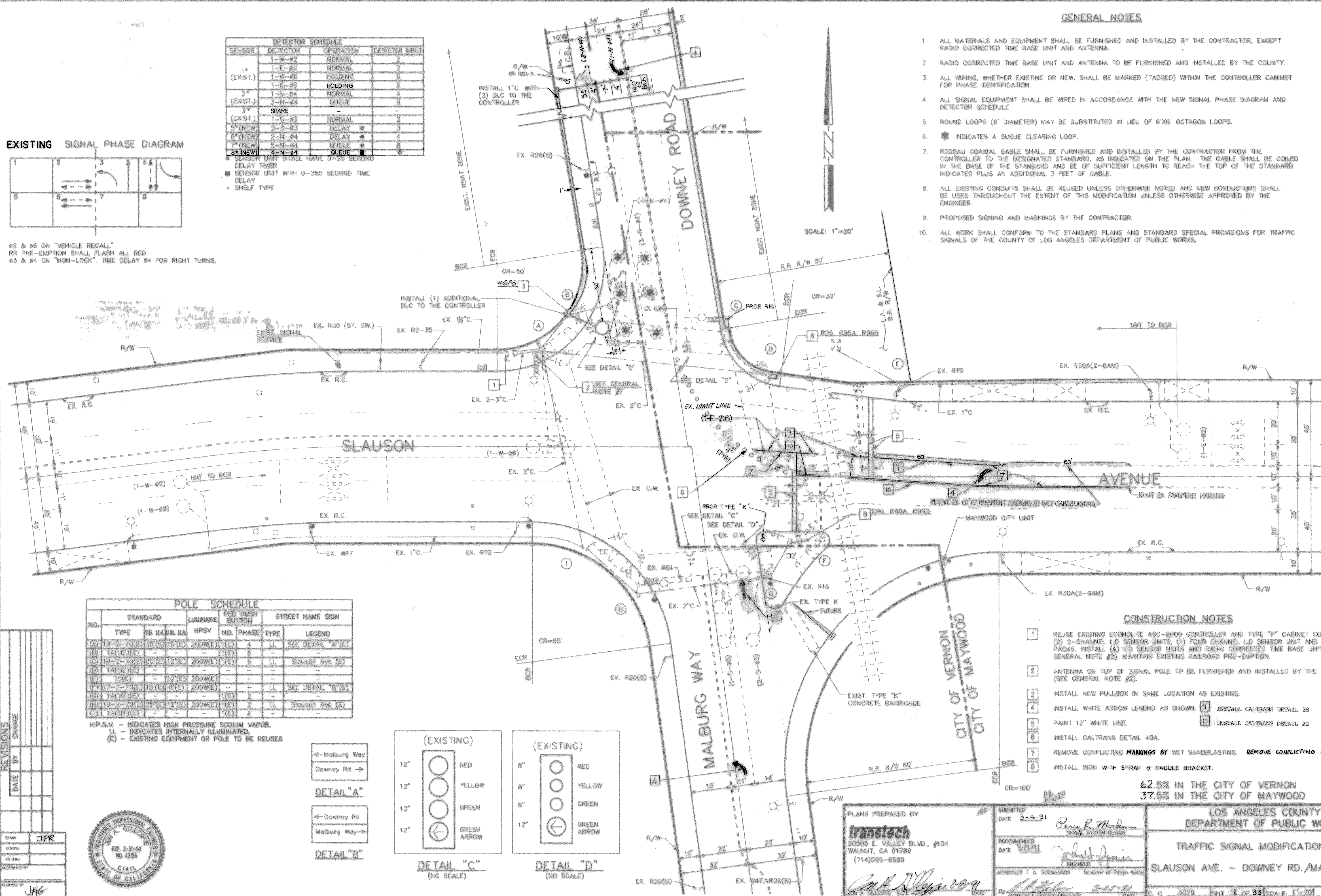
GENERAL NOTES

- ALL MATERIALS AND EQUIPMENT SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR, EXCEPT RADIO CORRECTED TIME BASE UNIT AND ANTENNA.
- RADIO CORRECTED TIME BASE UNIT AND ANTENNA TO BE FURNISHED AND INSTALLED BY THE COUNTY.
- ALL WIRING, WHETHER EXISTING OR NEW, SHALL BE MARKED (TAGGED) WITHIN THE CONTROLLER CABINET FOR PHASE IDENTIFICATION.
- ALL SIGNAL EQUIPMENT SHALL BE WIRED IN ACCORDANCE WITH THE NEW SIGNAL PHASE DIAGRAM AND DETECTOR SCHEDULE.
- ROUND LOOPS (6' DIAMETER) MAY BE SUBSTITUTED IN LIEU OF 6'X6' OCTAGON LOOPS.
- ✱ INDICATES A QUEUE CLEARING LOOP.
- RGS8AU COAXIAL CABLE SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR FROM THE CONTROLLER TO THE DESIGNATED STANDARD, AS INDICATED ON THE PLAN. THE CABLE SHALL BE COILED IN THE BASE OF THE STANDARD AND BE OF SUFFICIENT LENGTH TO REACH THE TOP OF THE STANDARD INDICATED PLUS AN ADDITIONAL 3 FEET OF CABLE.
- ALL EXISTING CONDUITS SHALL BE REUSED UNLESS OTHERWISE NOTED AND NEW CONDUCTORS SHALL BE USED THROUGHOUT THE EXTENT OF THIS MODIFICATION UNLESS OTHERWISE APPROVED BY THE ENGINEER.
- PROPOSED SIGNING AND MARKINGS BY THE CONTRACTOR.
- ALL WORK SHALL CONFORM TO THE STANDARD PLANS AND STANDARD SPECIAL PROVISIONS FOR TRAFFIC SIGNALS OF THE COUNTY OF LOS ANGELES DEPARTMENT OF PUBLIC WORKS.

POLE SCHEDULE									
NO.	STANDARD		LUMINAIRE		PED PUSH BUTTON		STREET NAME SIGN		
	TYPE	SG. MA. UN. MA.	HPSV		NO. PHASE	TYPE	LEGEND		
(A)	19-2-70(E)	30"(E) 15"(E)	200W(E)	1(E)	4	I.I.	SEE DETAIL "A"(E)		
(B)	1A(10')(E)	-	-	1(E)	6	-	-		
(C)	19-2-70(E)	20"(E) 12"(E)	200W(E)	1(E)	6	I.I.	Slauson Ave (E)		
(D)	1A(10')(E)	-	-	-	-	-	-		
(E)	15(E)	-	12"(E) 250W(E)	-	-	-	-		
(F)	17-2-70(E)	18"(E) 8"(E)	200W(E)	-	-	I.I.	SEE DETAIL "B"(E)		
(G)	1A(10')(E)	-	-	1(E)	2	-	-		
(H)	19-2-70(E)	25"(E) 12"(E)	200W(E)	1(E)	2	I.I.	Slauson Ave (E)		
(I)	1A(10')(E)	-	-	1(E)	4	-	-		

H.P.S.V. - INDICATES HIGH PRESSURE SODIUM VAPOR.
I.I. - INDICATES INTERNALLY ILLUMINATED.
(E) - EXISTING EQUIPMENT OR POLE TO BE REUSED

← Malburg Way
Downey Rd →
DETAIL "A"
← Downey Rd
Malburg Way →
DETAIL "B"

DETAIL "C"
(NO SCALE)DETAIL "D"
(NO SCALE)

CONSTRUCTION NOTES

- REUSE EXISTING ECONOLITE ASC-8000 CONTROLLER AND TYPE "P" CABINET COMPLETE WITH (2) 2-CHANNEL I/D SENSOR UNITS, (1) FOUR CHANNEL I/D SENSOR UNIT AND (7) SWITCH PACKS. INSTALL (4) I/D SENSOR UNITS AND RADIO CORRECTED TIME BASE UNIT (SEE GENERAL NOTE #2). MAINTAIN EXISTING RAILROAD PRE-EMPTION.
- ANTENNA ON TOP OF SIGNAL POLE TO BE FURNISHED AND INSTALLED BY THE COUNTY. (SEE GENERAL NOTE #2).
- INSTALL NEW PULLBOX IN SAME LOCATION AS EXISTING.
- INSTALL WHITE ARROW LEGEND AS SHOWN. 7 INSTALL CALTRANS DETAIL 38
- PAINT 12" WHITE LINE. 10 INSTALL CALTRANS DETAIL 22
- INSTALL CALTRANS DETAIL 40A.
- REMOVE CONFLICTING MARKINGS BY WET SANDBLASTING. REMOVE CONFLICTING RPM'S.
- INSTALL SIGN WITH STRAP & SADDLE BRACKET.

62.5% IN THE CITY OF VERNON
37.5% IN THE CITY OF MAYWOOD

PLANS PREPARED BY:

transtech
20505 E. VALLEY BLVD., #104
WALNUT, CA 91789
(714)595-8599

SUBMITTED

DATE 3-4-91

RECOMMENDED

DATE 3-21-91

APPROVED T. A. TIDEMANSON

By *[Signature]* 3-25-91

ASSISTANT DEPUTY DIRECTOR

DATE 3-4-91

RECOMMENDED

DATE 3-21-91

APPROVED T. A. TIDEMANSON

By *[Signature]* 3-25-91

ASSISTANT DEPUTY DIRECTOR

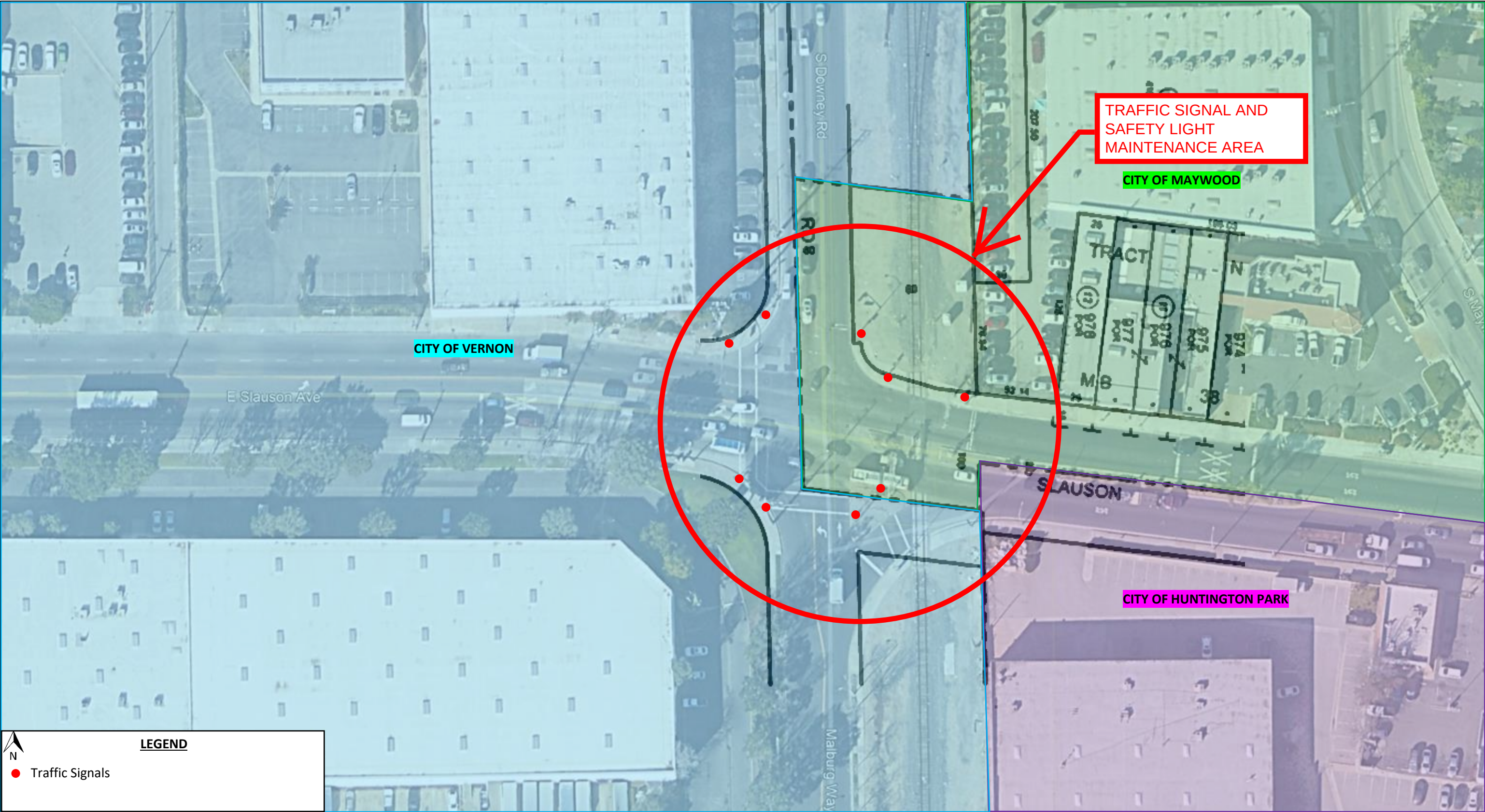
LOS ANGELES COUNTY
DEPARTMENT OF PUBLIC WORKS

TRAFFIC SIGNAL MODIFICATION PLAN

SLAUSON AVE. - DOWNEY RD./MALBURG WY.

S. C. 6279 SHT. 12 OF 33 SCALE: 1"=20' 7-2-91

EXHIBIT A



AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 9.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: MOHAMMAD MOSTAHKAMI, PE

SUBJECT: CONSIDERATION OF RESOLUTION NO. 6484 APPROVAL OF PAVEMENT MORATORIUM POLICY

RECOMMENDATION:

It is recommended that the City Council:

1. Adopt the attached Resolution No. 6484 adopting the City of Maywood Pavement Moratorium Policy; and
2. Authorize the City Manager or designee, including the Contract City Engineer, to administer the Policy, maintain the Pavement Moratorium Street Inventory, review waiver requests, and implement pavement restoration requirements

BACKGROUND:

The City of Maywood invests significant public funds in roadway rehabilitation, pavement preservation, and maintenance programs intended to extend pavement service life and improve roadway conditions. These improvements are funded through local, state, and federal transportation funds and are planned based on pavement condition assessments and the City's pavement management priorities.

Premature excavation of newly constructed or rehabilitated streets by utility agencies, developers, contractors, or other entities can significantly reduce pavement life, compromise pavement integrity, create uneven pavement surfaces, and increase long-term maintenance costs.

Many public agencies have established pavement protection programs restricting unnecessary pavement cuts following roadway improvements. These programs typically establish a defined moratorium period during which excavation within newly improved streets is prohibited except for emergency work or other approved circumstances.

DISCUSSION:

The proposed Policy establishes consistent procedures for protecting newly improved streets while allowing necessary utility work and emergency repairs through an approval and restoration process.

The proposed Pavement Moratorium Policy establishes:

Moratorium Periods

The following restrictions are proposed:

Full Reconstruction / Rehabilitation	5 years
Asphalt Overlay / Resurfacing	5 years
Slurry Seal / Preventive Maintenance Treatment	3 years
Microsurfacing / Similar Treatments	3 years

During the applicable moratorium period, excavation within the improved roadway area shall generally not be permitted unless approved by the City Manager or designee.

Exceptions may be granted for:

- Emergency repairs necessary to protect public health and safety;
- Failure of existing utility infrastructure;
- Work required by court order or regulatory agency;
- Projects determined by the City to provide significant public benefit;
- Other circumstances approved by the City Manager or designee.

Where excavation is approved, the permittee shall restore the roadway in accordance with City standards, including:

- Removal of damaged pavement;
- Proper sawcutting;
- Full-depth pavement restoration where required;
- Restoration of striping and markings;
- Additional restoration requirements based on pavement age and condition.

ENVIRONMENTAL IMPACT:

The proposed action is exempt from the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15061(b)(3), as adoption of administrative procedures and policies will not result in a physical change to the environment.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

The adoption of the Policy has no direct fiscal impact. Implementation will be performed through existing staff resources and existing permit review procedures.

The Policy is intended to reduce future maintenance costs by protecting recently completed pavement improvements and preserving transportation infrastructure investments.

ATTACHMENT(S)

1. Maywood Pavement Moratorium Policy
2. Resolution No. 6484 Pavement Moratorium

CITY OF MAYWOOD

PAVEMENT MORATORIUM POLICY

I. PURPOSE

The City of Maywood recognizes that its street system is one of its most valuable public assets. The purpose of this Pavement Moratorium Policy is to preserve and protect the City's investment in newly constructed, reconstructed, rehabilitated, resurfaced, and maintained streets by restricting pavement cuts and excavations after improvements have been completed.

This Policy is intended to:

- Extend pavement service life.
- Minimize deterioration caused by trenching and utility cuts.
- Reduce long-term maintenance costs.
- Improve roadway safety and ride quality.
- Coordinate utility improvements with planned street rehabilitation projects.
- Promote effective pavement asset management.

II. AUTHORITY

This Policy is adopted by Resolution of the City Council and shall be administered by the City Manager or his/her designee, including the Contract City Engineer.

III. APPLICABILITY

This Policy applies to all persons, utility companies, public agencies, developers, contractors, property owners, and others performing work within the City's public right-of-way requiring excavation, trenching, boring, pavement cutting, or similar activities.

IV. MORATORIUM PERIODS

Unless otherwise approved by the City Manager or his/her designee, no pavement cuts or excavations shall be permitted within the following streets after final acceptance of the improvement:

Street Improvement	Moratorium Period
Reconstruction	Five (5) Years
Asphalt Overlay (1 1/2 inches or greater)	Five (5) Years
Mill and Overlay	Five (5) Years
Full Depth Reclamation	Five (5) Years

Slurry Seal	Three (3) Years
Microsurfacing	Three (3) Years
Cape Seal	Three (3) Years
Chip Seal	Three (3) Years
Other Surface Preservation Treatments	Three (3) Years or as determined by the City Engineer

The moratorium period begins on the date the City accepts the completed street improvement.

V. MORATORIUM STREET LIST

The Engineering Division shall maintain a current Pavement Moratorium Street List identifying:

- Street Name
- Limits
- Improvement Type
- Completion Date
- Moratorium Expiration Date

The list shall be updated annually or as new projects are accepted.

VI. EXEMPTIONS

The City Manager or his/her designee may approve work within a moratorium street only when one or more of the following conditions exist:

1. Emergency repairs necessary to restore public health or safety.
2. Repair of unexpected utility failures.
3. New utility service where no practical alternative exists.
4. City capital improvement projects.
5. Public safety improvements.
6. Work specifically required by federal, state, or court order.
7. Other circumstances determined to be in the best interest of the City.

Approval of an exemption shall not relieve the applicant from restoration requirements.

VII. PERMIT REQUIREMENTS

All work within the public right-of-way shall require an Encroachment Permit unless otherwise exempted by the Municipal Code.

Permit applications shall include:

- Plans showing proposed excavation.

- Traffic control plan, when required.
- Restoration details.
- Construction schedule.
- Utility coordination information.
- Insurance and/or bonding as required.

VIII. RESTORATION REQUIREMENTS

When excavation within a moratorium street is approved, restoration shall be completed in accordance with City Standard Specifications and the latest edition of the Standard Specifications for Public Works Construction (Greenbook), including applicable City and LA County Standard Plans.

Unless otherwise approved, restoration shall include:

A. Longitudinal Trenches

- Full lane-width restoration from lane line to lane line.
- Extend a minimum of 25 feet beyond each end of the trench where directed by the City Engineer.

B. Transverse Cuts

- Minimum restoration width of one traffic lane.
- Multiple crossings may require full-width paving.

C. Multiple Excavations

Where multiple excavations occur within close proximity, the City may require resurfacing of the entire street segment.

D. Pavement Matching

All restored pavement shall match the adjacent roadway in grade, cross slope, smoothness, and appearance.

IX. INSPECTION

All work shall be subject to inspection by the City.

Failure to comply with inspection requirements may result in suspension of work or permit revocation.

X. WARRANTY

The permittee shall warrant all pavement restoration for a period of one (1) year following City acceptance.

If settlement, cracking, raveling, or other failures occur during the warranty period, the permittee shall perform corrective work at no cost to the City.

XI. ENFORCEMENT

Failure to comply with this Policy may result in:

- Stop Work Orders.
- Permit suspension or revocation.
- Withholding of future permits.
- Restoration by the City at the permittee's expense.
- Recovery of all inspection, engineering, and administrative costs.
- Any other remedies authorized by law.

XII. APPEALS

Any person aggrieved by a determination made under this Policy may submit a written appeal to the City Manager within ten (10) calendar days of the determination.

The decision of the City Manager shall be final.

XIII. EFFECTIVE DATE

This Policy shall become effective immediately upon adoption by Resolution of the City Council and shall remain in effect until amended or repealed by the City Council.

RESOLUTION NO. 6484

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, AND SUCCESSOR AGENCY TO THE MAYWOOD COMMUNITY REDEVELOPMENT AGENCY, ADOPTING A PAVEMENT MORATORIUM POLICY

WHEREAS, the City of Maywood owns and maintains a network of public streets that represents a significant public investment;

WHEREAS, the City regularly undertakes roadway rehabilitation, resurfacing, and pavement preservation projects to improve roadway conditions and extend pavement service life;

WHEREAS, unnecessary excavation of newly improved streets can prematurely damage pavement, reduce roadway service life, and increase future maintenance costs;

WHEREAS, the City Council desires to establish procedures to protect recently improved streets while allowing necessary emergency and essential work.

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

Section 1. The City Council hereby adopts the City of Maywood Pavement Moratorium Policy attached hereto as Exhibit A.

Section 2. The City Engineer, is authorized to administer the Policy, maintain the Pavement Moratorium Street Inventory, approve restoration requirements, and review waiver requests.

Section 3. Nothing in this Resolution shall prohibit emergency repairs necessary to protect public health, safety, or welfare.

Section 4. This Resolution shall become effective immediately upon adoption.

PASSED, APPROVED AND ADOPTED THIS 26th day of August 2026.

Heber Marquez, Mayor

ATTEST:

APPROVED AS TO FORM:

Miguel Leon, Deputy City Clerk

Roxanne Diaz, City Attorney

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES
CITY OF MAYWOOD

I, Miguel Leon, Deputy City Clerk of the City of Maywood, County of Los Angeles, State of California, do hereby certify that the foregoing Resolution, being Resolution No.6484, was duly passed, approved by not less than three members of the City Council of the City of Maywood, signed by the Mayor of said City, and attested by the Deputy City Clerk, all at a regular meeting of the City Council held on the 26th day of August, 2026, that it was duly posted and that the same was passed and adopted by the following vote, to wit:

AYES:

NAYES:

ABSENT:

ABSTAINED:

Miguel Leon, Deputy City Clerk

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 10.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: DAISY GUERRERO, DIRECTOR OF BUILDING AND PLANNING

SUBJECT: CITY COUNCIL APPOINTMENT OF ONE MEMBER TO THE MAYWOOD PLANNING COMMISSION

RECOMMENDATION:

Staff recommends that the City Council appoint one member to Planning Commission Seat No. 5 for a four-year term expiring June 19, 2030.

BACKGROUND:

The Planning Commission is a five-member body appointed by the City Council that reviews and acts on matters related to planning, land use development, and community development. The Planning Commission serves an essential role in the City's planning process by acting as an advisory body to the City Council on planning and development matters. Duties of the Planning Commission include, but are not limited to:

- Holding public hearings and meetings;
- Reviewing the General Plan;
- Reviewing and recommending zoning code regulations; and
- Taking action on variances, conditional use permits, and other land use matters.

One expired term currently exists on the Planning Commission:

- Seat No. 5: Term expired June 19, 2026.

On April 22, 2026, the City Council appointed Maritza Cruz to Seat No. 5 to fill the remainder of an existing unexpired term. Commissioner Cruz's appointment was therefore limited to completing the remainder of that term, which subsequently expired on June 19, 2026. The appointment currently before the City Council is for a new four-year term for Seat No. 5, expiring June 19, 2030.

Following the expiration of the term, the City solicited applications from interested residents and individuals employed within City limits to serve on the Planning Commission. Pursuant to Maywood Municipal Code Title 9, Chapter 1, Section 9-1.02, Planning Commissioners must, at the time of application and throughout their term, be residents of the City of Maywood or otherwise employed in the City.

The application period opened on August 6, 2026, and was advertised on the City's social media platforms on August 16, August 18, and August 19. The application period closed on August 19, 2026, at 4:00 p.m.

The City received three (3) applications prior to the application deadline. The applicants, listed in alphabetical order by last name, are:

- Adan Barrera
- Maritza Cruz
- Griselda Lomeli

Staff reviewed the applications and determined that all three applicants meet the eligibility requirements for City Council consideration.

DISCUSSION:

The City Council is being asked to appoint one member to Planning Commission Seat No. 5 for a four-year term expiring June 19, 2030.

Three eligible candidates submitted applications prior to the established deadline: Maritza Cruz, Adan A. Gonzalez, and Griselda Lomeli. Commissioner Cruz currently serves in Seat No. 5 following her April 22, 2026 appointment to complete the remainder of the previous term and has submitted an application seeking appointment to the new four-year term.

The City Council may appoint one of the three eligible applicants to Seat No. 5, direct staff to re-advertise the vacancy, or provide alternative direction.

Application materials for all three candidates are attached for City Council consideration.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

Planning Commissioners receive a stipend of \$50.00 per meeting. Sufficient funding has been budgeted in Fiscal Year 2026–27 to cover the Planning Commissioners' stipends.

ATTACHMENT(S)

1. PC Application Adan Barrera
2. PC Application Martiza Cruz
3. PC Application Griselda Lomeli



APPLICATION FOR PLANNING COMMISSIONER
City of Maywood

Date Stamp Received

RECEIVED AUG 19 2026

4319 E. Slauson Ave., Maywood, CA 90270 • Telephone (323) 562-5700 • Fax (323) 773-2806

Submittal Requirements (Completed Application must contain the following)

- ☒ Completed, signed Application ☒ Three (3) references with contact information ☒ Resumé

Instructions (Please Type or Print Clearly)

All requested information must be furnished on the Application itself. Resumes, attachments and other supporting documentation cannot be substituted for an Application form. It is important that you answer all questions on your Application fully and accurately. If additional space is needed to answer questions, attach additional sheets.

Completed Applications should be returned to the City Hall, 4319 E. Slauson Ave., Maywood, CA 90270 or by email to daisy.guerrero@cityofmaywood.org

Information Sheet

1. Please confirm that you are applying for a Planning Commission seat: ☒ Yes ☐ No
2. Have you ever served on the City of Maywood Planning Commission or been employed by the City? ☒ Yes ☐ No
- If yes, in what capacity and when (months/years) In the Public Works Department as a part time maintenance worker from July 2022 - August 2026.

3. Name: Barrera Gonzalez (Last) Adan (First) Alejandro (Middle)

4. Residential Address: [REDACTED] Maywood, CA 90270

5. Phone Number: [REDACTED] Email: [REDACTED]@gmail.com

6. Are you a registered voter in the City of Maywood? ☒ Yes ☐ No
7. Do you currently reside within the incorporated City limits? ☒ Yes ☐ No
8. Do you currently work within the incorporated City limits? ☒ Yes ☐ No

9. Occupation and Place of Employment: PT Maintenance Worker - City of Maywood

10. Do you have any relatives currently working for the City of Maywood? ☐ Yes ☒ No

If Yes, please list name(s) and relationship: _____

11. List Community/Professional Organizations in which you hold active membership(s). In addition, please list any positions of responsibility held:

Currently none.

12. Please state the reasons you are interested in being a member of the Planning Commission:

I'm interested in being a member of the planning commission to be in a position in which I am able to be of service by listening to both residents and business owners's wishes and concerns and then be able to help by making recommendations and decisions that leads to consensus and that also leads to a benefit like protecting the environment, promote economic growth and helping improve quality of life in the city.

13. Please state your reasons as to why your background and/or experience makes you a suitable candidate for appointment to this position:

My background as a young adult resident who is attending CSULA as a political science major, has gone to church, school and work in the area has given me insight as to how life is in the city we call home. My experience involves working in private sector jobs in the area like the Superior Grocers right across city hall and the Amazon Fresh right at the boundary between Maywood and Vernon which has given me insight into some of the challenges business owners and workers face. I have been involved in various service programs throughout my lifetime like Maywood Center's Enriched Studies Interact Club and East Los Angeles College Corps which has put me in the forefront of issues like the environment, food insecurity and education. I have also worked for the city's public works department for over 4 years as a maintenance worker which has allowed me to form connections with residents and also have a firsthand view of the state of our city and the conditions of our parks and other public infrastructure.

14. Please briefly express your views regarding current and future development in Maywood:

I believe that the current development landscape in Maywood is that it is already mostly developed with most of the city being residential meanwhile most commercial development being concentrated on Slauson Ave & Atlantic Blvd. I believe that future development should, when possible, be mixed-use development due to the limited land we have in the city and that we should explore ways to cut back on our parking lot footprint. I also believe that we should promote eco-friendly development when possible and the creation and maintaining of community spaces that help bring people together.

15. References (Provide the names and contact information for three (3) individuals who we can contact)

1. _____
(Name)

Home Number: _____

Cell Number: _____

2. _____

Home Number: _____

Cell Number: _____

3. _____
(Name)

Home Number: _____

Cell Number: _____

DISCLOSURE AND REGULATORY REQUIREMENTS

Conflict of Interest Disclosure – In compliance with state law, appointed officials may be required to file a Statement of Economic Interests upon appointment to office, and annually thereafter.

I, acknowledge, that if appointed, I am required to make information available as to any potential conflict of interest arising from my business/affiliations where that affiliation or business may be doing business with the City of Maywood, or any decisions taken by the City of Maywood that may influence that business or affiliation as well as provide other information as required by the California State Fair Political Practices Commission. The City will provide appointees with the filing form and instructions.

A.B.
Initials

Attendance (MMC §9-1.05) – Commission members are required to attend meetings on a regular basis, and are automatically removed if a member does not attend three regularly scheduled meetings within any calendar year.

A.B.
Initials

Mandatory Ethics Training (Government Code §53234) – In compliance with state law, if appointed, I agree to complete an approved AB1234 Ethics Training seminar within one year of appointment and agree to maintain my compliance throughout my entire term in office.

A.B.
Initials

I, the undersigned, certify that the foregoing information is true and correct and that I am sincerely interested in serving in this position for the City of Maywood. Furthermore, I, the undersigned, acknowledge that this application qualifies as a public record and that all information furnished on the application itself and any supporting documents attached hereto will be treated as a public record and I, therefore, waive any perceived rights to privacy of the information furnished.



Applicant's Signature

8/19/2026

Date

FOR INTERNAL USE ONLY

Meets Minimum Requirements: ☒ Yes

☐ No

Residency and/or Employment Verified: ☒ Yes

☐ No

Application Active Until:



Adan Barrera

Maywood, CA, 90270 | [REDACTED]

EDUCATION

California State University, Los Angeles

August 2026 - Present

Major: Political Science - Public Administration Option

East Los Angeles College

Graduated June 2025

Degree: Associate in Arts Degree for Computer Science Information Technology

Skills Certificate: Skills Certificate for Cyber Security

Santa Monica College

August 2021 - August 2022

Major: Computer Science

Maywood Center for Enriched Studies

Graduated June 2021

High School Diploma

WORK EXPERIENCE

City of Maywood - Public Works Department

July 2022 - August 2026

Maintenance Worker (PT)

- Perform routine maintenance of city streets, city facilities and city parks ensuring they are safe, clean, and that infrastructure and equipment works as intended
- Assist in the preparation, setup and execution of city events

East Los Angeles College - California College Corps / LA Legacy

March 2025 - May 2026

College Corps Fellow

- Support LA Legacy's College Persistence Program aiding future and current college students through workshops and mentoring
- Support staff supervising children and adults ranging from elementary to middle 20s
- Participate in various volunteering opportunities focused on K-12 education, climate action and food insecurity

East Los Angeles College - Admissions & Records Office

March 2025 - May 2026

Student Worker

- Support staff with live chat support in answering questions regarding applications, registration, student enrollment records and academic policies
- Organize and file processed forms for easy retrieval and for long term storage

Securitas - El Monte Comprehensive Center

March 2024 - September 2024

Security Guard

- Conduct patrols on foot of both the interior and exterior of the site and of its parking lots, escorting patients and staff to their vehicles
- Provide dispatch services which involve monitoring cameras, radio requests, paging staff and patients, and coordinating incident and emergency response via radio, overhead paging, and landline phone. After incidents and emergencies collect information and prepare an incident report

ADDITIONAL INFORMATION

Languages: English (fluent), Spanish (semi-fluent)

Licenses: Valid Class C Driver License, Valid CA Guard Card

Certifications: Valid Adult and Pediatric First Aid/CPR/AED Certification, Valid Tear Gas Permit, Valid Baton Permit

Technical Skills: ADP Workforce Now, Google Workspace, Microsoft 365, Social Media



APPLICATION FOR PLANNING COMMISSIONER

City of Maywood

Date Stamp Received

8/18/2022

4319 E. Slauson Ave., Maywood, CA 90270 • Telephone (323) 562-5700 • Fax (323) 773-2806

Submittal Requirements (Completed Application must contain the following)

☒ Completed, signed Application ☒ Three (3) references with contact information ☒ Resumé

Instructions (Please Type or Print Clearly)

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Completed Applications should be returned to the City Hall, 4319 E. Slauson Ave., Maywood, CA 90270 or by email to daisy.guerrero@cityofmaywood.org

Information Sheet

1. Please confirm that you are applying for a Planning Commission seat: ☒ Yes ☐ No
2. Have you ever served on the City of Maywood Planning Commission or been employed by the City? ☐ Yes ☒ No
- If yes, in what capacity and when (months/years) _____

3. Name: MARITZA (Last) CRUZ (First) _____ (Middle)

4. Residential Address: _____ MAYWOOD CA 90270

5. Phone Number: _____ Email: _____@YAHOO.COM

6. Are you a registered voter in the City of Maywood? ☒ Yes ☐ No
7. Do you currently reside within the incorporated City limits? ☒ Yes ☐ No
8. Do you currently work within the incorporated City limits? ☒ Yes ☐ No

9. Occupation and Place of Employment: MEMBER SERVICES/ LOS ANGELES POLICE PROTECTIVE LEAGUE

10. Do you have any relatives currently working for the City of Maywood? ☐ Yes ☒ No

If Yes, please list name(s) and relationship: _____

11. List Community/Professional Organizations in which you hold active membership(s). In addition, please list any positions of responsibility held:

NONE AT THE MOMENT

12. Please state the reasons you are interested in being a member of the Planning Commission:

I want to play an active role in shaping the future of my community. Being part of the planning commission allows me to contribute to decisions that directly affect neighborhoods, quality of life, and long-term growth.

I strongly believe on the importance of listening to community members and want to help guide decisions that not only address current needs but also prepare the city for future challenges.

13. Please state your reasons as to why your background and/or experience makes you a suitable candidate for appointment to this position:

Being a Maywood resident for 29yrs and counting I believe I understand some of my community needs, challenges. Living and engaging in certain community event.s allows me to represent residents concerns effectively. I take responsibilities seriously and act with honesty and fairness. i understand the importance of transparencyand accountabilty in a role.

I am open to learning more and continously improving and also willing to educate myself on policies, regulations, and best practices to contribute meaningfully.

14. Please briefly express your views regarding current and future development in Maywood:

Looking ahead, I support thoughtful development. Responsible use of land and enviromentally sustainable practiceses. Overall future developement should prioritize community needs, safety, and long term sustainability.

15. References (Provide the names and contact information for three (3) individuals who we can contact)

1. [REDACTED]
(Name)

Home Number: [REDACTED]

Cell Number: [REDACTED] 9

2. [REDACTED]
(Name)

Home Number: [REDACTED]

Cell Number: [REDACTED] 3

3. [REDACTED]
(Name)

Home Number: [REDACTED]

Cell Number: [REDACTED] 9

DISCLOSURE AND REGULATORY REQUIREMENTS

Conflict of Interest Disclosure – In compliance with state law, appointed officials may be required to file a Statement of Economic Interests upon appointment to office, and annually thereafter.

I, acknowledge, that if appointed, I am required to make information available as to any potential conflict of interest arising from my business/affiliations where that affiliation or business may be doing business with the City of Maywood, or any decisions taken by the City of Maywood that may influence that business or affiliation as well as provide other information as required by the California State Fair Political Practices Commission. The City will provide appointees with the filing form and instructions.

MC
Initials

Attendance (MMC §9-1.05) – Commission members are required to attend meetings on a regular basis, and are automatically removed if a member does not attend three regularly scheduled meetings within any calendar year.

MC
Initials

Mandatory Ethics Training (Government Code §53234) – In compliance with state law, if appointed, I agree to complete an approved AB1234 Ethics Training seminar within one year of appointment and agree to maintain my compliance throughout my entire term in office.

MC
Initials

I, the undersigned, certify that the foregoing information is true and correct and that I am sincerely interested in serving in this position for the City of Maywood. Furthermore, I, the undersigned, acknowledge that this application qualifies as a public record and that all information furnished on the application itself and any supporting documents attached hereto will be treated as a public record and I, therefore, waive any perceived rights to privacy of the information furnished.

[Redacted Signature]

's Signature

4 / 10 / 2026

Date

FOR INTERNAL USE ONLY

Meets Minimum Requirements: ☒ Yes

☐ No

Residency and/or Employment Verified: ☒ Yes

☐ No

Application Active Until:

[Redacted Date]

Maritza Cruz

SUMMARY OF QUALIFICATIONS:

An energetic self-starter with a successful track record in Customer Service and Benefits Administration. Particular strengths include excellent interpersonal skills, detailed oriented, logical, and have the ability to use a methodological approach to problem solving.

PROFESSIONAL EXPERIENCE:

The Los Angeles Police Protective League

2/22/22-Current

Benefits Administrator

Recruitment Family Orientation:

- Prepare recruitment folders
- Attend recruit class w/ Director
- Present benefit options, dental, life ,Ltd

Wellness Day:

- Prepare all member information handouts and forms
- Arrange with IT equipment needed
- Drive out to LAPD division or location of event
- Set up and take down booth

Benefits:

- Answer phones
- Help members with plan questions or concerns
- Follow up with members enrollment pending items
- Research members deduction/plan discrepancies
- Process retirement paperwork request
- Process active and retiree enrollments
- Prepare retiree pension report and submit to city
- Help members with life event enrollments
- Process personal information update requests
- Life claim process
- LTD claim process
- End of Watch

Arcadis**6/13/19- 03/05/20****Administrative Office Assistant (Human Resources Admin)**

- Front office, general office duties
- Onboarding/off boarding, benefit explanation, open enrollment and more
- Translation (English/Spanish) and employee relations
- Assist and support office personnel
- Maintain schedule and coordination of conference room meeting spaces
- Catering coordination to include set up\tear down of internal client meetings and events
- Arrange travel for staff as needed
- Forward information by receiving and distributing communications, collecting and mailing correspondence, disseminating messages to appropriate staff.

Paradies Lagardere**7/30/17-6/13/19****Human Resources/Benefits Administrator**

- Time Keeping using Micros programs
- Recruiting
- New Hire Orientation
- Employee Relations
- Plan and oversee employee events and recognitions
- Process Request for LOA
- Investigations
- Prepare disciplinary actions forms to be issued
- Union environment
- Supporting General Manager
- Office Duties-Order supplies, meeting set up, front office, meet and greet guests

HMS**11/19/13-8/4/17****Administrative Clerk**

- Oversee Front Office
- Respond to phone inquiries from Vendors, Employees
- Answer emails and respond to inquiries from Vendors, and Employees
- Authorize signer -Badging Applications for Associates/ Managers
- Prepare Badge retrieval
- Process Vendors for Badging Program
- New Hire Orientation set up
- Create New Hire files
- Submit request to WOC (work opportunity credit)
- Create micros cards, activate and issue
- Research pay discrepancies
- Sort and Distribute USPS, Fed-Ex, UPS

- Process shoe orders for employees
- Process Sick Forms for payroll
- Process Parking Pass reimbursements for payroll
- Operation Support to 3 Directors of Operation as well as HR team
- Track and Organize monthly Safety reporting for all of 37 Restaurants

Kaiser Walnut Center

7/15/10-10/13

Administrative Assistant

- Provided administrative support
- Room reservations
- Prepare documentation for meetings
- General office duties

FAMSA

HR Benefits Administrator

9/26/08-4/24/09

- Benefit Enrollment/New hire benefit meetings
- Process Benefit enrollment forms medical, dental, 401k, and life insurance
- Benefit reconciliation
- New Hire Benefits data entry using ADP payroll system
- Process and Approve employee purchases and set up payroll deductions
- Research employee purchase discrepancies
- Heavy Phone contact with employee's and store personnel
- Data Entry
- General Office Duties



APPLICATION FOR PLANNING COMMISSIONER

City of Maywood

Date Stamp Received

8/12/20

[Signature]

4319 E. Slauson Ave., Maywood, CA 90270 • Telephone (323) 562-5700 • Fax (323) 773-2806

Submittal Requirements (Completed Application must contain the following)

☒ Completed, signed Application

☒ Three (3) references with contact information

☒ Resumé

Instructions (Please Type or Print Clearly)

All requested information must be furnished on the Application itself. Resumes, attachments and other supporting documentation cannot be substituted for an Application form. It is important that you answer all questions on your Application fully and accurately. If additional space is needed to answer questions, attach additional sheets.

Completed Applications should be returned to the City Hall, 4319 E. Slauson Ave., Maywood, CA 90270 or by email to daisy.guerrero@cityofmaywood.org

Information Sheet

1. Please confirm that you are applying for a Planning Commission seat: ☒ Yes ☐ No
2. Have you ever served on the City of Maywood Planning Commission or been employed by the City? ☐ Yes ☒ No
- If yes, in what capacity and when (months/years) _____

3. Name: Lomeli (Last) Griselda (First) _____ (Middle)

4. Residential Address: _____ Maywood, Ca 90270

5. Phone Number: _____ Email: _____@icloud.com

6. Are you a registered voter in the City of Maywood? ☒ Yes ☐ No
7. Do you currently reside within the incorporated City limits? ☒ Yes ☐ No
8. Do you currently work within the incorporated City limits? ☐ Yes ☒ No

9. Occupation and Place of Employment: AltaMed Health Services - Corporate Office

10. Do you have any relatives currently working for the City of Maywood? ☐ Yes ☒ No

If Yes, please list name(s) and relationship: _____

11. List Community/Professional Organizations in which you hold active membership(s). In addition, please list any positions of responsibility held:

I currently work for AltaMed Health Services as an Executive Assistant in the Government Affairs and Civic Engagement department. In this role, I collaborate on outreach efforts to the Southeast Los Angeles (SELA) communities for voter registration. I also provide assistance during city disasters and help keep the community updated and informed about their coverage and available programs.

12. Please state the reasons you are interested in being a member of the Planning Commission:

My name is Griselda Lomeli, and I have been a proud resident of Maywood since I was a child. Growing up here has given me a deep appreciation for our community and its unique character. I write to express my strong interest in becoming a member of the Maywood Planning Commission. I am eager to give back to the community that has shaped me by contributing my voice and perspective to help guide the development and future growth of our town.

13. Please state your reasons as to why your background and/or experience makes you a suitable candidate for appointment to this position:

With my background and experience in administration and management, I believe I would be a strong fit for this position. I am committed to advocating for the city's future, supporting its growth, and serving our residents. I aim to help and guide by recommending effective processes and manageable solutions.

14. Please briefly express your views regarding current and future development in Maywood:

Being part of the commission would be a meaningful opportunity to ensure that Maywood continues to thrive while preserving the qualities that make it special to all of us. I am passionate about working collaboratively to build a future that reflects the needs and values of our residents.

15. References (Provide the names and contact information for three (3) individuals who we can contact)

1. [REDACTED]
(Name)

Home Number: [REDACTED] 3

2. [REDACTED]
[REDACTED]

Number: [REDACTED]
Cell Number: [REDACTED]

3. [REDACTED]
[REDACTED]

[REDACTED]: [REDACTED]
[REDACTED] }

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Initials

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GL
Initials

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Applicant

8/12/2026
Date

FOR INTERNAL USE ONLY

Meets Minimum Requirements: ☒ Yes ☐ No

Residency and/or Employment Verified: ☒ Yes ☐ No

Application Active Until: ☐

Griselda Lomeli

Maywood, CA | [REDACTED] .com

Intuitive individual supporting high-level executives in demanding environments with trustworthiness that always exceeds expectations. Excellent project management, presentation, and communication skills. Confident, Resourceful Human Resources professional with an academic background in human resources management and hands-on experience hiring, training, and developing employees.

Skills

- Proficient in APTOS (POS), Transfer systems, MS Office (Word, Excel, PowerPoint, Access, Adobe, Outlook, Gant software), Visio, HTML, Photoshop, Publisher, MS Project, Peoplesoft, Concur, Kronos, Opti freight.
- Exceptional communication and problem-solving skills
- Proficient in performing accounting functions.
- Bilingual (fluent in English & Spanish)
- Managing calendars, travel arrangements, meeting coordination and minutes
- Training and supervising personnel
- Policy and procedure development
- System and process implementations

Experience

AltaMed Health Services

- Executive Assistant, Government Relations
- Aug 2019- Current
 - Provide staff support and assist the SVP of Government & External Affairs and VP of Government Relations with calendar management, scheduling/coordinating meetings, event meeting coordination, catering orders, and preparing meeting handouts.
 - Provide executive-level assistance and administrative support to government relations and civic engagement teams.
 - Performs other administrative duties, miscellaneous projects, and tasks assigned by other departments.
 - Prepare check requests and purchase orders and processes expense reimbursements as needed.
 - Support the Civic Engagement team with community outreach events and civic engagement.
 - Development of Standard Operational Procedures for department processes.
 - Train other Executive Assistant new hires for CAO/CEO department.
 - Prepare and schedule Board Legislative Meetings and complete meeting minutes.
 - Coordinate internal and external meetings with Elected Officials for the CEO.
 - Coordinate Elected officials' visits to the clinic sites.
 - Support Government Affairs and Civic Engagement with internal and external events.
 - Coordinate annual company events such as Day at the Capital in Sacramento
 - Coordinate transportation for annual Employee recognition event

Cedars -Sinai Hospital

- Human Resources Compliance & Labor Relations / Management Assistant II
- Nov 2018- Aug 2019
 - Provides staff support to the Human Resources Directors of Compliance, Litigation, and Labor Relations, with calendar management, scheduling/coordinating meetings, catering orders, and preparing meeting handouts.
 - Provide complete executive-level assistance and administrative support to the human resources team.
 - Serve as department Safety Rep, SDAN/Lawson, and Kronos editor.
 - Performs other administrative duties, miscellaneous projects, and tasks as assigned.

Griselda Lomeli

- Prepare check requests, purchase orders, and processes expense reimbursements as needed.

WSS/Eurostar

- Operation Support Manager / Executive Assistant - Operations
- Sept 2010- Nov 2018
 - Direct assistant to Vice Presidents
 - Secondary contact regarding operational procedures and communications for stores and other corporate departments.
 - Provides complete executive-level assistance and administrative support to human resources, marketing, merchandise, IT, and finance department on particular projects and events.
 - Delivering new/updated initiatives, procedures, promotions, and events to all staff.
 - Launching new projects for stores along with SOPs (Standard Operational Procedures).

La Curacao

- Sr. Benefits Specialist / HR Generalist – Human Resources
- Apr 2006- Sept 2010
 - Direct assistant to CEO, Vice President, and director of human resources
 - Specialized with associates' benefits (Medical, Dental, Vision, and 401k) plans.
 - Conduct Benefit training meetings with current & new associates.
 - HR Generalist tasks (new hire process, orientation, paperwork processing).

La Curacao

- Store Administrative Assistant /Credit Associate
- Aug 2003- Apr 2006
 - Work directly with the store manager, sales manager, and operations manager
 - Provide Administrative Assistance to the store Supervisors & Associates
 - Run daily, weekly, monthly, and quarterly reports for sales & margin results.
 - Partnered with the Human Resources department and maintained management team attendance records, vacation, and sick days.

Education

CalState LA – Los Angeles, CA

Attending to earn a B.A. in Public Health
Expected to graduate in 2029

East Los Angeles College/ Los Angeles, CA.

August 2013 – June 2025

- Associate degree in Business Administration in Management
- Associate Degree in General Studies

Graduated in June 2025

East Los Angeles College/ Los Angeles, CA.

June 2024 – Earned Advanced Accounting Specialist skill certificate

Bell High School/ Bell, CA.

High school diploma

AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 11.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: JOHN THORNTON, COMMUNITY SERVICES SUPERVISOR

SUBJECT: DISCUSSION AND DIRECTION REGARDING OPTIONS FOR A CHRISTMAS TREE AND OTHER CHRISTMAS DÉCOR FOR THE CITY.

RECOMMENDATION:

Staff recommends that the City Council:

1. Receive and discuss the proposed holiday décor enhancement options.
2. Provide direction regarding the preferred holiday décor design and level of investment.
3. Authorize staff to continue working with the selected vendor to finalize design concepts, negotiate pricing, and return to the City Council with a final agreement for approval.

BACKGROUND:

The City of Maywood has a tradition of celebrating the holiday season through its annual Tree Lighting Ceremony and seasonal decorations displayed throughout City Hall and along major corridors. These decorations have become an important part of the City's holiday tradition by bringing residents together, encouraging community pride, and creating a festive atmosphere for families and visitors.

Many of the City's current holiday decorations have been in service for several years and have exceeded their expected useful life. Due to repeated seasonal installation and storage, many decorations have experienced normal wear and tear, including fading, broken lighting components, damaged decorations, and aging hardware. In many cases, replacement parts are no longer readily available, making repairs increasingly difficult and costly.

As the City continues investing in community events and beautification efforts, staff believes it is appropriate to evaluate replacing portions of the City's existing holiday décor with newer commercial-grade products that provide greater durability, improved appearance, enhanced safety, and longer service life.

To assist the City Council in evaluating potential improvements, staff requested conceptual proposals from two professional municipal holiday décor companies specializing in large-scale holiday installations. Each proposal includes various design concepts, pricing options, and examples of holiday displays that could enhance the City's annual holiday celebrations while providing reusable equipment designed for long-term municipal use.

DISCUSSION:

The purpose of this agenda item is to obtain City Council direction regarding future investments in the City's holiday décor program.

Staff believes the City's holiday decorations present an opportunity to modernize the City's annual holiday celebration while creating a more welcoming environment for residents and visitors. The proposed concepts focus on replacing aging decorations with high-quality commercial décor that can be reused for many years while reducing future maintenance costs.

Christmas Tree Replacement

One of the most significant improvements proposed is replacing the City's existing Christmas tree with a new 20-foot commercial-grade decorated tree. Due to vandalism last holiday season, the existing tree is not serviceable and replacement parts are not available.

The proposed tree is substantially larger than the City's existing display and would become the focal point of the City's annual Tree Lighting Ceremony. The tree includes:

- Commercial-grade steel frame construction
- Premium LED lighting
- Decorative ornaments and floral accents
- Decorative tree topper
- Elevated display platform with custom City branding
- Replaceable commercial components
- Manufacturer warranty coverage

Unlike the City's existing tree, the proposed tree is specifically designed for municipalities and repeated seasonal installation. Individual lighting and decorative components can be replaced if damaged, allowing the City to extend the life of the investment without replacing the entire tree.

The larger display would also create a stronger visual centerpiece for the City's Tree Lighting Ceremony and provide an attractive backdrop for family photographs, community gatherings, and seasonal programming.

Holiday Street Decorations

Both proposals include replacement of aging holiday pole decorations with new commercial-grade illuminated displays.

New pole decorations would:

- Enhance major City corridors.
- Improve nighttime visibility.
- Create a consistent holiday appearance throughout the community.
- Utilize durable commercial materials designed for repeated installation.
- Include manufacturer warranties and replaceable components.

Custom Holiday Banners

The proposals also include replacing the City's aging holiday banners with custom-designed banners reflecting the City's identity.

Benefits include:

- Improved streetscape appearance.
- Stronger community branding.
- High-quality UV-resistant materials.
- Durable banner hardware.
- Ability to replace banner graphics without replacing the mounting hardware.

Multi-Holiday Use

An additional benefit of the proposed improvements is that many of the decorative elements are **not limited to Christmas**.

The City would be investing in infrastructure that can support multiple holidays and community celebrations throughout the year.

Examples include:

- Independence Day
- Veterans Day
- Memorial Day
- Día de los Muertos
- Hispanic Heritage Month
- Pride Month
- Breast Cancer Awareness Month
- City anniversaries
- Community festivals
- Civic celebrations

The proposed banner hardware allows banners to be easily changed throughout the year, while the optional permanent RGB lighting system for City Hall can display different colors to recognize holidays, awareness campaigns, and community events without requiring additional installations.

This approach allows the City to maximize its investment by utilizing the same infrastructure for numerous events rather than purchasing decorations solely for the Christmas season.

Long-Term Investment

Staff views this proposal as a long-term capital investment rather than an annual expense.

Benefits include:

- Replacement of aging and damaged holiday decorations.
- Larger, more attractive Christmas tree.
- Reduced annual repair costs.
- Commercial-grade materials designed for municipal use.
- Manufacturer warranties.
- Replaceable components.
- Improved safety and reliability.
- Enhanced community appearance.
- Increased opportunities for community engagement.
- Attractive photo opportunities for residents and visitors.
- Flexible décor that can support multiple holidays throughout the year.
- Increased civic pride.

ESTIMATED PROJECT COSTS

Based on the proposals received, the estimated costs include:

Item	Estimated Cost
20-foot Commercial Christmas Tree	\$20,000–\$28,500
Decorative Pole Displays	\$55,000–\$74,000
Custom Holiday Banners	\$5,000–\$21,500
Tree Protection Fence	Approximately \$4,000
Permanent RGB City Hall Lighting (Optional)	Approximately \$20,000

Depending upon the final design selected by the City Council, the total project investment could range from approximately **\$50,000** for a basic enhancement package to approximately **\$150,000** for a comprehensive citywide holiday enhancement program.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

Assuming the full amount of up to \$150,000 is required and approved, an additional appropriation

will be necessary. The table below provides a summary of the General Fund's estimated fund balance based on the FY 2026–27 adopted budget and updated to reflect actions taken at the July 22, 2026, City Council meeting, assuming this item is approved.

F.Y. 2026-27 Impact: \$50,000-\$150,000	Current F.Y. Budget: 2026-2027
Fund Impacted: 100-General Fund	Appropriation requested: \$50,000-\$150,000
Estimated General Fund Reserve Fund Balance as of 7/22/26 Council Meeting: \$11,244,600	Updated General Fund Estimated Fund Balance, assuming an additional \$150,000 appropriation: \$11,094,600

ATTACHMENT(S)

1. Holiday Lights Quote City of Maywood 2026
2. St. Nick City of Maywood - Holiday Decor 2026



CITY OF MAYWOOD



Holiday Enhancement Proposal

CELEBRATION HOLIDAY STUDIO | COURTNEY@CELEBRATIONHOLIDAYSTUDIO.COM | (949) 508-1699



celebration
HOLIDAY STUDIO

Holiday Vision For City of Maywood

- Refresh and elevate the city's overall holiday décor experience
- Create engaging, photo-worthy moments for residents and community events
- Replace aging décor with durable, high-impact elements that can be reused each season
- Introduce flexible lighting options for City Hall to celebrate holidays year-round



DECORATED TOWER TREE

A commercial-grade holiday tree designed to replace the city's existing structure with a more polished and visually impactful centerpiece. This upgraded design features dense foliage, professional-grade LED lighting, and coordinated ornamentation, with multiple colorways available for a cohesive, elevated look. The tree features a 10.6' base width to fit within the existing location.

A lit starburst tree topper adds presence and creates a strong focal point for the annual Tree Lighting Ceremony and surrounding activities. Compared to the previous 14' panel tree, this option offers a more refined and modern aesthetic.

Built for durability and repeat seasonal use, individual branches can be replaced or refurbished as needed, helping extend the lifespan of the tree and protect the city's investment.

20' Lit Decorated Tree & 2' Starburst Topper

\$21,070



TREE PROTECTION FENCE

Provide a clean, professional barrier around the tree to help deter vandalism and protect the city's investment. This fence creates a clear boundary that discourages tampering while maintaining visibility of the display for residents and visitors.

Designed for durability and seasonal use, the fence offers a simple, effective way to preserve the integrity of the tree and reduce the risk of damage year after year.

(1) 40' Green Fence

\$4,240



CUSTOM VINYL BANNERS

Replace existing banners with a cohesive, elevated design that enhances the streetscape. Proposed as 30" x 96" single banners, they feature a custom design inspired by the Art Deco architecture of City Hall for a more unified, distinctive look.

Refined graphics and color palettes create a stronger visual presence while maintaining a versatile holiday theme that can extend beyond Christmas. We recommend replacing hardware to ensure consistency and longevity, using high-quality systems engineered to withstand up to 70 mph winds and backed by a 6-year warranty.

(67) 30"x96" Vinyl Banners with Custom Graphics	\$10,586
(67) Single Banner Hardware Sets	\$10,817
(67) Banners with Hardware Total	\$21,403



STARBURST POLE MOUNTS

Starburst-themed illuminated pole mount décor complements the Art Deco banner design and creates a cohesive, citywide look. This style offers a clean, architectural feel with a neutral seasonal aesthetic that can remain in place beyond Christmas.

These are a significant upgrade from the previous 4' pole mounts, scaled appropriately for the city's light poles to improve visibility and overall impact. Constructed with a durable aluminum frame and illuminated with LED rope light, they provide a bright, consistent display with both day and nighttime appeal while holding up to repeat seasonal use.

(67) 8' Lit Starburst Pole Mounts

\$73,633



POLE GARLAND DECOR

Enhance existing light poles with warm white illuminated garland for a clean, classic look. Each pole features two 9' x 14" lit garland sections with gold mylar bows to accent the Art Deco theme carried throughout the holiday décor.

We recommend bow hardware kits to maintain shape and ensure a crisp, polished finish. Designed for durability and repeat seasonal use, this provides a simple, high-impact upgrade across key corridors.

(59) 18' Lit Garland Pole Accents	\$11,760
(118) Gold Mylar Bows (2 Per Pole)	\$7,670
(118) Bow Support Kit Hardware	\$8,614
(59) Pole Garland Accent Kits Total	\$28,044



YEAR ROUND RGB LIGHTING

Enhance City Hall with permanent, programmable RGB lighting that highlights the building's Art Deco architecture and creates a polished, high-end presence year-round. The system delivers a clean, uniform glow without visible hotspots or exposed elements.

Fully controllable, the lighting can shift for holidays, city events, and awareness campaigns, from subtle warm white to dynamic color displays, creating a versatile focal point for the community.

In addition to aesthetics, it improves visibility and safety by keeping the building consistently illuminated overnight. Built for long-term performance, it offers a low-maintenance solution that eliminates the need for repeated seasonal installs while delivering lasting impact.

Roofline Lighting Installed on Perimeter

\$20,000



Investment Summary

Seasonal Holiday Program

- (1) 20' Lit Decorated Tree with Topper
- (1) Tree Protection Fence
- (67) Custom Banners with Hardware
- (67) Lit Pole Mounts
- (59) Garland Accent Kits with Bow Hardware

\$148,390

Permanent Lighting Upgrade

Roofline RGB System (Installed)

\$20,000



Pricing Notes

Pricing shown does not include applicable sales tax or freight.

Installation is not included for seasonal décor elements.

Permanent roofline lighting is quoted as a complete installed system.

A maintenance contract is recommended for the roofline lighting and can be finalized following site review and confirmation of product and installation approach.





THANK YOU

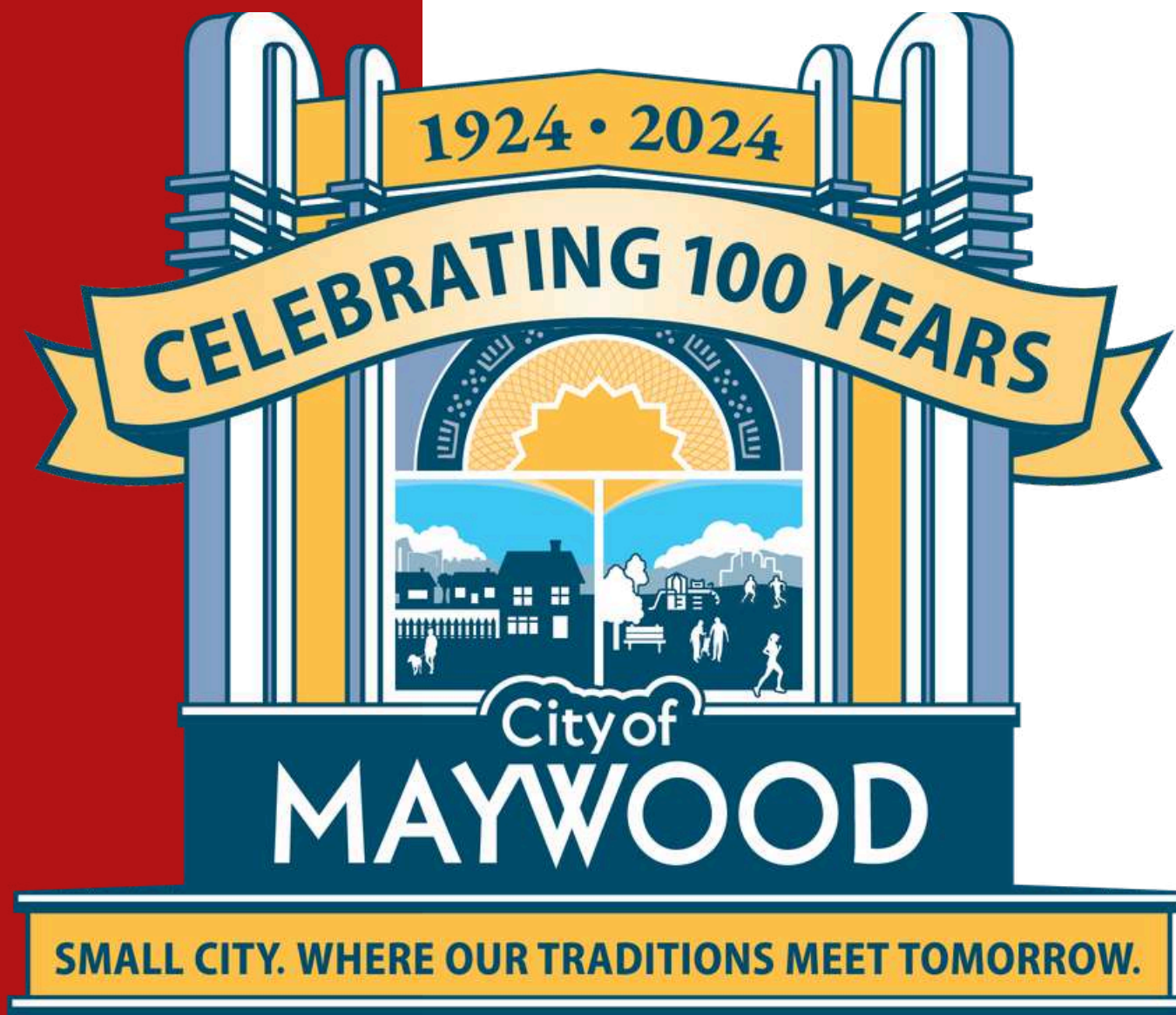


We Look Forward to Making Your Holiday Bright

CELEBRATION HOLIDAY STUDIO | COURTNEY@CELEBRATIONHOLIDAYSTUDIO.COM | (949) 508-1699



celebration
HOLIDAY STUDIO



**CITY OF
MAYWOOD**

MARCH 23, 2026

All rendering artwork, photos, and design concepts are property of:





Dear City of Maywood,

St. Nick's Christmas Lighting & Décor is pleased to present this customized 2026 holiday décor proposal for the City of Maywood. Our goal is to deliver a festive, high-impact display that reflects community pride, supports seasonal activation, and provides a polished experience from installation through removal.

This concept has been developed to align with the city's visual goals, budget considerations, and operational needs. Our team brings extensive experience delivering holiday lighting and décor programs for municipalities, public venues, and high-traffic destinations throughout Southern California. We combine creative design, quality materials, safe installation practices, and responsive project management to ensure a successful season.

This proposal includes a 20-foot decorated tree, pole mount displays, and custom holiday banners designed specifically for Maywood. We have also included visual examples of comparable installations to demonstrate quality, scale, and presentation.

Thank you for the opportunity to submit this proposal. We appreciate your consideration and would be honored to partner with the City of Maywood on this year's holiday program.

Thank you,

Jovany Villela,

Account Executive



COMPANY PROFILE



- Founded 1998 business, dba St. Nick's (28 years)
- T&G Global, LLC (CA)
- Tax ID #68-0636192
- 14 full-time employees, 30-45 seasonal staff
- B-General Building Contractor #990427
- Certified Small Business Supplier #1626660
- County of Los Angeles Small Business Enterprise (LSBE) Vendor #16942501
- Business Address: 6861 Walker Street, La Palma, CA 90623
- Telephone: (562) 438-0017
- Fax: (562) 437-4242
- Contact Name: Jovany Villela, Account Executive
- Website: www.St-Nicks.com

Nicholas Adams
Founder and Legal Compliance

Wade Francis
Chief Financial Officer

Brenda Sheridan
Director of Operations

Daniel Christenson
Director of Sales

Stephanie Escobar
Creative Director

Carlos Vasquez
Sr. Installer & Project Manager

Alonso Salazar
Sr. Installer & Project Manager

20' Tree



20' Frame Tree

- 20-foot commercial frame tree with LED lighting, fully decorated with commercial-grade ornaments and floral accents in the City of Maywood's selected color package.

4' Tree Riser Platform

- Commercial-grade elevated base designed to enhance visibility and create a clean, finished presentation. Includes custom vinyl wrap for City of Maywood branding or holiday messaging (design included at no additional cost).

Pole Mounts



7.5' Pole Mount

High-impact decorative pole mount designed for professional municipal street installations.

-Premium Upgrade LED Ornament Pole Mount – 24V

- 7.5-foot pole mount constructed with a commercial-grade metal frame, wrapped in colored PVC mesh, and illuminated with integrated LED lighting.
- Commercial-grade frame with secure mounting hardware
- Designed for outdoor municipal installation
- Additional design options available upon request

Holiday Banners



Holiday Vinyl Banners

Full-color street pole banners on reinforced vinyl with a high-gloss, UV-coated finish for fade resistance. Banners include double-stitched hems, wind slits, and reinforced grommets for durability.

- Approximate size: 36" x 95" (city-provided size)
- Additional design options available upon request



QUOTE

St. Nick's Christmas Lighting & Decor

6861 Walker Street
La Palma California 90623
U.S.A

City of Maywood

#	Item & Description	Qty	Rate	Amount
20ft Tree				
1	Purchase of 20ft Decorated Tree -Integrated 5MM LED mini lights -Fully decorated with commercial grade ornaments and florals	1	28,250.00	28,250.00
2	4ft LED Tree Topper (Included for Free) -Regular cost \$899	1	0.00	0.00
3	4ft Riser -Commercial-grade elevated base designed to enhance visibility and create a clean, finished presentation. Includes custom vinyl wrap for City of Maywood branding or holiday messaging (design included at no additional cost).	1	4,950.00	4,950.00
Pole Mount				
4	Purchase of 7.5ft Lighted Pole mount displays -Metal Frame w/ LED mini lights **Available in multiple designs -Regular Cost \$ 1,450 for below 50 Qty.	65	1,025.00	66,625.00
Holiday Vinyl Banners - 36" x 95"				
5	Full-color street pole banners on reinforced vinyl with a high-gloss, UV-coated finish for fade resistance. Banners include double-stitched hems, wind slits, and reinforced grommets for durability. -Approximate size: 36" x 95" (city-provided size) -Additional design options available upon request	65	149.00	9,685.00
Sub Total				109,510.00
Tax (8.75%)				9,582.13
Service (0%)				0.00
Total				\$119,092.13

Signature Tree Installations by St. Nick's



Signature Tree Installations by St. Nick's



Signature Tree Installations by St. Nick's



Signature Tree Installations by St. Nick's



Signature Tree Installations by St. Nick's



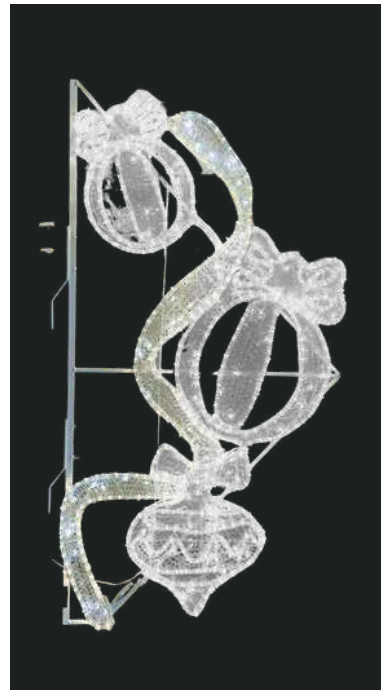
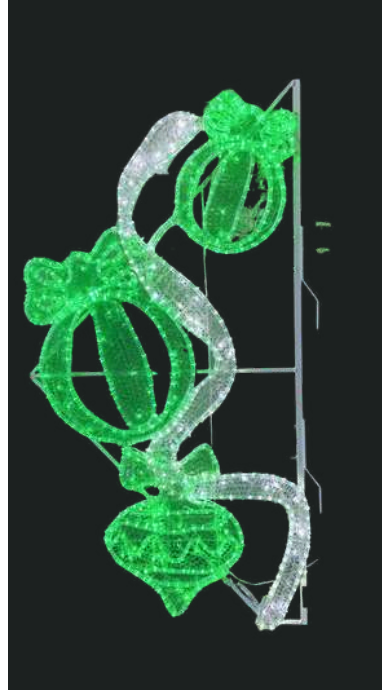
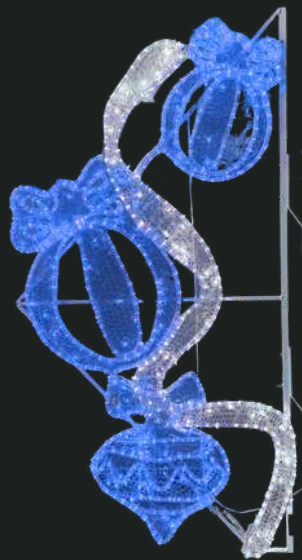
Signature Tree Installations by St. Nick's



Signature Tree Installations by St. Nick's



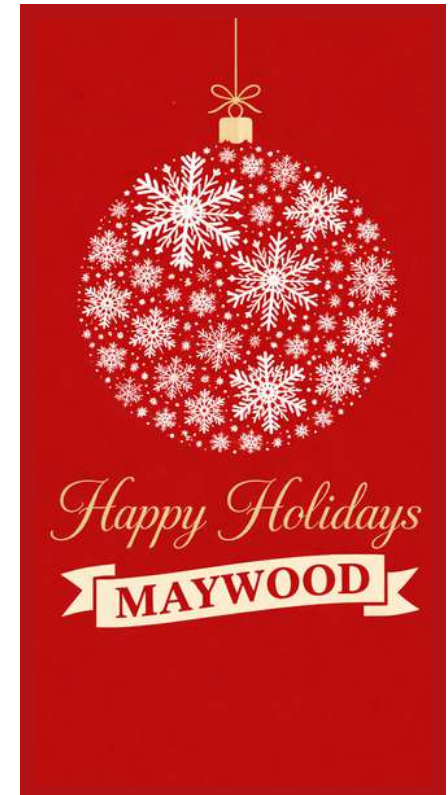
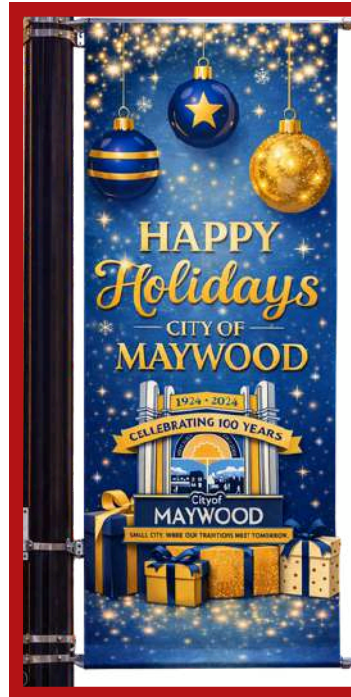
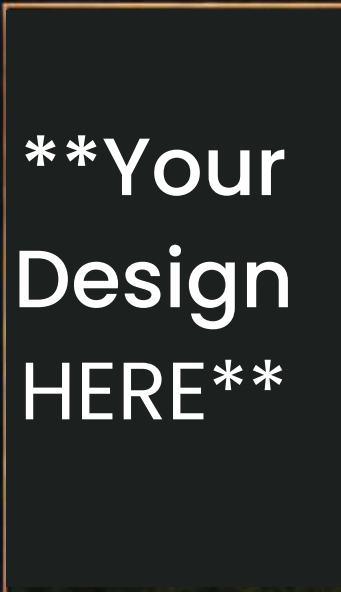
Pole Mount Displays 2026



****Your
IDEA
HERE****



Banners





**Purpose of Proposal: Purchase of
Christmas Tree, Street pole Displays**

Contact: John Thornton

Project Date: TBD 2026

Installation Address: City of Maywood

Authorized Signer

Printed Name

Date

This quote is valid for 30 days.
To execute installation,
please initial each additional
option and sign below. Final
agreement to follow.

Thank you,

Jovany Villela,

Jovany Villela, Account Executive



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AGENDA REPORT

CITY OF MAYWOOD



AGENDA ITEM NO. 12.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: DAISY GUERRERO, DIRECTOR OF BUILDING AND PLANNING

SUBJECT: 2026 GREATER LOS ANGELES HOMELESS COUNT RESULTS AND UPDATE ON CITY HOMELESSNESS RESPONSE EFFORTS

RECOMMENDATION:

Staff recommends that the City Council receive and file this report regarding the 2026 Greater Los Angeles Homeless Count results for the City of Maywood and the City's ongoing efforts to connect individuals experiencing homelessness with available regional services, shelter, housing, and supportive resources.

BACKGROUND:

Each year, the Los Angeles Homeless Services Authority (LAHSA) coordinates the Greater Los Angeles Homeless Count, a Point-in-Time (PIT) count conducted throughout Los Angeles County. The annual count provides an estimate of the number of individuals experiencing homelessness on a given night and is used to help identify trends, inform regional policy, allocate resources, and support federal funding decisions.

The 2026 Greater Los Angeles Homeless Count for Maywood was conducted in January 2026 as part of a three-night countywide effort. More than 5,000 volunteers registered Countywide to participate, and more than 99% of volunteer observations were captured digitally.

According to information provided to the City, the 2026 Homeless Count identified 20 individuals experiencing homelessness in Maywood. The City's recent Homeless Count results are as follows:

Year Individuals Counted Year-to-Year Change

2025	35	+45.8%
2026	20	-42.9%

The 2026 count represents a decrease of 15 individuals, or approximately 43 percent, compared with the 2025 count. The 2026 figure is also approximately 17 percent below the 2024 count.

While the reduction is encouraging, staff recognizes that the PIT Count represents a snapshot of homelessness on a particular night and should not be interpreted as a complete measurement of every individual who may experience homelessness in Maywood throughout the year. Homelessness remains a regional issue requiring continued coordination among cities, Los Angeles County, LAHSA, service providers, and community partners.

CITY'S ONGOING HOMELESSNESS RESPONSE

The City does not operate its own homeless shelter or comprehensive homeless services system. Given Maywood's size and available resources, the City's approach has focused on connecting individuals with the existing regional

network of shelter, housing, behavioral health, medical, and supportive services.

The Housing Division continues to serve as a central point of coordination for homelessness-related matters and works with regional partners to connect individuals experiencing homelessness with appropriate services and resources.

The City's ongoing efforts include:

- Coordinating referrals and outreach with regional homeless service providers;
- Connecting individuals with available interim shelter opportunities, including resources available through the Bell Salvation Army Shelter and other regional programs;
- Coordinating with LAHSA, Los Angeles County, and regional outreach providers regarding individuals experiencing homelessness within Maywood;
- Referring individuals to available mental health, substance use, medical, housing, and supportive services when appropriate;
- Utilizing the Los Angeles County Department of Health Services Mobile Clinic and other County resources to connect individuals experiencing homelessness with healthcare and supportive services;
- Participating in regular regional coordination meetings to remain informed regarding shelter availability, outreach resources, funding opportunities, and emerging homelessness programs;
- Coordinating internally among Housing, Code Compliance, Public Works, Los Angeles Sheriff's Department, and other City functions when conditions involving homelessness affect the public right-of-way or create health and safety concerns; and
- Continuing to provide information and referrals to residents, families, and individuals who contact the City seeking homelessness prevention or housing assistance.

Staff's approach emphasizes outreach and connection to services while also addressing legitimate health, safety, sanitation, and public right-of-way concerns in accordance with applicable laws and City regulations.

REGIONAL COORDINATION AND RESOURCES

Because homelessness extends beyond municipal boundaries, regional partnerships remain particularly important for smaller cities such as Maywood. City staff continues to maintain relationships with LAHSA, Los Angeles County agencies, the Gateway Cities Council of Governments, neighboring jurisdictions, and regional service providers.

These partnerships allow the City to leverage programs and resources that would otherwise be difficult for Maywood to independently provide, including street outreach, emergency and interim shelter, mental and behavioral health services, healthcare, housing navigation, and permanent housing resources.

Staff will continue monitoring new County, State, federal, and regional funding opportunities that could expand services available to Maywood residents and individuals experiencing homelessness within the City.

DISCUSSION:

The reduction from 35 individuals counted in 2025 to 20 in 2026 is a positive development, particularly at a time when LAHSA reported a slight increase in homelessness countywide.

The City's objective remains to ensure that individuals encountered in Maywood have access to appropriate regional services while maintaining safe and accessible neighborhoods and public spaces.

Staff will continue strengthening relationships with outreach providers, identifying available shelter and housing resources, participating in regional homelessness coordination efforts, and monitoring funding opportunities that may benefit the City.

Staff will also continue providing the City Council with updates regarding significant changes in local homelessness trends, new programs, funding opportunities, and regional initiatives that may affect Maywood.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

There is no direct fiscal impact associated with receiving and filing this report. Current staff coordination and referral activities are performed through existing City resources and regional partnerships. Any future program, funding agreement, or expenditure requiring City funds will be presented to the City Council for consideration, as appropriate.

ATTACHMENT(S)

AGENDA REPORT
CITY OF MAYWOOD



AGENDA ITEM NO. 13.

DATE: August 26, 2026

TO: HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL

FROM: JENNIFER VASQUEZ, CITY MANAGER

BY: DAISY GUERRERO, DIRECTOR OF BUILDING AND PLANNING

SUBJECT: FIRST READING AND INTRODUCTION OF ORDINANCE NO. 26-04 – AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, AMENDING SECTION 4100.50.B.2.b AND ADDING SECTION 4100.50.B.5 OF THE MAYWOOD ZONING ORDINANCE RELATING TO OFF-STREET PARKING FLEXIBILITY FOR EXISTING LEGALLY NONCONFORMING COMMERCIAL AND INDUSTRIAL DEVELOPMENT; AND FINDING THAT THE ACTION IS NOT A PROJECT UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT PURSUANT TO CEQA GUIDELINES SECTION 15060(C)(3) (CITY-INITIATED ZONING ORDINANCE TEXT AMENDMENT NO. 26-01)

RECOMMENDATION:

Staff recommends that the City Council consider the Planning Commission's recommendation regarding City-initiated Zoning Ordinance Text Amendment No. 26-01; find that Zoning Ordinance Text Amendment No. 26-01 does not constitute a "project" for purposes of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15060(c)(3); and introduce for first reading by title only, and waive full reading of Ordinance No. 26-04, amending Section 4100.50.B.2.b and adding Section 4100.50.B.5, "Off-Street Parking Flexibility for Existing Legally Nonconforming Commercial and Industrial Development," of the Maywood Zoning Ordinance.

BACKGROUND:

On April 22, 2026, the City Council provided policy direction to staff to prepare a City-initiated amendment to the Maywood Zoning Ordinance to provide greater flexibility for existing legally nonconforming commercial and industrial development.

Under existing Section 4100.50.B.2.b of the Maywood Zoning Ordinance, no more than twenty percent (20%) of the total number of parking spaces required for a non-residential use may be located at an off-site location or subservient lot. The existing ordinance also requires specified agreements and restrictions for off-site parking.

As the City continues to receive business license, tenant improvement, and change-of-use applications, staff has identified existing commercial and industrial buildings that cannot reasonably satisfy current on-site parking requirements due to lot size, building coverage, historic development patterns, and other physical site constraints. These conditions may limit the reuse and occupancy of otherwise viable commercial and industrial buildings.

In response to the City Council's direction, staff prepared Zoning Ordinance Text Amendment No. 26-01 to

retain the existing twenty percent (20%) off-site parking limitation as the general rule while establishing a specific administrative exception for qualifying existing legally nonconforming commercial and industrial development.

On August 18, 2026, the Planning Commission conducted a duly noticed public hearing regarding Zoning Ordinance Text Amendment No. 26-01. Following consideration of the staff report, evidence presented, and discussion, the Planning Commission adopted Resolution No. PC 26-0481 recommending that the City Council approve Zoning Ordinance Text Amendment No. 26-01 and adopt Ordinance No. 26-04.

Ordinance No. 26-04 is now before the City Council for introduction and first reading. A City Council public hearing is scheduled for September 23, 2026, at which time the City Council will consider the second reading and adoption of Ordinance No. 26-04.

DISCUSSION:

The proposed City-initiated Zoning Ordinance Text Amendment would amend Section 4100.50.B.2.b and add new Section 4100.50.B.5, entitled "Off-Street Parking Flexibility for Existing Legally Nonconforming Commercial and Industrial Development."

The purpose of the amendment is to provide reasonable administrative flexibility for existing legally nonconforming commercial and industrial development that cannot reasonably comply with current on-site parking requirements because of existing lot configuration, building coverage, historic development patterns, or other physical site constraints.

The amendment recognizes that many existing commercial and industrial properties were developed under different standards and physical conditions that may make full compliance with current on-site parking requirements difficult or impractical. At the same time, the amendment maintains appropriate safeguards by requiring applicants to demonstrate eligibility and allowing the Director of Building and Planning to evaluate each request individually.

Eligibility

The proposed provisions would apply only to existing legally nonconforming commercial and industrial development within the City's Commercial and Manufacturing Zones that cannot reasonably satisfy current on-site parking requirements.

To qualify, the property must meet at least one of the following criteria:

- The subject parcel is less than 5,000 square feet;
- Existing building coverage is ninety percent (90%) or greater;
- The existing configuration of the building or site substantially limits the ability to provide additional on-site parking; or
- A proposed change of use results in a more intensive parking requirement than the existing or previous use.

The applicant bears the responsibility of submitting documentation sufficient to demonstrate eligibility. The Director of Building and Planning would determine whether the property qualifies based on the information submitted and the criteria established in the Ordinance.

Administrative Site Plan Review

Any request under the proposed amendment would require an application for Site Plan Review.

The applicant would be required to provide, at a minimum, a site plan, floor plan, parking plan, business description, proposed use, hours of operation, anticipated occupancy, number of employees, identification of the proposed off-site parking location, documentation demonstrating the applicant's legal right to use the proposed parking, and any additional information reasonably required by the Director to evaluate parking demand and compliance.

This process places the burden on the applicant to provide the information necessary for the City to determine whether the property and proposed parking arrangement satisfy the requirements of the Ordinance.

Off-Site and Shared Parking Flexibility

The amendment would retain the existing twenty percent (20%) off-site parking limitation as the general rule for non-residential uses.

For properties qualifying under new Section 4100.50.B.5, however, the Director may administratively approve more than twenty percent (20%), up to one hundred percent (100%), of the required off-street parking at an approved off-site location or through an approved shared parking arrangement.

The proposed amendment does not create an automatic reduction or waiver of required parking. Rather, it provides flexibility regarding where the required parking may be provided for qualifying properties.

Any off-site parking must be located within the same block as the subject property or within the block directly across the street from the subject property and must provide safe, reasonable, and convenient pedestrian access to the subject use.

Required Findings

Approval would not be automatic. The Director of Building and Planning may approve a request only after making the required findings based upon documentation submitted by the applicant.

In evaluating a request, the Director would consider whether:

- The property qualifies under the provisions of the Ordinance;
- The off-site parking satisfies the applicable location and pedestrian-access requirements;
- Adequate parking capacity is available during the hours of operation;
- The proposed arrangement would avoid significant adverse parking, access, circulation, or other impacts to surrounding properties and public streets;
- Nearby public transit and other transportation options have been considered in evaluating parking demand; and
- Where parking is located on a separate parcel not under common ownership, an appropriate shared or off-site parking agreement has been provided in a form acceptable to the City Attorney and suitable for recordation.

The Director may approve, conditionally approve, or deny an application based upon the requirements and findings contained in the proposed Ordinance. The Director's determination must be documented in writing and would remain subject to applicable appeal procedures under the Maywood Zoning Ordinance.

Continued Compliance

Any approved off-site or shared parking arrangement used to satisfy required parking must remain available for the duration of the approved use.

The Director may impose reasonable conditions necessary to ensure continued compliance and address parking, access, circulation, pedestrian safety, and potential impacts to surrounding properties and public streets.

Any modification or termination of an approved parking arrangement would require prior written approval by the Director. An arrangement could not be terminated unless the Director determines that replacement parking or another approved parking arrangement is available, or that the use otherwise complies with applicable parking requirements.

Purpose and Expected Benefit

The proposed amendment is intended to provide a reasonable mechanism for addressing parking constraints affecting existing legally nonconforming commercial and industrial properties while maintaining appropriate

review and oversight.

By allowing qualifying properties to satisfy required parking through nearby off-site or shared parking arrangements, the amendment may facilitate the reuse and occupancy of existing buildings that might otherwise remain vacant or underutilized because of physical site constraints.

At the same time, the amendment preserves the City's ability to evaluate each request individually and consider parking availability, pedestrian access, circulation, surrounding properties, public streets, and access to local transit and other transportation options.

ENVIRONMENTAL REVIEW:

The Planning Commission considered the environmental review associated with Zoning Ordinance Text Amendment No. 26-01 and recommended that the City Council find that the amendment does not constitute a "project" for purposes of the California Environmental Quality Act pursuant to CEQA Guidelines Section 15060(c)(3).

Staff recommends that the City Council make the same finding in connection with its consideration of Ordinance No. 26-04.

LEGAL REVIEW:

The City Attorney has reviewed this report.

FISCAL IMPACT:

The City will incur approximately \$255 in costs associated with the required public hearing notice and additional posting fees, which are included within the adopted budget. The proposed amendment may also support economic development by facilitating the reuse and occupancy of existing commercial and industrial buildings constrained by current off-street parking requirements.

ATTACHMENT(S)

1. Resolution No. PC26-0481 Parking Requirements Amendment
2. Ordinance No. 26-04 Parking Requirements Amendment

RESOLUTION NO. PC 26-0481

A RESOLUTION OF THE PLANNING COMMISSION OF THE CITY OF MAYWOOD, CALIFORNIA, RECOMMENDING THAT THE CITY COUNCIL APPROVE ZONING ORDINANCE TEXT AMENDMENT NO. 26-01, AMENDING SECTION 4100.50.B.2.b AND ADDING SECTION 4100.50.B.5, “OFF-STREET PARKING FLEXIBILITY FOR EXISTING LEGALLY NONCONFORMING COMMERCIAL AND INDUSTRIAL DEVELOPMENT,” OF THE MAYWOOD ZONING ORDINANCE

WHEREAS, the City of Maywood initiated Zoning Ordinance Text Amendment No. 26-01 (ZOTA No. 26-01) to amend Section 4100.50.B of the Maywood Zoning Ordinance to provide reasonable flexibility in satisfying off-street parking requirements for qualifying existing legally nonconforming commercial and industrial development; and

WHEREAS, existing commercial and industrial development within the City may be constrained by lot size, building coverage, existing site configuration, and historic development patterns that limit the ability to provide additional on-site parking; and

WHEREAS, Section 4100.50.B.2.b currently limits off-site parking to no more than twenty percent (20%) of the total number of parking spaces required for a non-residential use, and ZOTA No. 26-01 would retain that limitation as the general rule while establishing a specific exception for qualifying development under new Subsection 4100.50.B.5; and

WHEREAS, on August 18, 2026, the Planning Commission conducted a duly noticed public hearing on ZOTA No. 26-01, at which time the Commission considered the staff report, oral and written testimony, and all evidence presented by persons wishing to be heard; and

WHEREAS, the Planning Commission finds that ZOTA No. 26-01 is intended to facilitate the continued productive use, occupancy, and reinvestment of qualifying existing legally nonconforming commercial and industrial properties while maintaining appropriate review of parking availability, pedestrian access, circulation, surrounding properties, public streets, and local transit; and

WHEREAS, the Planning Commission has considered the environmental review for ZOTA No. 26-01 and recommends that the City Council find that the amendment does not constitute a “project” for purposes of CEQA pursuant to CEQA Guidelines Section 15060(c)(3); and

**NOW, THEREFORE, THE PLANNING COMMISSION OF THE CITY OF MAYWOOD
RESOLVES AS FOLLOWS:**

SECTION 1. Findings.

The Planning Commission finds that the foregoing recitals are true and correct and incorporates them into this Resolution as findings.

SECTION 2. Amendment to Section 4100.50.B.2.b.

The Planning Commission recommends that Section 4100.50.B.2.b of the Maywood Zoning Ordinance be amended as follows, with deleted text shown in strikethrough and added text shown in underline:

~~b. No more than twenty percent (20%) of the total number of parking spaces required for the use is located at the off-site location or subservient lot~~ Except as otherwise provided in Subsection 4100.50.B.5, no more than twenty percent (20%) of the total number of parking spaces required for the use may be located at the off-site location or subservient lot; and

SECTION 3. Addition of Section 4100.50.B.5.

The Planning Commission recommends that Section 4100.50.B.5 be added to the Maywood Zoning Ordinance to read as follows:

Section 4100.50.B.5 - Off-Street Parking Flexibility for Existing Legally Nonconforming Commercial and Industrial Development

A. Purpose

The purpose of this subsection is to provide flexibility in satisfying off-street parking requirements for existing legally nonconforming commercial and industrial development that cannot reasonably comply with current on-site parking requirements due to existing lot configuration, building coverage, development patterns, or other physical site constraints. Nothing in this subsection creates an automatic reduction or waiver of required parking.

B. Applicability

This subsection applies to existing legally nonconforming commercial and industrial development within the Commercial and Manufacturing Zones that cannot reasonably satisfy current on-site parking requirements and that meets one or more of the following criteria:

- a. The subject parcel is less than 5,000 square feet;
- b. Existing building coverage is ninety percent (90%) or greater;
- c. The existing configuration of the building or site substantially limits the ability to provide additional on-site parking; or

d. A proposed change of use results in a more intensive parking requirement than the existing or previous use.

The applicant shall provide documentation sufficient to demonstrate eligibility. The Director of Building and Planning shall determine whether the property qualifies based on the information submitted and the criteria above.

C. Application Requirements

An application for Site Plan Review shall be submitted for any request under this subsection. The application shall include, at a minimum, a site plan, floor plan, parking plan, business description, proposed use, hours of operation, anticipated occupancy, number of employees, identification of the proposed off-site parking location, documentation demonstrating the applicant's legal right to use the proposed off-site parking, and any other information reasonably required by the Director of Building and Planning to evaluate parking demand and compliance with this subsection.

D. Off-Site and Shared Parking Allowance

Notwithstanding Subsection 4100.50.B.2.b, up to one hundred percent (100%) of the required off-street parking may be provided at an approved off-site location or through an approved shared parking arrangement, subject to administrative approval by the Director of Building and Planning.

The Director may approve all or a portion of the required parking at an off-site location based on parking availability, proximity, hours of operation, compatibility of uses, anticipated parking demand, pedestrian access, proximity to local transit, and potential impacts to surrounding properties and public streets.

E. Required Findings

The Director of Building and Planning may approve a request under this subsection only upon finding, based on information submitted by the applicant, that:

- a. The property qualifies under this subsection based on documentation submitted by the applicant;
- b. Any off-site parking is located within the same block as the subject property or within the block directly across the street from the subject property and provides safe, reasonable, and convenient pedestrian access to the subject use;
- c. Adequate parking capacity is available during the hours of operation of the proposed use;
- d. The proposed arrangement will not result in significant adverse parking, access, circulation, or other impacts to surrounding properties or public streets;
- e. The availability of nearby public transit and other transportation options has been considered in evaluating the parking demand of the proposed use; and

f. Where parking is provided on a separate parcel not under common ownership, the applicant has provided a shared or off-site parking agreement in a form acceptable to the City Attorney and suitable for recordation.

F. Conditions and Continued Compliance

The Director of Building and Planning may impose reasonable conditions necessary to ensure continued compliance with this subsection and to address parking, access, circulation, pedestrian safety, and impacts to surrounding properties or public streets.

Any approved off-site or shared parking arrangement relied upon to satisfy required parking shall remain available for the duration of the approved use. Any modification or termination of the arrangement shall require prior written approval by the Director. An arrangement shall not be terminated unless the Director determines that replacement parking or another approved parking arrangement is available or that the use otherwise complies with applicable parking requirements.

G. Action on Application

The Director of Building and Planning may approve, conditionally approve, or deny an application based on the requirements and findings established in this subsection. The Director's determination shall be documented in writing and shall be subject to any applicable appeal procedures of the Maywood Zoning Ordinance.

SECTION 4. California Environmental Quality Act (CEQA) Recommendation.

The Planning Commission recommends that the City Council find that ZOTA No. 26-01 does not constitute a "project" for purposes of CEQA pursuant to CEQA Guidelines Section 15060(c)(3).

SECTION 5. Recommendation to City Council.

The Planning Commission hereby recommends that the City Council approve Zoning Ordinance Text Amendment No. 26-01 and adopt the corresponding ordinance amending Section 4100.50.B.2.b and adding Section 4100.50.B.5 of the Maywood Zoning Ordinance as set forth herein.

SECTION 6. Certification.

The Planning Secretary shall certify to the adoption of Resolution No. PC 26-0481 and transmit the Planning Commission recommendation to the City Council.

[SIGNATURE ON THE FOLLOWING PAGE]

THE PLANNING COMMISSION OF THE CITY OF MAYWOOD HEREBY PASSED,
APPROVED, AND ADOPTED RESOLUTION NO. PC 26-0481 THIS 18TH DAY OF
AUGUST 2026, BY THE FOLLOWING VOTE:

AYES: CRUZ, OLMEDO, JIMENEZ, MARTINEZ

NOES:

ABSENT: RODRIGUEZ

ABSTAIN:



Angelina Martinez, Chairperson

ATTEST:



Daisy Guerrero, Secretary

ORDINANCE NO. 26-04

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MAYWOOD, CALIFORNIA, AMENDING SECTION 4100.50.B.2.b AND ADDING SECTION 4100.50.B.5 OF THE MAYWOOD ZONING ORDINANCE RELATING TO OFF-STREET PARKING FLEXIBILITY FOR EXISTING LEGALLY NONCONFORMING COMMERCIAL AND INDUSTRIAL DEVELOPMENT; AND FINDING THAT THE ACTION IS NOT A PROJECT UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT PURSUANT TO CEQA GUIDELINES SECTION 15060(c)(3)

WHEREAS, on April 22, 2026, the City Council provided policy direction to staff to prepare a City-initiated amendment to the Maywood Zoning Ordinance to provide greater flexibility for existing legally nonconforming commercial and industrial development; and

WHEREAS, Section 4100.50.B.2.b currently limits off-site parking to no more than twenty percent (20%) of the total number of parking spaces required for a non-residential use; and

WHEREAS, the City has identified existing legally nonconforming commercial and industrial development that may be unable to reasonably satisfy current on-site parking requirements because of lot size, building coverage, existing site configuration, historic development patterns, or other physical site constraints; and

WHEREAS, this Ordinance would retain the existing twenty percent (20%) limitation as the general rule while establishing a specific administrative exception for qualifying existing legally nonconforming commercial and industrial development under new Section 4100.50.B.5; and

WHEREAS, on August 18, 2026, the Planning Commission conducted a duly noticed public hearing and adopted Resolution No. PC 26-0481 recommending that the City Council adopt this Ordinance; and

WHEREAS, on August 26, 2026, the City Council conducted a duly noticed public hearing, considered the Planning Commission recommendation, staff report, and all testimony and evidence presented regarding this Ordinance; and

WHEREAS, the City Council finds that this Ordinance does not constitute a “project” for purposes of the California Environmental Quality Act (CEQA) pursuant to CEQA Guidelines Section 15060(c)(3).

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

SECTION 1. Findings.

The City Council finds that the foregoing recitals are true and correct and incorporates them into this Ordinance as findings.

SECTION 2. Amendment to Section 4100.50.B.2.b.

Section 4100.50.B.2.b of the Maywood Zoning Ordinance is amended as follows, with deleted text shown in strikethrough and added text shown in underline:

~~b. No more than twenty percent (20%) of the total number of parking spaces required for the use is located at the off-site location or subservient lot~~ Except as otherwise provided in Subsection 4100.50.B.5, no more than twenty percent (20%) of the total number of parking spaces required for the use may be located at the off-site location or subservient lot; and

SECTION 3. Addition of Section 4100.50.B.5.

Section 4100.50.B.5 is added to the Maywood Zoning Ordinance to read as follows:

Section 4100.50.B.5 - Off-Street Parking Flexibility for Existing Legally Nonconforming Commercial and Industrial Development

A. Purpose

The purpose of this subsection is to provide flexibility in satisfying off-street parking requirements for existing legally nonconforming commercial and industrial development that cannot reasonably comply with current on-site parking requirements due to existing lot configuration, building coverage, development patterns, or other physical site constraints. Nothing in this subsection creates an automatic reduction or waiver of required parking.

B. Applicability

This subsection applies to existing legally nonconforming commercial and industrial development within the Commercial and Manufacturing Zones that cannot reasonably satisfy current on-site parking requirements and that meets one or more of the following criteria:

- a. The subject parcel is less than 5,000 square feet;
- b. Existing building coverage is ninety percent (90%) or greater;
- c. The existing configuration of the building or site substantially limits the ability to provide additional on-site parking; or
- d. A proposed change of use results in a more intensive parking requirement than the existing or previous use.

The applicant shall provide documentation sufficient to demonstrate eligibility. The Director of Building and Planning shall determine whether the property qualifies based on the information submitted and the criteria above.

C. Application Requirements

An application for site plan review shall be submitted for any request to satisfy the development's parking requirement through the use of off-site parking or a shared parking arrangement under this subsection. The application shall include, at a minimum, a site plan, floor plan, parking plan, business description, proposed use, hours of operation, anticipated occupancy, number of employees, identification of the proposed off-site parking location, documentation demonstrating the applicant's legal right to use the proposed off-site parking, and any other information reasonably required by the Director of Building and Planning to evaluate parking demand and compliance with this subsection.

D. Off-Site and Shared Parking Allowance

Notwithstanding Subsection 4100.50.B.2.b, up to one hundred percent (100%) of the required off-street parking may be provided at an approved off-site location or through an approved shared parking arrangement, subject to administrative approval by the Director of Building and Planning.

The Director may approve all or a portion of the required parking at an off-site location based on parking availability, proximity, hours of operation, compatibility of uses, anticipated parking demand, pedestrian access, proximity to local transit, and potential impacts to surrounding properties and public streets.

E. Required Findings

The Director of Building and Planning may approve a request under this subsection only upon finding, based on information submitted by the applicant, that:

- a. The property qualifies under this subsection based on documentation submitted by the applicant;
- b. Any off-site parking is located within the same block as the subject property or within the block directly across the street from the subject property and provides safe, reasonable, and convenient pedestrian access to the subject use;
- c. Adequate parking capacity is available during the hours of operation of the proposed use;
- d. The proposed arrangement will not result in significant adverse parking, access, circulation, or other impacts to surrounding properties or public streets;
- e. The availability of nearby public transit and other transportation options has been considered in evaluating the parking demand of the proposed use; and
- f. Where parking is provided on a separate parcel not under common ownership, the applicant has provided a shared or off-site parking agreement in a form acceptable to the City Attorney and suitable for recordation.

F. Conditions and Continued Compliance

The Director of Building and Planning may impose reasonable conditions necessary to ensure continued compliance with this subsection and to address parking, access, circulation, pedestrian safety, and impacts to surrounding properties or public streets.

Any approved off-site or shared parking arrangement relied upon to satisfy required parking shall remain available for the duration of the approved use. Any modification or termination of the arrangement shall require prior written approval by the Director. An arrangement shall not be terminated unless the Director determines that replacement parking or another approved parking arrangement is available or that the use otherwise complies with applicable parking requirements.

G. Action on Application

The Director of Building and Planning may approve, conditionally approve, or deny an application based on the requirements and findings established in this subsection within 45 days of receiving a completed application. The Director's determination shall be documented in writing and shall be subject to any applicable appeal procedures of the Maywood Zoning Ordinance.

SECTION 4. California Environmental Quality Act (CEQA).

The City Council finds that this Ordinance does not constitute a "project" for purposes of CEQA pursuant to CEQA Guidelines Section 15060(c)(3).

SECTION 5. Severability.

If any section, subsection, sentence, clause, phrase, or portion of this Ordinance is for any reason held invalid or unconstitutional by a court of competent jurisdiction, that decision shall not affect the validity of the remaining portions of this Ordinance.

SECTION 6. Effective Date.

This Ordinance shall take effect thirty (30) days after its adoption.

SECTION 7. Publication and Certification.

The City Clerk shall certify to the passage and adoption of this Ordinance and shall cause the same, or a summary thereof, to be published or posted as required by law.

INTRODUCED at a regular meeting of the City Council of the City of Maywood held on August 26, 2026.

[SIGNATURE ON THE FOLLOWING PAGE]

PASSED, APPROVED, AND ADOPTED at a regular meeting of the City Council of the City of Maywood held on the ____day of _____, 2026, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Heber Marquez, Mayor

ATTEST:

Miguel Leon, Deputy City Clerk

APPROVED AS TO FORM:

Roxanne Diaz, City Attorney