Alex Vargas, Mayor
Alex Monteiro, Mayor Pro Tem
Angie Reyes English, Councilmember
Katrina Manning,Councilmember
Faye Johnson, Councilmember



Dayna S. Williams-Hunter, City Clerk
Marie Poindexter-Hornback, City Treasurer

CITY OF HAWTHORNE
CITY COUNCIL REGULAR MEETING
AGENDA FOR JUNE 24, 2025 6:00 PM
COUNCIL CHAMBER AT CITY HALL
4455 W. 126th STREET, HAWTHORNE, CALIFORNIA

MEETING INFORMATION

IF YOU ARE AN INDIVIDUAL WITH A DISABILITY AND NEED REASONABLE ACCOMMODATION OR MODIFICATION PURSUANT TO THE AMERICANS WITH DISABILITIES ACT (ADA) PLEASE CONTACT THE CITY CLERK DEPARTMENT AT CITYCLERK@CITYOFHAWTHORNE.ORG OR CALL (310) 349-2915 PRIOR TO THE MEETING FOR ASSISTANCE.

THE MEETING IS SHOWN LIVE ON CABLE CHANNEL 22, AND WILL BE REBROADCAST AS PART OF THE REGULAR CITY COUNCIL, SUCCESSOR AGENCY, AND RELATED MEETINGS ACCORDING TO THE PUBLISHED CABLE SCHEDULE OF PROGRAMS. IT SHALL ALSO BE BROADCAST LIVE AND BE MADE AVAILABLE THEREAFTER ON THE CITY OF HAWTHORNE'S WEBSITE:

MEETING VIDEO

Or online on YouTube by searching for Hawthorne Community Television

_____

THE AGENDA, STAFF REPORTS AND ATTACHMENTS ARE AVAILABLE ONLINE AT AGENDA, STAFF REPORTS, ATTACHMENTS AND THEN SELECTING THE DESIRED MEETING. MEMBERS OF THE PUBLIC MAY INSPECT (AT NO COST) AND/OR OBTAIN COPIES (UPON PAYMENT OF THE CITY'S CURRENT COPYING FEE) OF ANY REGULAR SESSION ITEM BY CONTACTING THE CITY CLERK DEPARTMENT AT CITY HALL VIA TELEPHONE (310) 349-2915 OR EMAIL CITYCLERK@CITYOFHAWTHORNE.ORG

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

ROLL CALL

PROCLAMATIONS/CERTIFICATES/PRESENTATIONS

1. Proclamation: Kiwanis / Rotary Police Officer and FireFighter of the Year - A. Monteiro

2. Residential PACE Financing for the City of Hawthorne - K. Mack

ORAL COMMUNICATIONS

ORAL COMMUNICATION INSTRUCTIONS

ANY PERSON DESIRING TO ADDRESS THE CITY COUNCIL AND PARKING AUTHORITY SHOULD COMPLETE A SPEAKER REQUEST CARD AND SUBMIT THE CARD TO THE CITY CLERK/SECRETARY PRIOR TO THE COMMENCEMENT OF THE CITY COUNCIL, PARKING AUTHORITY AND HOUSING AUTHORITY MEETING. AFTER OBTAINING PERMISSION TO PROCEED BY THE PRESIDING OFFICER SPEAKERS SHOULD FIRST STATE THEIR FULL NAME AND ADDRESS FOR THE RECORD. THEY THEN SHALL STATE THEIR BUSINESS FOR ALL GOVERNING BODIES BRIEFLY AND COMPLETELY AND UNLESS GRANTED FURTHER TIME BY A GOVERNING BODY SHALL LIMIT THEIR ADDRESS TO THREE MINUTES. THE THREE-MINUTE LIMIT SHALL INCLUDE GOVERNING BODY OR STAFF RESPONSES, IF ANY, TO QUERIES POSED BY SPEAKERS. HOWEVER, THE STATE OPEN MEETINGS LAW (GOVERNMENT CODE SECTION 54950 ET SEQ.) PROHIBITS THE CITY COUNCIL FROM PROVIDING A DETAILED RESPONSE OR ACTING UPON ANY ITEM NOT CONTAINED ON THE AGENDA POSTED 72 HOURS BEFORE A REGULAR MEETING AND 24 HOURS BEFORE A SPECIAL MEETING. ALL REMARKS SHALL BE ADDRESSED TO THE GOVERNING BODIES AS A BODY AND NOT TO ANY PARTICULAR MEMBER THEREOF. THE GOVERNING BODY MAY EITHER DISPOSE OF THE COMMUNICATION AT THE CLOSE THEREOF OR MAY REFER IT TO AN APPROPRIATE ADMINISTRATIVE OFFICER FOR STUDY, INVESTIGATION, REPORT, AND/OR RECOMMENDATION. DISCUSSION, IF ANY, SHALL BE BY MEMBERS OF A GOVERNING BODY ONLY. (H.M.C. 2.06.180, RESO. NO. 6443)

CITY CLERK'S CONSENT CALENDAR

3. City Treasurer requests approval of the warrants. Motion to approve the warrants.

RECOMMENDED MOTION:
Staff Recommends that the City Council approve the warrants issued for the period of 06/11/2025 to 06/24/2025 for a total of $2,010,335.71.

4. Approval of the City Council meeting minutes for the regular meetings of March 11, 2025, March 25, 2025, April 8,2025, April 22, 2025 and the special meeting of April 14, 2025.

RECOMMENDED MOTION
Staff recommends that the City Council approve the regular City Council meeting minutes of March 11, 2025, March 25, 2025, April 8,2025, April 22, 2025 and the special meeting of April 14, 2025.

5. Approval of waiver of full readings of resolutions and ordinances on Tuesday, June 24, 2025's agenda. Motion to waive full readings.

RESOLUTIONS

6. **RESOLUTION NO. 8536**
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, ADOPTING AN APPROPRIATION SPENDING LIMIT FOR FISCAL YEAR 2025-2026 IN COMPLIANCE WITH ARTICLE XIIIB OF THE STATE CONSTITUTION.

RECOMMENDED MOTION:
Staff recommends that the City Council adopt Resolution No. 8536 establishing the City's appropriations limit computed for the coming fiscal year, as required by the California Constitution. The City's appropriations limit for Fiscal Year 2025-2026 has been computed at $103,863,108.

7. **RESOLUTION NO. 8537**
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING AND ADOPTING THE ANNUAL BUDGET FOR FISCAL YEAR 2025-2026.

RECOMMENDED MOTION:
Staff recommends that the City Council adopt Resolution No. 8537.

8. **RESOLUTION NO. 8540**
AUTHORIZING THE CITY MANAGER TO EXECUTE AN EXCLUSIVE NEGOTIATING AGREEMENT (ENA) AND INITIATE FUNDING COMMITMENT LETTER WITH ABODE COMMUNITIES FOR AN AFFORDABLE HOUSING DEVELOPMENT ON THE PARCEL IMMEDIATELY SOUTH OF 14115 CORDARY AVENUE.

RECOMMENDED MOTION:
Staff recommends that the City Council Adopt Resolution No. 8540 and authorize the City manager to execute an Exclusive Negotiating Agreement and Initial Funding Commitment with Abode Communities for an affordable housing development on the Housing Successor Agency to the Hawthorne Community Redevelopment Agency-owned site located immediately south of 14115 Cordary Avenue.

9. **RESOLUTION NO. 8541**
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) EXCESS LIABILITY PROGRAM

RECOMMENDED MOTION:
Staff Recommends that the City Council Adopt Resolution No. 8541 Approving the City's Membership with

PRISM

10. RESOLUTION NO. 8542
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) PROPERTY PROGRAM.

RECOMMENDED MOTION:
Staff Recommends that the City Council Adopt Resolution No. 8542 Approving the City's Membership with PRISM

ORDINANCES

BIDS: OPENINGS & RESULTS

11. Bid opening for Resurfacing of the Runway 7-25 and Resurfacing of Taxiways and Trench Drain Extension for Hawthorne Municipal Airport Project (Project # 25-06)

PUBLIC HEARINGS

12. PUBLIC HEARING AND RESOLUTION NO. 8538
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, CONFIRMING THE ASSESSMENT DIAGRAM AND ASSESSMENT AMOUNTS AS ORIGINALLY PROPOSED, AND AUTHORIZING THE LEVY AND COLLECTION OF ASSESSMENTS FOR IMPROVEMENT OF THE STREET LIGHTING SYSTEM (LANDSCAPING AND STREET LIGHTING ACT OF 1972) FOR THE FISCAL YEAR 2025-2026.
RECOMMENDED MOTION:
Staff recommends that the City Council open and close public hearing and approve Resolution No. 8538.

GENERAL MATTERS

CITY MANAGER'S CONSENT CALENDAR

13. Progress Payment #4 in the amount of $497,923.71 due to Martinez Landscape Company, Inc. of Sylmar, CA for General Maintenance (Project # 22-05).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #4 to Martinez Landscape Company, Inc. of Sylmar, CA.

14. HUD Correction to 2021 HOME-ARP Allocation

RECOMMENDED MOTION:
The staff recommends that the City Council:
1. Receive and approve the correction to the HOME- ARP allocation based on an increase of 3,245 AND
2. Authorize the City Manager or designer to submit documents of compliance to the US Department of Housing and Urban Development AND
3. Authorize the Finance Department to make the proper line item budget changes for FY 24-25 and 25-26 as necessary

15. Fiscal Year 2024/25 & 2025/26 Blanket Purchase Orders

RECOMMENDED MOTION:
Staff recommends the Council approve fiscal year 2024/25 Blanket Purchase Orders (BPO's) for supplies and services in a total amount not to exceed $565,000 and 2025/26 total amount not to exceed $61,458,124.

16. A new professional services agreement for continued help related to an affordable housing project and PLHA grant administration.

RECOMMENDED MOTION:
Approve the contract.

17. Progress Payment #2 in the amount of $1,198,964.22 is due to Martinez Landscape CO., Inc of Sylmar, CA for the City of Hawthorne New City Yard (Project #24-02).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #2 to Martinez Landscape Co. Inc. of Sylmar, CA.

18. Agreement with Progressive Solutions, Inc. for Business License Software

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Agreement with Progressive Solutions, Inc.

19. Grant Agreement between Baldwin Hills Conservancy for the Holly Park Bathroom Remodel Project

RECOMMENDED MOTION:
Staff recommends that the City Council approve and authorize the Director of Public Works to execute the Funding Agreement with minor clerical changes and all future amendments for the Holly Park Remodel project.

20. Agreement With Telehealth Van, LLC., To Provide Virtual Telehealth Resources And Family Support For Low Income and Unhoused Residents.

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Agreement with Telehealth Van, LLC.

21. Professional services agreement with MNS Engineer, Inc. to provide temporary staffing to the Planning Department.

RECOMMENDED MOTION:
Approve agreement.

22. Correcting a Typographical Error in Amendment No. 5 to the Agreement Between the City of Hawthorne and U.S. Tow for Non-Exclusive Towing and Storage Services

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Corrections Made to Amendment No. 5 to the Agreement with U.S. Tow for Towing and Storage Services.

CITY ATTORNEY'S CONSENT CALENDAR

23. Claim for bodily injury by Diane Wade.

RECOMMENDED MOTION:
Staff recommends that the City Council deny the claim by Diane Wade.

DISCUSSION/ACTION ITEMS

24. Hawthorne Aquatic Center Procedures for Rental Permits- A. Reyes English

ELECTED OFFICIALS REPORTS/RECOMMENDATIONS

CLOSED SESSION

ADJOURNMENT

CERTIFICATION

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

I, **DIANA CUCALON**, Deputy City Clerk for the City of Hawthorne, certify that a true and correct copy of the foregoing City Council Meeting Agenda was posted not less than 72 hours before the City Council Meeting to be held on Tuesday, June 24, 2025.



_____
DIANA CUCALON
HAWTHORNE DEPUTY CITY CLERK

AGENDA ITEM NO. 2.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Housing

SUBJECT:
Residential PACE Financing for the City of Hawthorne - K. Mack

Attachments

PACE Presentation

June 2025

Residential PACE Financing Facts

Presentation to the City of Hawthorne

Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

The Need for PACE - a state funding solution for local problems

PACE (Property Assessed Clean Energy) is an innovative mechanism for financing energy efficiency, renewable energy, and water conservation improvements for property owners enabled by the California Legislature in 2008

PACE addresses a large financial market failure by filling a void for underserved communities. A larger percentage of PACE customers live in LMI communities and have no other low-cost financing options- or any options at all- given lower credit (FICO) scores.

PACE financing is repaid as a special assessment on the property's regular tax bill – the same way as other local public benefit assessments (i.e. neighborhood improvement districts)

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Benefits for Homeowners

- Eligibility based on equity in property & ability to repay instead of FICO score
- No upfront costs – enables eligible improvements with $0 down
- Increased home efficiency, comfortability, & resiliency
- Fixed & fully amortized interest rates
- Repayment through property taxes

Claudia M. in Los Angeles, CA “I didn’t have the money to pay cash” and was thankful “ for the opportunity to be able to finance it instead of putting it on an American express.”

“The interest rate is good and maintains over the term of the assessment.”



Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Impactful Changes to PACE

2017: AB 1284 and SB 242, robust consumer protection legislative package reforming California's PACE program:

- Established California's Department of Financial Protection and Innovation (DFPI) as regulator of PACE administrators
- Added "ability-to-pay" and income verification
- Strengthened underwriting standards and payment history reviews
- Comprehensive contractor oversight and training requirements
- Recorded phone calls with consumers to review financing terms

2019: PACE administrators licensed by DFPI

2020: AB 1551 and AB 2471 prohibiting prepayment penalties and PACE on properties with a reverse mortgage, expanded 3-day right to cancel to 5 days for anyone over age 65

2021: DFPI regulations



Home Run Financing

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Residential PACE

Consumer Protections

- Confirmation of Terms call with homeowner (recorded)
- 3-day homeowner right of recission if they change their mind; 5 ages days for ages 65+
- Language accessibility services available in Spanish
- Signed Certificate of Completion from Homeowner
- Closing Call (recorded) with homeowner confirming project is completed
- Closed permits, 3rd party inspection or TruePic to verify project is completed

Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Contractor Management



Compliance & Background Checks

- ✓ Contractor license, background check, social media, workers' comp, and bond/insurance screening

Contractor Onboarding Standards

- ✓ Mandatory training, registration, code of conduct agreement, & marketing guidelines

No Spiffs

- ✓ Watch lists, contractor reviews, ongoing skills assessment, monitoring

Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Traditional Financing vs. PACE

	PACE	HELOC	UNSECURED DEBT
Minimum level of equity in the property	✓	✓	✗
Not delinquent on property related debt	✓	✓	✗
Not in bankruptcy	✓	✗	✗
Term tied to useful life of improvement	✓	✗	✗
Fixed rate & fully amoratized	✓	✗	✗
Rigorous contractor training & oversight	✓	✗	✗
Improvement pricing review	✓	✗	✗

Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Eligible improvements (80+)

Energy Efficiency

- HVAC
- Insulation
- Roofing
- Windows & doors

Renewable Energy

- Solar panels
- Solar batteries
- EV Charging Stations



Water Conservation

- Drought tolerant landscaping
- High efficiency water fixtures
- Drip irrigation



Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Residential PACE Industry

California Metrics*

$6,061,763,614
invested

238,757
homes improved

70,316
jobs created

24,716,516,711 kilowatt-hours of renewable energy generated

21,829,580,028
gallons of water saved

7,924,240 metric tons
of carbon abated

$7,133,457,416 in utility bill savings

* PACENation data to 12.11.2024

Home Run Financing

CONFIDENTIAL | DO NOT DISTRIBUTE

Which neighboring cities have approved CSCDA Open PACE?

- Agoura Hills
- Alhambra
- Arcadia
- Baldwin Park
- Bell
- Claremont
- Commerce
- Covina
- Cudahy
- Duarte
- El Monte
- Gardena
- Glendale
- Glendora
- Inglewood
- La Canada Flintridge
- La Puente
- La Verne
- Lancaster
- Long Beach
- Los Angeles
- Lynwood
- Montebello
- Monterey Park
- Norwalk
- Palmdale
- Paramount
- Redondo Beach
- Santa Fe Springs
- Santa Monica
- Torrance
- Walnut
- West Covina
- West Hollywood

"Making PACE available in La Puente is realty going to help our homeowners who want to save money on their energy bills. It's great to be able to give people financing options so they can choose the one that's the best fit. ***PACE is also going to help us, as a city, conserve water and reach our climate goals."***

Valerie Munoz

Mayor Pro Tem of La Puente

Home Run Financing

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What does Hawthorne need to do to make this option available to its homeowners?

California Statewide Communities Development Agency (CSCDA) offers an Open PACE Program

Hawthorne has been a member of CSCDA since 2001

To make PACE available to Hawthorne residents, the City Council needs to pass a resolution authorizing CSCDA's Open PACE Program.

Home Run Financing

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AGENDA ITEM NO. 3.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Licensing

City Manager: **Department Head:**

SUBJECT:
City Treasurer requests approval of the warrants. Motion to approve the warrants.

RECOMMENDED MOTION:
Staff Recommends that the City Council approve the warrants issued for the period of 06/11/2025 to 06/24/2025 for a total of $2,010,335.71.

DISCUSSION:
Staff plan to issue checks to the vendors that provide goods and services to the City of Hawthorne.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
Develop and implement clear, business-friendly methods of communicating useful and helpful information to vendors

FISCAL IMPACT:
None. Funds for these payments of the amount of $2,010,335.71 are available in the adopted Fiscal Year 2024-2025 budget.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Council Warrants 06/24/25

CITY OF HAWTHORNE

FOR THE MEETING OF JUNE 24, 2025

ORIGINATING DEPARTMENT: FINANCE

The City Treasurer submits the following Payroll City Warrants for your approval:

	Warrant #s			
Date	**Start**	**Ending**	**Warrant type**	**Total $**
6/5/25	35185	35499	PAYROLL	1,887.92
6/5/25	196498	196501	PAYROLL	988,914.94
*** Emergency Issue - for ratification only**				990,802.86

State of California, County of Los Angeles SS:

The foregoing claims/demands/warrants have been filed with me; each one bearing an endorsement of the officer or employee of the department, requiring same, that the price is correct.

_____ City Treasurer

_____ City Clerk

CITY OF HAWTHORNE

FOR THE MEETING OF JUNE 24, 2025

ORIGINATING DEPARTMENT: FINANCE

The City Treasurer submits the following General City Warrants for your approval:

	Warrant #s			
Date	**Start**	**Ending**	**Warrant type**	**Total $**
6/5/25	490827	490843	DEBT LEVIES	20,029.47
6/10/25	490844	490844	CITY-SPECIAL	2,880.00
6/11/25	490845	490857	CITY-SPECIAL	15,801.14
6/24/25	490858	490865	UTILITIES	109,025.66
6/24/25	490866	491072	CITY	839,127.63
6/19/25	491073	491073	CITY-SPECIAL	949.96
				987,813.86

*** Emergency Issue - for ratification only**

State of California, County of Los Angeles SS:

The foregoing claims/demands/warrants have been filed with me; each one bearing an endorsement of the officer or employee of the department, requiring same, that the price is correct.

_____ City Treasurer

_____ City Clerk

City of Hawthorne, CA

PAID INVOICES REPORT

CHECK: DL060525 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
123239	CA DISBURSEMENT UNIT								
	102720	06/05/25		490827	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	704.30
	INVOICE: 2025-13								
	VENDOR TOTALS		17,607.50 YTD INVOICED				17,607.50 YTD PAID		704.30
119637	CA SDU, STATE DISBURSEMENT UNIT								
	102716	06/05/25		490828	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	258.46
	INVOICE: 2025-13								
	VENDOR TOTALS		6,461.50 YTD INVOICED				6,461.50 YTD PAID		258.46
119685	CA SDU, STATE DISBURSEMENT UNIT								
	102717	06/05/25		490829	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	142.15
	INVOICE: 2025-13								
	VENDOR TOTALS		4,051.31 YTD INVOICED				4,051.31 YTD PAID		142.15
124099	CALIFORNIA STATE DISBURSEMENT UNIT								
	102718	06/05/25		490831	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	533.53
	INVOICE: 2025-13								
	VENDOR TOTALS		12,271.19 YTD INVOICED				12,271.19 YTD PAID		533.53
123708	CALIFORNIA STATE DISBURSEMENT UNIT								
	102723	06/05/25		490830	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	126.00
	INVOICE: 2025-13								
	VENDOR TOTALS		3,150.00 YTD INVOICED				3,150.00 YTD PAID		126.00
124168	EMPLOYMENT DEVELOPMENT DEPT.								
	102725	06/05/25		490832	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	89.18
	INVOICE: 2025-13								
	VENDOR TOTALS		1,783.60 YTD INVOICED				1,783.60 YTD PAID		89.18
122863	FRANCHISE TAX BOARD								
	102719	06/05/25		490834	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	100.00
	INVOICE: 2025-13								
	VENDOR TOTALS		2,500.00 YTD INVOICED				2,500.00 YTD PAID		100.00
123629	FRANCHISE TAX BOARD								
	102722	06/05/25		490835	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	150.00
	INVOICE: 2025-13								
	VENDOR TOTALS		3,750.00 YTD INVOICED				3,750.00 YTD PAID		150.00
121291	FRANCHISE TAX BOARD								
	102724	06/05/25		490833	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	50.00
	INVOICE: 2025-13								

PAID INVOICES REPORT

CHECK: DL060525 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS	1,250.00 YTD INVOICED				1,250.00 YTD PAID			50.00
4	H.M.E.A.								
	102709	06/05/25		490836	P	06/05/25	960 21600	ACCRUED WAGES PAYABLE	1,500.00
	INVOICE: 2025-13								
	VENDOR TOTALS	52,540.00 YTD INVOICED				52,540.00 YTD PAID			1,500.00
99379	HAWTHORNE EXECUTIVE GROUP								
	102706	06/05/25		490837	P	06/05/25	960 21600	ACCRUED WAGES PAYABLE	440.00
	INVOICE: 2025-13								
	VENDOR TOTALS	10,200.00 YTD INVOICED				10,200.00 YTD PAID			440.00
124425	HAWTHORNE POLICE CIVILIAN ASSOCIATION (HPCA)								
	102714	06/05/25		490838	P	06/05/25	960 21600	ACCRUED WAGES PAYABLE	1,320.00
	INVOICE: 2025-13								
	VENDOR TOTALS	2,640.00 YTD INVOICED				2,640.00 YTD PAID			1,320.00
3	HAWTHORNE POLICE OFFICERS ASSN								
	102710	06/05/25		490839	P	06/05/25	960 21600	ACCRUED WAGES PAYABLE	5,225.19
	INVOICE: 2025-13A								
	102711	06/05/25		490839	P	06/05/25	960 21600	ACCRUED WAGES PAYABLE	696.00
	INVOICE: 2025-13B								
	102713	06/05/25		490839	P	06/05/25	960 21640	ADDITIONAL INS LIABILITY	3,175.38
	INVOICE: 2025-13C								
	VENDOR TOTALS	221,583.58 YTD INVOICED				221,583.58 YTD PAID			9,096.57
115178	PRE PAID LEGAL SERVICES, INC.								
	102715	06/05/25		490840	P	06/05/25	960 21640	ADDITIONAL INS LIABILITY	175.21
	INVOICE: 2025-13								
	VENDOR TOTALS	4,230.79 YTD INVOICED				4,230.79 YTD PAID			175.21
113121	TOTAL ADMINISTRATION SVCS CORP								
	102726	06/05/25		490841	P	06/05/25	960 21640	ADDITIONAL INS LIABILITY	356.45
	INVOICE: 2025-13A								
	102727	06/05/25		490841	P	06/05/25	960 21640	ADDITIONAL INS LIABILITY	3,655.48
	INVOICE: 2025-13B								
	VENDOR TOTALS	89,769.61 YTD INVOICED				90,340.53 YTD PAID			4,011.93
103511	U.S. BANK PARS 6746022400, L.A. LOCKBOX 511649								
	102728	06/05/25		490842	P	06/05/25	960 20270	PARS LIABILITY	973.41
	INVOICE: 2025-13A								
	102729	06/05/25		490842	P	06/05/25	960 20270	PARS LIABILITY	243.35
	INVOICE: 2025-13B								

PAID INVOICES REPORT

CHECK: DL060525 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS		45,092.80 YTD INVOICED				45,092.80 YTD PAID		1,216.76
123240	VILLEGAS, ALBA								
	102721	06/05/25		490843	P	06/05/25	960 21630	GARNISHMENTS LIABILITY	115.38
	INVOICE: 2025-13								
	VENDOR TOTALS		2,884.50 YTD INVOICED				2,884.50 YTD PAID		115.38
								REPORT TOTALS	20,029.47

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	17	20,029.47

** END OF REPORT - Generated by Shuntell Dixon **

City of Hawthorne, CA

PAID INVOICES REPORT

CHECK: C061025S TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
124439	IRWIN, JOHN								
	102588	05/30/25		490844	T	06/10/25	10015020 40514	CONTRACT SERVICES	2,880.00
	INVOICE: 5-30-2025								
	VENDOR TOTALS		2,880.00 YTD INVOICED				2,880.00 YTD PAID		2,880.00
								REPORT TOTALS	2,880.00

	COUNT	AMOUNT
TOTAL EFT TRANSFERS	1	2,880.00

** END OF REPORT - Generated by Shuntell Dixon **

City of Hawthorne, CA

PAID INVOICES REPORT

CHECK: C061125 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
124446	BALLARD, JERRELL WAYNE								
	102673	06/03/25		490845	P	06/11/25	990 23016	JUNETEENTH EVENT	800.00
	INVOICE: 1002								
	VENDOR TOTALS		800.00 YTD INVOICED				800.00 YTD PAID		800.00
123206	PEDROZA-ACOSTA, ERICA								
	102685	06/03/25		490846	P	06/11/25	990 23016	JUNETEENTH EVENT	4,600.00
	INVOICE: 061425								
	VENDOR TOTALS		14,600.00 YTD INVOICED				14,600.00 YTD PAID		4,600.00
124445	CRAWFORD, DEMANN								
	102677	06/03/25		490847	P	06/11/25	990 23016	JUNETEENTH EVENT	600.00
	INVOICE: #100								
	VENDOR TOTALS		600.00 YTD INVOICED				600.00 YTD PAID		600.00
124443	DRS LLC								
	102680	06/02/25		490848	P	06/11/25	990 23016	JUNETEENTH EVENT	350.00
	INVOICE: 0772								
	VENDOR TOTALS		350.00 YTD INVOICED				350.00 YTD PAID		350.00
123576	HOLLY PARK LITTLE LEAGUE								
	94048	02/04/25		490849	P	06/11/25	10010411 44124	EVENT ALLOTMENT - COUN MA	200.00
	INVOICE: 020425Dona2								
	VENDOR TOTALS		200.00 YTD INVOICED				200.00 YTD PAID		200.00
112444	INSITE GRAFIX								
	102686	05/30/25		490850	P	06/11/25	990 23016	JUNETEENTH EVENT	1,372.14
	INVOICE: 9942								
	VENDOR TOTALS		28,852.97 YTD INVOICED				28,908.10 YTD PAID		1,372.14
124065	JONES, BRITTNEY								
	102749	06/03/25		490851	P	06/11/25	990 23016	JUNETEENTH EVENT	600.00
	INVOICE: #111								
	VENDOR TOTALS		600.00 YTD INVOICED				600.00 YTD PAID		600.00
124054	KOYA, ABIODUN								
	102681	06/03/25		490852	P	06/11/25	990 23016	JUNETEENTH EVENT	1,000.00
	INVOICE: #01012								
	VENDOR TOTALS		1,000.00 YTD INVOICED				1,000.00 YTD PAID		1,000.00
124447	MASTIN, JACQUE E.								
	102669	06/03/25		490853	P	06/11/25	990 23016	JUNETEENTH EVENT	1,000.00
	INVOICE: #100								

PAID INVOICES REPORT

CHECK: C061125 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS		1,000.00 YTD INVOICED				1,000.00 YTD PAID		1,000.00
123300	PARTY PRONTO, INC.								
	102684	05/27/25		490854	P	06/11/25	990 23016	JUNETEENTH EVENT	3,353.00
	INVOICE: 045111								
	VENDOR TOTALS		8,749.00 YTD INVOICED				8,749.00 YTD PAID		3,353.00
123901	GUIRGUIS, DANIEL								
	102687	05/29/25		490855	P	06/11/25	990 23016	JUNETEENTH EVENT	1,326.00
	INVOICE: COH_023								
	VENDOR TOTALS		6,945.54 YTD INVOICED				12,099.74 YTD PAID		1,326.00
124416	SWEET, JACINDA								
	102689	06/03/25		490856	P	06/11/25	990 23016	JUNETEENTH EVENT	500.00
	INVOICE: #01012								
	VENDOR TOTALS		1,000.00 YTD INVOICED				1,000.00 YTD PAID		500.00
124373	WICKS, EIRESS								
	102683	05/31/25		490857	P	06/11/25	990 23016	JUNETEENTH EVENT	100.00
	INVOICE: 053125								
	VENDOR TOTALS		200.00 YTD INVOICED				200.00 YTD PAID		100.00
								REPORT TOTALS	15,801.14

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	13	15,801.14

** END OF REPORT - Generated by Shuntell Dixon **

PAID INVOICES REPORT

CHECK: UT062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
115390	A T & T MOBILITY								
	102832	05/23/25		490858	P	06/24/25	10001221 43054	TELEPHONE	219.00
	INVOICE: MY287311965804								
	VENDOR TOTALS	2,830.92 YTD INVOICED					3,388.81 YTD PAID		219.00
15960	AT&T								
	102350	05/07/25		490859	P	06/24/25	10041050 43054	TELEPHONE	31.65
	INVOICE: MY3348410060								
	VENDOR TOTALS	2,089.81 YTD INVOICED					2,279.26 YTD PAID		31.65
115783	AT&T								
	102357	05/13/25		490860	P	06/24/25	10001222 43054	TELEPHONE	83.37
	INVOICE: MY9391031541								
	102359	05/10/25		490860	P	06/24/25	10001222 43054	TELEPHONE	198.55
	INVOICE: MY9391051258								
	102361	05/12/25		490860	P	06/24/25	10001222 43054	TELEPHONE	92.71
	INVOICE: MY9391026281								
	102815	05/20/25		490860	P	06/24/25	10001222 43054	TELEPHONE	65.68
	INVOICE: MY9391031546								
	102816	05/20/25		490860	P	06/24/25	10001222 43054	TELEPHONE	65.68
	INVOICE: MY9391031544								
	102820	05/20/25		490860	P	06/24/25	10001222 43054	TELEPHONE	139.87
	INVOICE: MY9391031543								
	102823	05/20/25		490860	P	06/24/25	10001222 43054	TELEPHONE	509.60
	INVOICE: MY9391026341								
	102829	05/27/25		490860	P	06/24/25	10001222 43054	TELEPHONE	100.96
	INVOICE: MY9391026316								
	102837	05/27/25		490860	P	06/24/25	10001222 43054	TELEPHONE	31.59
	INVOICE: MY9391026325								
	102839	05/27/25		490860	P	06/24/25	10001222 43054	TELEPHONE	472.93
	INVOICE: MY9391057056								
	102841	06/01/25		490860	P	06/24/25	10001222 43054	TELEPHONE	63.16
	INVOICE: JN9391026345								
	102842	06/01/25		490860	P	06/24/25	10001222 43054	TELEPHONE	85.53
	INVOICE: JN9391026293								
	102843	06/01/25		490860	P	06/24/25	10001222 43054	TELEPHONE	253.48
	INVOICE: JN9391026291								
	102845	06/01/25		490860	P	06/24/25	52035030 43054	TELEPHONE	61.61
	INVOICE: JN9391026287								
	102847	06/01/25		490860	P	06/24/25	10001222 43054	TELEPHONE	31.58
	INVOICE: JN9391026278								
	102849	10/10/23		490860	P	06/24/25	10001222 43054	TELEPHONE	154.88
	INVOICE: OC9391053668								
	102850	10/10/23		490860	P	06/24/25	10001222 43054	TELEPHONE	154.88
	INVOICE: OC9391053669								
	VENDOR TOTALS	90,375.01 YTD INVOICED					110,659.13 YTD PAID		2,566.06
103177	CALIFORNIA WATER SERVICE								

PAID INVOICES REPORT

CHECK: UT062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	102801	05/14/25		490861	P	06/24/25	10061100 45444	UTILITIES	53.57
	INVOICE: MY4031446452								
	102803	05/14/25		490861	P	06/24/25	10061100 45444	UTILITIES	136.85
	INVOICE: MY8717030744								
	102805	05/21/25		490861	P	06/24/25	22041060 45444	UTILITIES	51.02
	INVOICE: MY0866316861								
	102806	05/14/25		490861	P	06/24/25	10061100 45444	UTILITIES	106.50
	INVOICE: MY6395574084								
	102807	05/14/25		490861	P	06/24/25	22041060 45444	UTILITIES	2,787.21
	INVOICE: MY3089311111								
	102808	05/19/25		490861	P	06/24/25	10061100 45444	UTILITIES	51.02
	INVOICE: MY5297758587								
	102809	05/23/25		490861	P	06/24/25	22041060 45444	UTILITIES	51.02
	INVOICE: MY3124149340								
	102810	05/16/25		490861	P	06/24/25	46847150 45444	UTILITIES	117.91
	INVOICE: MY8816940090								
	102812	05/16/25		490861	P	06/24/25	10011500 45154	GENERAL EXPENSE	26.32
	INVOICE: MY9004264798								
	102813	05/16/25		490861	P	06/24/25	22041060 45444	UTILITIES	34.00
	INVOICE: MY3357207262								
	102825	05/28/25		490861	P	06/24/25	22041060 45444	UTILITIES	241.00
	INVOICE: MY8639925174								
	VENDOR TOTALS	261,983.33 YTD INVOICED					303,496.03 YTD PAID		3,656.42
17953	SO CALIF EDISON CO								
	102373	05/16/25		490862	P	06/24/25	10041050 45444	UTILITIES	146.01
	INVOICE: MY700819800190								
	102388	05/16/25		490862	P	06/24/25	10041050 45444	UTILITIES	95.22
	INVOICE: MY700415178636								
	102666	05/29/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	102.59
	INVOICE: MY700414005138								
	102667	05/23/25		490862	P	06/24/25	10061010 45444	UTILITIES	36.27
	INVOICE: MY700414028780								
	102668	05/22/25		490862	P	06/24/25	22041060 45444	UTILITIES	69.56
	INVOICE: MY700415434270								
	102670	05/23/25		490862	P	06/24/25	10061010 45444	UTILITIES	299.21
	INVOICE: MY700123368078								
	102671	05/23/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	69.06
	INVOICE: MY700023530426								
	102672	05/23/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	69.11
	INVOICE: MY700412535081								
	102674	05/23/25		490862	P	06/24/25	10061010 45444	UTILITIES	67.52
	INVOICE: MY700415041523								
	102675	05/23/25		490862	P	06/24/25	20025000 45444	UTILITIES	36.86
	INVOICE: MY700370247933								
	102676	05/28/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	89.22
	INVOICE: MY700238897708								
	102678	05/19/25		490862	P	06/24/25	46515730 45444	UTILITIES	32.96
	INVOICE: MY700427237251								
	102678	05/19/25		490862	P	06/24/25	46615731 45444	UTILITIES	32.97

PAID INVOICES REPORT

CHECK: UT062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
INVOICE: MY700427237251								
102679	05/16/25		490862	P	06/24/25	46615731 45444	UTILITIES	560.61
INVOICE: MY700441364188								
102682	05/23/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	226.69
INVOICE: MY700413899448								
102696	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	102.70
INVOICE: MY700413964116								
102697	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	110.43
INVOICE: MY700412466979								
102698	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	29.10
INVOICE: MY700413948857								
102699	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	65.41
INVOICE: MY700415310392								
102700	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	85.35
INVOICE: MY700415322318								
102701	05/30/25		490862	P	06/24/25	20025000 45444	UTILITIES	148.13
INVOICE: MY700616837087								
102702	05/30/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	79.66
INVOICE: MY700385074482								
102704	05/30/25		490862	P	06/24/25	10061100 45444	UTILITIES	11.25
INVOICE: MY700413787088								
102705	05/30/25		490862	P	06/24/25	10061100 45444	UTILITIES	72.41
INVOICE: MY700413762234								
102858	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	95.54
INVOICE: JN700415394157								
102859	06/02/25		490862	P	06/24/25	10061010 45444	UTILITIES	355.48
INVOICE: JN700412405547								
102860	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	108.34
INVOICE: JN700413801034								
102861	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	63.94
INVOICE: JN700413775974								
102862	06/02/25		490862	P	06/24/25	22541060 45444	UTILITIES	130.20
INVOICE: JN700212888873								
102863	06/02/25		490862	P	06/24/25	10061050 45444	UTILITIES	3,383.66
INVOICE: JN700250316527								
102864	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	412.08
INVOICE: JN700541838004								
102865	06/02/25		490862	P	06/24/25	10061010 45444	UTILITIES	152.51
INVOICE: JN700413750211								
102866	06/02/25		490862	P	06/24/25	10061010 45444	UTILITIES	266.34
INVOICE: JN700413829831								
102867	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	105.21
INVOICE: JN700196576305								
102872	06/02/25		490862	P	06/24/25	10061010 45444	UTILITIES	77.37
INVOICE: JN700196589136								
102873	06/02/25		490862	P	06/24/25	20025000 45444	UTILITIES	129.01
INVOICE: JN700534679101								
102874	06/02/25		490862	P	06/24/25	22041060 45444	UTILITIES	76.55
INVOICE: JN700455547107								
102875	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	113.79
INVOICE: JN700413657352								

PAID INVOICES REPORT

CHECK: UT062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
102876	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	90.49
INVOICE: JN700413671395								
102877	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	110.99
INVOICE: JN700415168330								
102878	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	89.24
INVOICE: JN700415157418								
102879	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	71.40
INVOICE: JN700415119022								
102880	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	79.89
INVOICE: JN700413639568								
102881	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	61.55
INVOICE: JN700413595112								
102882	06/02/25		490862	P	06/24/25	20025000 45444	UTILITIES	7,944.86
INVOICE: JN700364926774								
102883	06/02/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	180.35
INVOICE: JN700415109322								
102903	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	31.64
INVOICE: JN700272148294								
102904	06/03/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	254.90
INVOICE: JN700415101844								
102905	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	816.49
INVOICE: JN700610655258								
102906	06/03/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	92.10
INVOICE: JN700878401833								
102907	06/03/25		490862	P	06/24/25	22041060 42104	SIGNAL MAINTENANCE	108.31
INVOICE: JN700029139046								
102908	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	178.71
INVOICE: JN700203184631								
102909	06/03/25		490862	P	06/24/25	22041060 45444	UTILITIES	129.98
INVOICE: JN700413545497								
102910	06/03/25		490862	P	06/24/25	22041060 45444	UTILITIES	106.74
INVOICE: JN700415444374								
102911	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	35.42
INVOICE: JN700591200088								
102912	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	334.83
INVOICE: JN700017571996								
102964	06/04/25		490862	P	06/24/25	10061100 45444	UTILITIES	634.80
INVOICE: JN700415364047								
102965	06/04/25		490862	P	06/24/25	10061100 45444	UTILITIES	400.41
INVOICE: JN700413581065								
102966	06/04/25		490862	P	06/24/25	10041050 45444	UTILITIES	171.13
INVOICE: JN700413563584								
102967	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	203.88
INVOICE: JN700413856406								
102968	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	1,136.12
INVOICE: JN700415468525								
102970	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	353.64
INVOICE: JN700415497120								
102971	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	403.00
INVOICE: JN700599510261								
102973	06/04/25		490862	P	06/24/25	10041050 45444	UTILITIES	1,224.99

PAID INVOICES REPORT

CHECK: UT062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	INVOICE: JN700412486177								
	102974	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	59,121.16
	INVOICE: JN700364879789								
	102975	06/04/25		490862	P	06/24/25	20025000 45444	UTILITIES	249.12
	INVOICE: JN700382576734								
	102978	06/03/25		490862	P	06/24/25	20025000 45444	UTILITIES	214.39
	INVOICE: JN700028707802								
	VENDOR TOTALS	1,656,999.64 YTD INVOICED					1,866,929.18 YTD PAID		82,938.85
18000	SO CALIF GAS CO								
	102830	06/02/25		490863	P	06/24/25	10061010 45444	UTILITIES	105.54
	INVOICE: 09730449007								
	102868	06/03/25		490863	P	06/24/25	10061010 45444	UTILITIES	15.64
	INVOICE: 07510463859								
	102869	06/03/25		490863	P	06/24/25	10061100 45444	UTILITIES	25.25
	INVOICE: 16330470002								
	102870	06/03/25		490863	P	06/24/25	10061010 45444	UTILITIES	41.98
	INVOICE: 08140463004								
	VENDOR TOTALS	130,053.13 YTD INVOICED					140,191.88 YTD PAID		188.41
112237	T-MOBILE								
	102852	05/21/25		490864	P	06/24/25	10001221 43054	TELEPHONE	7,194.29
	INVOICE: MY960336852								
	102853	05/21/25		490864	P	06/24/25	10001221 43054	TELEPHONE	48.05
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	52035030 43054	TELEPHONE	132.10
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10001230 43054	TELEPHONE	132.10
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10043010 43054	TELEPHONE	871.25
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10015010 43054	TELEPHONE	520.04
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10013010 43054	TELEPHONE	528.40
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10042040 43054	TELEPHONE	264.20
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	60031030 43054	TELEPHONE	198.15
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10016010 43054	TELEPHONE	132.10
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10041120 43054	TELEPHONE	264.20
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10610010 43054	TELEPHONE	66.05
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10017010 43054	TELEPHONE	66.05
	INVOICE: MY982816099								
	102853	05/21/25		490864	P	06/24/25	10061010 43054	TELEPHONE	462.35
	INVOICE: MY982816099								

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	102853	05/21/25		490864	P	06/24/25	10042010 43054	TELEPHONE	66.05
	INVOICE:	MY982816099							
	102853	05/21/25		490864	P	06/24/25	10041010 43054	TELEPHONE	2,535.13
	INVOICE:	MY982816099							
	VENDOR TOTALS		164,093.20 YTD INVOICED				163,391.19 YTD PAID		13,480.51
113605	VERIZON WIRELESS								
	102796	05/23/25		490865	P	06/24/25	10001221 43054	TELEPHONE	20.02
	INVOICE:	MY470985090-4							
	102796	05/23/25		490865	P	06/24/25	10043010 43054	TELEPHONE	169.14
	INVOICE:	MY470985090-4							
	102796	05/23/25		490865	P	06/24/25	10042040 43054	TELEPHONE	200.05
	INVOICE:	MY470985090-4							
	102796	05/23/25		490865	P	06/24/25	10041040 43054	TELEPHONE	156.04
	INVOICE:	MY470985090-4							
	102851	05/23/25		490865	P	06/24/25	10001221 43054	TELEPHONE	5,399.51
	INVOICE:	MY470985090-1							
	VENDOR TOTALS		62,584.23 YTD INVOICED				63,826.85 YTD PAID		5,944.76
								REPORT TOTALS	109,025.66

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	8	109,025.66

** END OF REPORT - Generated by Shuntell Dixon **

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
124371	2U GETSMARTER (US) LLC								
	103745	05/08/25		490898	T	06/24/25	10012010 45184	TRAINING	3,100.00
	INVOICE: GS424352								
	VENDOR TOTALS	4,230.00 YTD INVOICED					4,230.00 YTD PAID		3,100.00
118356	ABBOT INDUSTRIAL SUPPLIES INT'L INC.								
	102919	05/30/25		490899	T	06/24/25	100 13100	INVENTORY MATERIALS & SUP	2,490.89
	INVOICE: 56007								
	VENDOR TOTALS	14,082.58 YTD INVOICED					14,082.58 YTD PAID		2,490.89
123058	ACCESS INFORMATION INTERMEDIATE HOLDINGS I, LLC.								
	102694	05/31/25		490900	T	06/24/25	10013010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102694	05/31/25		490900	T	06/24/25	10015010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102694	05/31/25		490900	T	06/24/25	10016010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102694	05/31/25		490900	T	06/24/25	10016020 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102694	05/31/25		490900	T	06/24/25	10017010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102694	05/31/25		490900	T	06/24/25	10043010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102695	05/31/25		490900	T	06/24/25	81044010 41514	OPERATING SUPPLIES	55.60
	INVOICE: 11631134								
	102778	05/31/25		490900	T	06/24/25	10002215 41514	OPERATING SUPPLIES	780.30
	INVOICE: 11631136								
	VENDOR TOTALS	15,545.45 YTD INVOICED					17,292.95 YTD PAID		1,169.50
120612	ACCO ENGINEERED SYSTEMS, INC								
	102456	04/01/25		490901	T	06/24/25	10041050 40514	CONTRACT SERVICES	4,205.25
	INVOICE: 20676821								
	VENDOR TOTALS	41,132.86 YTD INVOICED					64,696.30 YTD PAID		4,205.25
114284	ADMINSURE INC.								
	102168	05/15/25	1655	490902	T	06/24/25	25019010 45684	WORKERS COMPENSATION ADMI	7,960.00
	INVOICE: 17888								
	VENDOR TOTALS	87,560.00 YTD INVOICED					95,520.00 YTD PAID		7,960.00
116315	AFLAC								
	103774	06/09/25		490903	T	06/24/25	990 20900	INSURANCE BENEFITS	5,750.72
	INVOICE: 353752								
	VENDOR TOTALS	67,014.13 YTD INVOICED					67,014.13 YTD PAID		5,750.72
119085	AGUILAR, ROLANDO								

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	103769	05/29/25		490904	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	599.68
	INVOICE: 004199								
	103780	06/05/25		490904	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	414.43
	INVOICE: 004202								
	VENDOR TOTALS	11,982.59 YTD INVOICED					13,157.59 YTD PAID		1,014.11
122723	AMTECORP INC.								
	103746	05/15/25	2408	490905	T	06/24/25	10043010 40514	CONTRACT SERVICES	1,417.50
	INVOICE: M25-105								
	103748	04/15/25	2408	490905	T	06/24/25	10043010 40514	CONTRACT SERVICES	1,995.00
	INVOICE: E25-156								
	103752	04/15/25	2408	490905	T	06/24/25	10043010 40514	CONTRACT SERVICES	2,205.00
	INVOICE: M25-104								
	103756	03/15/25	2408	490905	T	06/24/25	10043010 40514	CONTRACT SERVICES	3,150.00
	INVOICE: M25-103								
	VENDOR TOTALS	71,190.00 YTD INVOICED					71,190.00 YTD PAID		8,767.50
123570	ANIMAL PEST MANAGMENT SERVICES, INC.								
	102660	05/31/25		490906	T	06/24/25	10061100 47304	IMPROV OTHER THAN BUILDIN	375.00
	INVOICE: 716609								
	VENDOR TOTALS	3,000.00 YTD INVOICED					4,125.00 YTD PAID		375.00
122780	ARAMSCO, INC.								
	102458	01/08/25		490907	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	297.69
	INVOICE: S6848948.001								
	102544	03/24/25		490907	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	216.12
	INVOICE: S6933597.001								
	VENDOR TOTALS	6,451.63 YTD INVOICED					6,617.02 YTD PAID		513.81
122699	ARC DOCUMENT SOLUTIONS, LLC.								
	102984	05/31/25		490908	T	06/24/25	10043010 40674	MICROFILMING FEES	135.41
	INVOICE: B72193								
	VENDOR TOTALS	1,349.05 YTD INVOICED					1,349.05 YTD PAID		135.41
122892	ARCE, JOSE MELENA								
	100971	04/15/25		490909	T	06/24/25	10001224 45124	EDUCATIONAL REIMBURSEMENT	3,213.00
	INVOICE: EDUC GED132								
	VENDOR TOTALS	5,583.00 YTD INVOICED					5,583.00 YTD PAID		3,213.00
124213	ARMAN'S JANITORIAL SUPPLIES & REPAIR CENTER INC.								
	102840	04/17/25		490910	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	639.45
	INVOICE: 2504000220								
	102844	04/17/25		490910	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	28.11
	INVOICE: 2504000219								
	102846	04/16/25		490910	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	71.66

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	INVOICE: 2504000206								
	102848	04/10/25		490910	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	141.12
	INVOICE: 2504000128								
	VENDOR TOTALS	3,491.02 YTD INVOICED					3,491.02 YTD PAID		880.34
123680	AUTO SECURITY SOUND & TINT, INC.								
	103768	05/29/25		490911	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	1,001.50
	INVOICE: 05292501								
	103770	06/02/25		490911	T	06/24/25	60031030 40514	CONTRACT SERVICES	153.75
	INVOICE: 06022501								
	VENDOR TOTALS	7,739.81 YTD INVOICED					8,333.16 YTD PAID		1,155.25
119358	B & H PHOTO & VIDEO								
	103795	05/29/25	2718	490912	T	06/24/25	37513050 47404	MACHINERY & EQUIPMENT	13,791.28
	INVOICE: 911783745								
	VENDOR TOTALS	28,766.22 YTD INVOICED					28,766.22 YTD PAID		13,791.28
124455	BLOW A GLASS, INC.								
	103738	06/05/25		490913	T	06/24/25	10012010 45424	TRAVEL, CONFERENCE & MEET	495.00
	INVOICE: 070125								
	VENDOR TOTALS	495.00 YTD INVOICED					495.00 YTD PAID		495.00
2333	BLUE DIAMOND MATERIALS								
	102430	04/07/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	114.40
	INVOICE: 4020403								
	102431	04/14/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	897.85
	INVOICE: 4026298								
	102432	04/21/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	642.76
	INVOICE: 4031839								
	102433	04/26/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	944.76
	INVOICE: 4040008								
	102434	04/30/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	310.80
	INVOICE: 4050284								
	102436	05/12/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	318.29
	INVOICE: 4059639								
	102437	03/17/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	422.30
	INVOICE: 4004951								
	102439	03/10/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	210.20
	INVOICE: 4000319								
	102440	01/31/25		490914	T	06/24/25	22541060 42074	PAVING EXPENSE	652.20
	INVOICE: 3983274								
	VENDOR TOTALS	24,100.24 YTD INVOICED					33,075.09 YTD PAID		4,513.56
106126	SANDAN PLUMBING CO INC								
	102441	01/24/25		490915	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	1,480.00
	INVOICE: S-113536								

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	102442	01/03/25		490915	T	06/24/25	10041050 42024	BUILDING MAINTENANCE	950.00
	INVOICE: S-113370								
	102444	01/02/25		490915	T	06/24/25	10041050 42024	BUILDING MAINTENANCE	975.00
	INVOICE: S-113369								
	102606	05/27/25		490915	T	06/24/25	10001221 42024	BUILDING MAINTENANCE	1,020.00
	INVOICE: S-114419								
	VENDOR TOTALS	13,282.35 YTD INVOICED					17,216.98 YTD PAID		4,425.00
108180	BOB BARKER COMPANY								
	102952	06/02/25		490916	T	06/24/25	10002220 41514	OPERATING SUPPLIES	59.52
	INVOICE: INV2136396								
	VENDOR TOTALS	6,776.74 YTD INVOICED					6,776.74 YTD PAID		59.52
119831	BRISTOW, ERICA								
	102788	05/28/25		490917	T	06/24/25	10001224 45124	EDUCATIONAL REIMBURSEMENT	517.00
	INVOICE: EDUC. BCJ 100								
	VENDOR TOTALS	1,804.42 YTD INVOICED					1,804.42 YTD PAID		517.00
123556	BROWN, KELVIN JEROME								
	103011	06/06/25		490918	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	896.00
	INVOICE: 06/06/2025								
	VENDOR TOTALS	13,755.70 YTD INVOICED					13,755.70 YTD PAID		896.00
122934	CACTUS THREADS EMBROIDERY, INC								
	102752	06/03/25		490919	T	06/24/25	60031030 41614	UNIFORMS & SAFETY EQUIPME	430.73
	INVOICE: 0845								
	VENDOR TOTALS	3,427.72 YTD INVOICED					7,071.94 YTD PAID		430.73
123717	CALIFORNIA CONSULTING, INC.								
	102576	03/11/25	2479	490866	P	06/24/25	10011500 40514	CONTRACT SERVICES	12,000.00
	INVOICE: 7291								
	VENDOR TOTALS	33,500.00 YTD INVOICED					33,950.00 YTD PAID		12,000.00
123999	ACEVEDO, CRYSTAL MORALES								
	103000	06/06/25		490920	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	756.00
	INVOICE: 06062025								
	VENDOR TOTALS	4,811.80 YTD INVOICED					5,315.80 YTD PAID		756.00
124295	CANINE DEPLOYMENT STRATEGIES, LLC.								
	102598	06/01/25		490921	T	06/24/25	10002205 45594	K-9 EXPENSES	1,600.00
	INVOICE: 243								
	VENDOR TOTALS	9,600.00 YTD INVOICED					9,600.00 YTD PAID		1,600.00

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
105476	CDW GOVERNMENT, INC.								
	103743	06/09/25	2475	490922	T	06/24/25	10001222 47404	MACHINERY & EQUIPMENT	4,593.01
	INVOICE: AE5C57Z								
	VENDOR TOTALS	104,392.65 YTD INVOICED					104,392.65 YTD PAID		4,593.01
116355	PRIME HEALTHCARE CENTINELA, LLC.								
	102767	05/21/25		490923	T	06/24/25	10002220 40724	MEDICAL & AMBULANCE	750.00
	INVOICE: VAN55558								
	VENDOR TOTALS	10,500.00 YTD INVOICED					15,000.00 YTD PAID		750.00
113279	CHEMMARK								
	102772	05/30/25		490924	T	06/24/25	10001221 41514	OPERATING SUPPLIES	264.13
	INVOICE: 564107								
	VENDOR TOTALS	1,912.64 YTD INVOICED					2,465.74 YTD PAID		264.13
114528	CINTAS FIRST AID & SAFETY, #168								
	102920	05/28/25		490925	T	06/24/25	10061120 40514	CONTRACT SERVICES	116.42
	INVOICE: 5272467006								
	VENDOR TOTALS	2,024.39 YTD INVOICED					2,140.55 YTD PAID		116.42
123567	CIVICA LAW GROUP, APC								
	103003	06/02/25	65	490926	T	06/24/25	10015010 40744	RECEIVERSHIPS	300.00
	INVOICE: 16388								
	103004	06/02/25	65	490926	T	06/24/25	10015010 40744	RECEIVERSHIPS	300.00
	INVOICE: 16389								
	103005	06/02/25	65	490926	T	06/24/25	10015010 40744	RECEIVERSHIPS	1,978.40
	INVOICE: 16390								
	103006	06/02/25	65	490926	T	06/24/25	10015010 40744	RECEIVERSHIPS	100.00
	INVOICE: 16391								
	VENDOR TOTALS	309,345.19 YTD INVOICED					312,558.29 YTD PAID		2,678.40
107339	COFFMAN ASSOCIATES								
	102802	05/31/25		490927	T	06/24/25	52035030 40514	CONTRACT SERVICES	1,689.00
	INVOICE: 18GS01-9								
	VENDOR TOTALS	1,689.00 YTD INVOICED					1,689.00 YTD PAID		1,689.00
106811	COLONIAL LIFE & ACCIDENT INS.								
	102959	06/01/25		490928	T	06/24/25	990 20900	INSURANCE BENEFITS	1,965.83
	INVOICE: 75010180601721								
	VENDOR TOTALS	23,432.54 YTD INVOICED					23,432.54 YTD PAID		1,965.83
122150	COMMLINE, INC.								
	102933	06/05/25	2639	490929	T	06/24/25	18110050 44914	EOC UPGRADES	20,000.00
	INVOICE: 0497061-IN								

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS	30,500.00 YTD INVOICED				30,500.00 YTD PAID			20,000.00
91961	GPC INC.								
	102793	05/26/25	21	490930	T	06/24/25	60031030 42064	PARTS	793.39
	INVOICE: 073216								
	102795	05/06/25	21	490930	T	06/24/25	60031030 42064	PARTS	71.84
	INVOICE: 070552								
	102797	05/06/25	21	490930	T	06/24/25	60031030 42064	PARTS	630.12
	INVOICE: 070502								
	102798	05/06/25	21	490930	T	06/24/25	60031030 42064	PARTS	51.38
	INVOICE: 070527								
	102800	05/07/25	21	490930	T	06/24/25	60031030 42064	PARTS	112.58
	INVOICE: 070615								
	102804	05/07/25	21	490930	T	06/24/25	60031030 42064	PARTS	590.60
	INVOICE: 070613								
	102811	05/29/25	21	490930	T	06/24/25	60031030 42064	PARTS	44.55
	INVOICE: 073634								
	102814	05/29/25	21	490930	T	06/24/25	60031030 42064	PARTS	44.55
	INVOICE: 073569								
	102817	05/12/25	21	490930	T	06/24/25	60031030 42064	PARTS	22.12
	INVOICE: 071296								
	102819	05/15/25	21	490930	T	06/24/25	60031030 42064	PARTS	64.05
	INVOICE: 071855								
	102821	05/19/25	21	490930	T	06/24/25	60031030 42064	PARTS	25.87
	INVOICE: 072200								
	102824	05/19/25	21	490930	T	06/24/25	60031030 42064	PARTS	60.47
	INVOICE: 072188								
	102826	05/19/25	21	490930	T	06/24/25	60031030 42064	PARTS	53.32
	INVOICE: 072205								
	102831	05/28/25	21	490930	T	06/24/25	60031030 42064	PARTS	64.15
	INVOICE: 073366								
	102834	05/29/25	21	490930	T	06/24/25	60031030 42064	PARTS	146.79
	INVOICE: 073644								
	102836	05/29/25	21	490930	T	06/24/25	60031030 42064	PARTS	49.12
	INVOICE: 073647								
	VENDOR TOTALS	15,939.14 YTD INVOICED				18,683.21 YTD PAID			2,824.90
106275	CONTINENTAL COMPUTERS								
	102754	04/21/25	2658	490931	T	06/24/25	60031030 47304	IMPROV OTHER THAN BUILDIN	44,900.13
	INVOICE: 206662								
	VENDOR TOTALS	172,056.31 YTD INVOICED				184,184.93 YTD PAID			44,900.13
122446	CONTRERAS, FRANKIE								
	102932	06/09/25		490932	T	06/24/25	29054010 45604	FINANCIAL INCENTIVES	30.00
	INVOICE: 2900-111743								
	VENDOR TOTALS	800.00 YTD INVOICED				860.00 YTD PAID			30.00

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
124229	COOK, ROSALIND L.								
	103010	06/06/25		490933	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	254.80
	INVOICE:	06/06/2025							
	VENDOR TOTALS		2,119.20 YTD INVOICED				2,119.20 YTD PAID		254.80
92043	COUNTRY HILLS ANIMAL CLINIC								
	102600	05/23/25		490934	T	06/24/25	10002205 45594	K-9 EXPENSES	248.62
	INVOICE:	296565							
	VENDOR TOTALS		10,287.87 YTD INVOICED				10,796.09 YTD PAID		248.62
103355	CRENSHAW WHOLESALE ELECTRIC								
	102927	05/27/25		490935	T	06/24/25	10061120 41514	OPERATING SUPPLIES	65.20
	INVOICE:	383548							
	VENDOR TOTALS		13,361.15 YTD INVOICED				13,361.15 YTD PAID		65.20
124429	D3 DEVELOPMENT GROUP								
	102653	04/01/25		490936	T	06/24/25	10061100 47304	IMPROV OTHER THAN BUILDIN	1,950.00
	INVOICE:	24-054-OI-001							
	VENDOR TOTALS		1,950.00 YTD INVOICED				1,950.00 YTD PAID		1,950.00
123597	DELTA DENTAL INSURANCE COMPANY								
	102961	06/01/25		490937	T	06/24/25	990 20900	INSURANCE BENEFITS	1,095.35
	INVOICE:	BE006572105							
	VENDOR TOTALS		12,621.75 YTD INVOICED				13,591.96 YTD PAID		1,095.35
91894	DELTA DENTAL OF CALIFORNIA								
	102963	06/01/25		490938	T	06/24/25	990 20900	INSURANCE BENEFITS	14,885.33
	INVOICE:	BE006573511							
	VENDOR TOTALS		176,915.33 YTD INVOICED				176,915.33 YTD PAID		14,885.33
119648	DIESEL AIR INC.								
	103779	06/04/25		490939	T	06/24/25	60031030 40514	CONTRACT SERVICES	135.00
	INVOICE:	32542							
	VENDOR TOTALS		305.00 YTD INVOICED				645.00 YTD PAID		135.00
124456	LICON, FERNANDO								
	103788	06/02/25		490940	T	06/24/25	25019020 45064	SETTLEMENTS / JUDGEMENTS	2,350.00
	INVOICE:	6-2-25							
	VENDOR TOTALS		2,350.00 YTD INVOICED				2,350.00 YTD PAID		2,350.00
124216	DONNELL, JENNIFER K.								
	101250	11/24/24		490867	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	1,200.00
	INVOICE:	REFUND 11/21/24							

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	101250	11/24/24		490867	P	06/24/25	10000109 51932	MEMORIAL CENTER RENTAL	883.50
	INVOICE:	REFUND 11/21/24							
	VENDOR TOTALS	2,683.50 YTD INVOICED					2,683.50 YTD PAID		2,083.50
97953	DOOLEY ENTERPRISES, INC.								
	102766	05/30/25	18	490941	T	06/24/25	10001225 41594	TARGETS & AMMUNITION	4,607.62
	INVOICE:	70135							
	VENDOR TOTALS	27,854.51 YTD INVOICED					27,854.51 YTD PAID		4,607.62
105084	E J WARD INC.								
	102917	06/06/25	25	490942	T	06/24/25	60031030 47304	IMPROV OTHER THAN BUILDIN	1,872.10
	INVOICE:	EJ-INV-1600							
	VENDOR TOTALS	22,199.38 YTD INVOICED					24,258.68 YTD PAID		1,872.10
117040	EATON CORPORATION								
	103734	05/27/25		490943	T	06/24/25	10001221 42024	BUILDING MAINTENANCE	2,499.00
	INVOICE:	987916600							
	VENDOR TOTALS	2,499.00 YTD INVOICED					2,499.00 YTD PAID		2,499.00
6550	EDDINGS BROTHERS INC.								
	102707	05/06/25	33	490944	T	06/24/25	60031030 42064	PARTS	238.69
	INVOICE:	945352							
	102730	05/08/25	33	490944	T	06/24/25	60031030 42064	PARTS	41.24
	INVOICE:	945540							
	102731	05/13/25	33	490944	T	06/24/25	60031030 42064	PARTS	25.62
	INVOICE:	945842							
	102732	05/14/25	33	490944	T	06/24/25	60031030 42064	PARTS	176.78
	INVOICE:	945947							
	102733	05/14/25	33	490944	T	06/24/25	60031030 42064	PARTS	96.41
	INVOICE:	945887							
	102734	05/19/25	33	490944	T	06/24/25	60031030 42064	PARTS	319.72
	INVOICE:	946150							
	102736	05/22/25	33	490944	T	06/24/25	60031030 42064	PARTS	48.63
	INVOICE:	946392							
	102737	05/22/25	33	490944	T	06/24/25	60031030 42064	PARTS	26.51
	INVOICE:	946399							
	102738	05/23/25	33	490944	T	06/24/25	60031030 42064	PARTS	78.50
	INVOICE:	946489							
	102739	05/28/25	33	490944	T	06/24/25	60031030 42064	PARTS	11.03
	INVOICE:	946679							
	102740	05/29/25	33	490944	T	06/24/25	60031030 42064	PARTS	21.99
	INVOICE:	946795							
	102741	05/29/25	33	490944	T	06/24/25	60031030 42064	PARTS	55.65
	INVOICE:	946833							
	102755	05/06/25	33	490944	T	06/24/25	60031030 42064	PARTS	92.93
	INVOICE:	945433							
	102756	05/29/25	33	490944	T	06/24/25	60031030 42064	PARTS	150.97

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	INVOICE: 946767								
	VENDOR TOTALS		24,624.65 YTD INVOICED				31,516.79 YTD PAID		1,384.67
124424	ELAVON INC.								
	102475	05/01/25		490868	P	06/24/25	10016010 41204	BANKING FEES	1,204.80
	INVOICE: 8032721907								
	VENDOR TOTALS		1,204.80 YTD INVOICED				1,204.80 YTD PAID		1,204.80
124391	ELLETSON, ELIZABETH								
	102658	06/03/25		490945	T	06/24/25	10043010 45584	HEALTH AND WELLNESS	69.99
	INVOICE: Wellness 1								
	102688	06/04/25		490945	T	06/24/25	10043010 45584	HEALTH AND WELLNESS	234.89
	INVOICE: Wellness2								
	VENDOR TOTALS		304.88 YTD INVOICED				304.88 YTD PAID		304.88
124328	ENTERPRISE FLEET MANAGEMENT INC.								
	103742	06/05/25		490946	T	06/24/25	23210040 48864	VEHICLE RENTAL - GRANT RE	3,715.10
	INVOICE: 464335-060525								
	VENDOR TOTALS		19,133.32 YTD INVOICED				3,715.10 YTD PAID		3,715.10
117115	ENVIRONMENTAL CHARTER H.S.								
	91083	11/18/24		490869	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	1,200.00
	INVOICE: REFUND 11/18/24								
	VENDOR TOTALS		1,800.00 YTD INVOICED				1,800.00 YTD PAID		1,200.00
124325	ESPINOZA, LINDA								
	102897	01/22/25		490870	P	06/24/25	10000109 51929	RECREATION CLASSES	102.00
	INVOICE: REFUND 01/22/25								
	VENDOR TOTALS		102.00 YTD INVOICED				102.00 YTD PAID		102.00
103766	EWING IRRIGATION PRODUCTS								
	101985	05/01/25		490947	T	06/24/25	10061090 41514	OPERATING SUPPLIES	94.41
	INVOICE: 25838237								
	VENDOR TOTALS		446.31 YTD INVOICED				446.31 YTD PAID		94.41
94292	FEDERAL EXPRESS CORPORATION								
	103735	06/03/25		490871	P	06/24/25	10001218 41514	OPERATING SUPPLIES	70.43
	INVOICE: 8-882-25384								
	VENDOR TOTALS		1,621.62 YTD INVOICED				1,621.62 YTD PAID		70.43
122917	FILM PERMITS UNLIMITED, INC.								
	102651	06/03/25		490948	T	06/24/25	10000103 51327	FILM PERMITS	950.00
	INVOICE: FILMING REFUND								

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	102651	06/03/25		490948	T	06/24/25	10000109 51950	OT REIMBURSEMENT-POL DEPT	968.00
	INVOICE: FILMING REFUND								
	VENDOR TOTALS	6,188.00 YTD INVOICED					6,188.00 YTD PAID		1,918.00
124164	FINE LINE AUTO BODY INC								
	102580	05/28/25	2421	490949	T	06/24/25	60031030 42004	COLLISION REPAIR	5,486.90
	INVOICE: 17091								
	VENDOR TOTALS	191,761.05 YTD INVOICED					191,761.05 YTD PAID		5,486.90
124248	FISHER, JUDY								
	102856	05/15/25		490872	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	600.00
	INVOICE: REFUND 05/15/25								
	VENDOR TOTALS	1,600.00 YTD INVOICED					1,600.00 YTD PAID		600.00
120493	CORPAY, INC./CORPAY TECHNOLOGIES OPERATING CO. LLC								
	102596	06/02/25		490950	T	06/24/25	60031030 45144	GASOLINE & OIL	3,621.02
	INVOICE: NP68536969								
	VENDOR TOTALS	40,881.20 YTD INVOICED					44,279.17 YTD PAID		3,621.02
98543	G & S PRINTING								
	102936	05/22/25		490951	T	06/24/25	10017010 41514	OPERATING SUPPLIES	70.56
	INVOICE: 8847								
	VENDOR TOTALS	3,477.50 YTD INVOICED					3,477.50 YTD PAID		70.56
124124	GARCIA, ALEJANDRA YANEZ								
	102998	06/06/25		490952	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	1,458.80
	INVOICE: 06062025								
	VENDOR TOTALS	11,515.00 YTD INVOICED					11,515.00 YTD PAID		1,458.80
113236	GASKINS, GREG								
	102032	04/11/25		490953	T	06/24/25	10061050 40264	CONTRACT LABOR SALARIES	52.00
	INVOICE: 04/11/2025								
	102977	04/11/25		490953	T	06/24/25	10061050 40264	CONTRACT LABOR SALARIES	52.00
	INVOICE: 041125								
	VENDOR TOTALS	702.00 YTD INVOICED					754.00 YTD PAID		104.00
123436	GENERAL TECHNOLOGIES AND SOLUTIONS (GTS) LLC.								
	102944	05/20/25	2722	490954	T	06/24/25	10041030 40514	CONTRACT SERVICES	7,400.00
	INVOICE: 220402-06								
	VENDOR TOTALS	7,400.00 YTD INVOICED					7,400.00 YTD PAID		7,400.00
116618	GOLDEN STATE ELEVATOR								
	102828	06/02/25		490955	T	06/24/25	52035030 40514	CONTRACT SERVICES	119.71

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	INVOICE: 00195164								
	VENDOR TOTALS	3,531.92 YTD INVOICED				3,647.03 YTD PAID			119.71
119531	GOMEZ, JOSE								
	102789	05/13/25		490956	T	06/24/25	10001224 45124	EDUCATIONAL REIMBURSEMENT	2,754.00
	INVOICE: EDUC. BAM 350								
	VENDOR TOTALS	7,344.00 YTD INVOICED				7,344.00 YTD PAID			2,754.00
120011	GONZALEZ, STEVEN								
	102934	06/09/25		490957	T	06/24/25	29054010 45604	FINANCIAL INCENTIVES	30.00
	INVOICE: 2900-111742								
	VENDOR TOTALS	620.00 YTD INVOICED				620.00 YTD PAID			30.00
97578	GRAINGER INDUSTRIAL SUPPLY								
	102413	01/08/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	239.18
	INVOICE: 9365752998								
	102414	01/06/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	137.39
	INVOICE: 9361912588								
	102416	02/21/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	274.82
	INVOICE: 9416283597								
	102417	02/20/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	97.46
	INVOICE: 9414437146								
	102418	01/09/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	18.75
	INVOICE: 9367375855								
	102419	01/09/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	758.69
	INVOICE: 9366299627								
	102420	01/09/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	34.96
	INVOICE: 9366299619								
	102423	01/08/25		490958	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	87.39
	INVOICE: 9365224501								
	102771	05/19/25		490958	T	06/24/25	10002215 41514	OPERATING SUPPLIES	273.58
	INVOICE: 9511900582								
	102884	04/25/25		490958	T	06/24/25	10061100 42034	EQUIPMENT MAINTENANCE	20.58
	INVOICE: 9486455158								
	102886	04/25/25		490958	T	06/24/25	10061100 42034	EQUIPMENT MAINTENANCE	135.63
	INVOICE: 9486455141								
	102887	04/21/25		490958	T	06/24/25	10061100 47304	IMPROV OTHER THAN BUILDIN	52.64
	INVOICE: 9480414532								
	102969	05/12/25		490958	T	06/24/25	10061120 41514	OPERATING SUPPLIES	52.95
	INVOICE: 9503698251								
	102972	02/24/25		490958	T	06/24/25	10061120 41514	OPERATING SUPPLIES	452.55
	INVOICE: 9417379337								
	103012	04/23/25		490958	T	06/24/25	10061090 42024	BUILDING MAINTENANCE	266.89
	INVOICE: 9483436284								
	VENDOR TOTALS	23,350.48 YTD INVOICED				23,783.35 YTD PAID			2,903.46
120276	GREENFIELDS OUTDOOR FITNESS, INC.								

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	102662	05/12/25		490959	T	06/24/25	10061100 47304	IMPROV OTHER THAN BUILDIN	530.40
	INVOICE: S29497								
	VENDOR TOTALS	3,006.19 YTD INVOICED				3,436.17 YTD PAID			530.40
121778	GSE SOLUTIONS, LLC.								
	102654	03/11/25		490960	T	06/24/25	10041010 40514	CONTRACT SERVICES	1,980.00
	INVOICE: 0325C								
	102655	03/11/25		490960	T	06/24/25	10041010 40514	CONTRACT SERVICES	2,805.00
	INVOICE: 0325B								
	VENDOR TOTALS	26,730.00 YTD INVOICED				26,730.00 YTD PAID			4,785.00
107549	HAAKER EQUIPMENT COMPANY								
	103772	05/29/25		490961	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	3,844.75
	INVOICE: C1ANG9								
	VENDOR TOTALS	3,950.64 YTD INVOICED				3,950.64 YTD PAID			3,844.75
120536	HARRIS & ASSOCIATES, INC.								
	102570	05/28/25		490962	T	06/24/25	10042010 40514	CONTRACT SERVICES	4,796.00
	INVOICE: 67776								
	102571	05/28/25		490962	T	06/24/25	10042010 40514	CONTRACT SERVICES	1,057.50
	INVOICE: 67777								
	102589	05/29/25	2496	490962	T	06/24/25	46101112 40514	CONTRACT SERVICES	887.00
	INVOICE: 67783								
	102590	05/29/25	2671	490962	T	06/24/25	46101112 40514	CONTRACT SERVICES	9,552.00
	INVOICE: 67784								
	103760	02/05/25		490962	T	06/24/25	46201113 40514	CONTRACT SERVICES	3,212.50
	INVOICE: 66323								
	VENDOR TOTALS	265,771.25 YTD INVOICED				333,916.58 YTD PAID			19,505.00
106271	HAWTHORNE CHAMBER OF COMMERCE								
	102435	05/23/25		490873	P	06/24/25	10010411 44154	EVENT ALLOTMENT-CM ENGLIS	1,000.00
	INVOICE: Stipend A English								
	VENDOR TOTALS	5,087.50 YTD INVOICED				5,087.50 YTD PAID			1,000.00
8950	HAWTHORNE HARDWARE								
	102445	04/15/25		490963	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	8.28
	INVOICE: 448626								
	102539	05/14/25		490963	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	32.88
	INVOICE: 448980								
	103776	05/23/25		490963	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	14.98
	INVOICE: 449110								
	VENDOR TOTALS	510.26 YTD INVOICED				598.17 YTD PAID			56.14
116569	HAWTHORNE MATH &								
	102857	05/20/25		490874	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	1,200.00

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT		GL ACCOUNT DESCRIPTION	
	INVOICE: REFUND 05/20/25									
	VENDOR TOTALS	1,200.00 YTD INVOICED					1,200.00 YTD PAID			1,200.00
105919	HERALD PUBLICATIONS									
	102790	05/28/25		490964	T	06/24/25	20025000	40514	CONTRACT SERVICES	450.00
	INVOICE: 62673									
	102791	05/28/25		490964	T	06/24/25	52035030	40514	CONTRACT SERVICES	3,750.00
	INVOICE: 62671									
	VENDOR TOTALS	25,200.00 YTD INVOICED					25,410.00 YTD PAID			4,200.00
121861	HINDERLITER, DE LLAMAS & ASSOC									
	102591	05/30/25	1729	490965	T	06/24/25	10016010	40514	CONTRACT SERVICES	7,684.95
	INVOICE: SIN050692									
	VENDOR TOTALS	71,026.03 YTD INVOICED					93,860.80 YTD PAID			7,684.95
105916	HOLT, PEGGY J.									
	102782	12/17/24		490966	T	06/24/25	10021010	45584	HEALTH AND WELLNESS	476.30
	INVOICE: REIMB. 11/21/2024									
	VENDOR TOTALS	476.30 YTD INVOICED					476.30 YTD PAID			476.30
108760	INDUSTRIAL LOCK & SECURITY									
	102546	04/22/25		490967	T	06/24/25	10041050	42014	REPAIR & MAINTENANCE SUPP	1,139.50
	INVOICE: 252862									
	VENDOR TOTALS	5,302.31 YTD INVOICED					5,355.06 YTD PAID			1,139.50
114714	INFANTE, RAFAEL									
	102913	06/05/25		490968	T	06/24/25	60031030	42514	SMALL TOOLS & MINOR EQUIP	1,823.24
	INVOICE: 029496									
	103763	05/23/25		490968	T	06/24/25	60031030	42064	PARTS	1,700.14
	INVOICE: 029306									
	103764	05/07/25		490968	T	06/24/25	60031030	45144	GASOLINE & OIL	2,296.72
	INVOICE: 025578									
	VENDOR TOTALS	6,274.33 YTD INVOICED					7,828.23 YTD PAID			5,820.10
120150	INSTANT FIRE PROTECTION									
	102460	01/08/25		490969	T	06/24/25	10041050	40514	CONTRACT SERVICES	518.36
	INVOICE: 16307									
	VENDOR TOTALS	4,588.74 YTD INVOICED					7,075.76 YTD PAID			518.36
124439	IRWIN, JOHN									
	102945	06/12/25		490970	T	06/24/25	10015020	40514	CONTRACT SERVICES	2,880.00
	INVOICE: 6-12-25									

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	VENDOR TOTALS		5,760.00 YTD INVOICED				5,760.00 YTD PAID		2,880.00
122750	JLEE ENGINEERING, INC.								
	102586	04/08/25	2685	490971	T	06/24/25	10043020 40514	CONTRACT SERVICES	31,000.00
	INVOICE: 20250306A								
	VENDOR TOTALS		745,948.37 YTD INVOICED				745,948.37 YTD PAID		31,000.00
122781	JOHNSON 225 INVESTIGATIONS								
	102599	05/29/25	15	490972	T	06/24/25	10021010 40514	CONTRACT SERVICES	2,295.00
	INVOICE: 1106								
	VENDOR TOTALS		23,925.00 YTD INVOICED				23,925.00 YTD PAID		2,295.00
106077	JOHNSON CONTROLS .								
	102526	04/09/25		490973	T	06/24/25	10041050 40514	CONTRACT SERVICES	40.00
	INVOICE: 41177768								
	102527	04/12/25		490973	T	06/24/25	10041050 40514	CONTRACT SERVICES	2,246.74
	INVOICE: 41244117								
	VENDOR TOTALS		14,752.04 YTD INVOICED				16,842.03 YTD PAID		2,286.74
121070	JONES, MONJERO								
	101073	02/15/25		490974	T	06/24/25	10061050 40264	CONTRACT LABOR SALARIES	338.00
	INVOICE: 021525								
	VENDOR TOTALS		338.00 YTD INVOICED				338.00 YTD PAID		338.00
124457	KANSAS FARM & RANCH, INC.								
	103007	06/09/25		490875	P	06/24/25	25019020 45064	SETTLEMENTS / JUDGEMENTS	20,000.00
	INVOICE: 06/09/2025								
	VENDOR TOTALS		20,000.00 YTD INVOICED				20,000.00 YTD PAID		20,000.00
123956	KELLY, DEWAYNE								
	102035	04/10/25		490975	T	06/24/25	10061050 40264	CONTRACT LABOR SALARIES	52.00
	INVOICE: 04/10/2025								
	VENDOR TOTALS		546.00 YTD INVOICED				546.00 YTD PAID		52.00
123456	KIMLEY-HORN AND ASSOCIATES, INC.								
	102780	04/30/25	2430	490976	T	06/24/25	10041030 40514	CONTRACT SERVICES	4,458.58
	INVOICE: 31864064-001								
	102781	04/30/25	2430	490976	T	06/24/25	10041030 40514	CONTRACT SERVICES	13,579.70
	INVOICE: 31864064-107								
	102783	04/30/25	2430	490976	T	06/24/25	10041030 40514	CONTRACT SERVICES	740.05
	INVOICE: 31864064-105								
	102943	04/30/25	2725	490977	T	06/24/25	10041030 40514	CONTRACT SERVICES	20,175.00
	INVOICE: 31312039								

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	VENDOR TOTALS	318,247.16 YTD INVOICED				333,246.80 YTD PAID			38,953.33
123972	KOSMONT & ASSOCIATES, INC.								
	102543	04/30/25		490978	T	06/24/25	10042010 40514	CONTRACT SERVICES	1,744.60
	INVOICE:	2504.13-001							
	VENDOR TOTALS	15,983.30 YTD INVOICED				15,983.30 YTD PAID			1,744.60
121776	LA UNIFORMS & TAILORING, INC.								
	102609	04/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	530.41
	INVOICE:	26559							
	102610	04/21/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	10.00
	INVOICE:	26818							
	102611	05/01/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	159.81
	INVOICE:	26983							
	102612	05/01/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	25.00
	INVOICE:	26980							
	102613	05/01/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	20.00
	INVOICE:	26977							
	102614	05/01/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	137.76
	INVOICE:	26976							
	102615	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	315.09
	INVOICE:	26993							
	102616	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	35.00
	INVOICE:	26995							
	102617	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	30.00
	INVOICE:	26996							
	102618	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	20.00
	INVOICE:	26997							
	102619	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	10.00
	INVOICE:	26998							
	102620	05/02/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	237.97
	INVOICE:	27003							
	102621	05/05/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	484.88
	INVOICE:	27009							
	102622	05/05/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	829.74
	INVOICE:	27011							
	102623	05/05/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	517.95
	INVOICE:	27024							
	102624	05/07/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	242.44
	INVOICE:	27045							
	102625	05/08/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	40.00
	INVOICE:	27057							
	102626	05/12/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	30.00
	INVOICE:	27098							
	102627	05/12/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	24.82
	INVOICE:	27099							
	102628	05/12/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	50.00
	INVOICE:	27100							
	102629	05/12/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	70.00

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INVOICE: 27101								
102630	05/13/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	181.86
INVOICE: 27124								
102631	05/19/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	10.00
INVOICE: 27192								
102632	05/21/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	10.00
INVOICE: 27218								
102633	05/21/25	13	490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	10.00
INVOICE: 27230								
102634	05/14/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	295.51
INVOICE: 27138								
102635	05/19/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	501.42
INVOICE: 27176								
102636	05/19/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	311.84
INVOICE: 27185								
102637	05/20/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	40.00
INVOICE: 27199								
102638	05/20/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	50.00
INVOICE: 27200								
102639	05/21/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	561.03
INVOICE: 27222								
102640	05/21/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	275.51
INVOICE: 27228								
102641	05/23/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	484.88
INVOICE: 27252								
102642	05/28/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	92.00
INVOICE: 27277								
102643	05/28/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	273.25
INVOICE: 27286								
102644	05/28/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	517.95
INVOICE: 27287								
102645	05/31/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	469.44
INVOICE: 27320								
102646	05/31/25		490979	T	06/24/25	10001224 41614	UNIFORMS & SAFETY EQUIPME	520.10
INVOICE: 27325								
VENDOR TOTALS	59,374.62 YTD INVOICED					69,341.61 YTD PAID		8,425.66
123749 JOHN LABIB STRUCTURAL ENGINEERS, LLP								
102572	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	597.98
INVOICE: LFA66360								
102573	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	2,973.81
INVOICE: LFA66361								
102574	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	3,080.91
INVOICE: LFA66362								
102575	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	592.62
INVOICE: LFA66340								
102577	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	267.45
INVOICE: LFA66341								
102578	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	390.62
INVOICE: LFA66342								

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	102579	05/15/25		490980	T	06/24/25	10043020 40514	CONTRACT SERVICES	728.88
	INVOICE: LFA66343								
	VENDOR TOTALS	93,516.46 YTD INVOICED					93,516.46 YTD PAID		8,632.27
116247	LAMB, THEODORE								
	102587	05/31/25		490981	T	06/24/25	10015020 40514	CONTRACT SERVICES	2,520.00
	INVOICE: 05/31/2025								
	VENDOR TOTALS	27,360.00 YTD INVOICED					32,040.00 YTD PAID		2,520.00
122756	LARA, JOSE G.								
	103754	05/28/25		490982	T	06/24/25	46447150 42024	BUILDING MAINTENANCE	419.06
	INVOICE: 96								
	103755	06/05/25		490982	T	06/24/25	46847150 42024	BUILDING MAINTENANCE	374.44
	INVOICE: 97								
	VENDOR TOTALS	5,905.02 YTD INVOICED					10,303.97 YTD PAID		793.50
123674	LATONA, TYLER								
	100701	04/06/25		490983	T	06/24/25	10001224 45124	EDUCATIONAL REIMBURSEMENT	2,295.00
	INVOICE: EDUC. BCJ240								
	VENDOR TOTALS	3,072.89 YTD INVOICED					3,072.89 YTD PAID		2,295.00
107288	LAWSON PRODUCTS, INC.								
	102553	04/25/25		490984	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	1,339.44
	INVOICE: 9312430182								
	VENDOR TOTALS	5,186.21 YTD INVOICED					5,491.10 YTD PAID		1,339.44
104175	LDM ASSOCIATES, INC.								
	103749	05/13/25	2450	490985	T	06/24/25	72748420 45394	COMMERCIAL FACADE IMPROVE	4,099.13
	INVOICE: 8634								
	103750	05/13/25	2450	490985	T	06/24/25	72748420 40514	CONTRACT SERVICES	2,904.00
	INVOICE: 8635								
	103751	05/13/25	2450	490985	T	06/24/25	78942708 45304	RENT HSG RHB CONTRACT SER	713.75
	INVOICE: 8636								
	103753	05/13/25	2450	490985	T	06/24/25	78942708 45304	RENT HSG RHB CONTRACT SER	595.00
	INVOICE: 8637								
	VENDOR TOTALS	260,376.23 YTD INVOICED					275,277.71 YTD PAID		8,311.88
119501	LENNOX ACADEMY								
	103757	05/13/25		490876	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	1,200.00
	INVOICE: REFUND 05/13/25								
	VENDOR TOTALS	1,200.00 YTD INVOICED					2,200.00 YTD PAID		1,200.00
94489	LIEBERT CASSIDY WHITMORE								
	102775	04/30/25		490986	T	06/24/25	10021010 40514	CONTRACT SERVICES	308.00

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	INVOICE: 294807								
	VENDOR TOTALS	11,328.00 YTD INVOICED			12,050.50 YTD PAID				308.00
101286	SCP DISTRIBUTORS LLC								
	102743	05/14/25		490987	T	06/24/25	10061090 42024	BUILDING MAINTENANCE	106.10
	INVOICE: 29545297								
	102960	05/29/25		490987	T	06/24/25	10061090 42024	BUILDING MAINTENANCE	1,548.83
	INVOICE: 29548484								
	102962	05/29/25		490987	T	06/24/25	10061090 45754	SWIM POOL CHEMICALS	1,706.63
	INVOICE: 37117084								
	103791	04/29/25		490987	T	06/24/25	10061090 45754	SWIM POOL CHEMICALS	2,344.34
	INVOICE: 37112608								
	103794	03/12/25		490987	T	06/24/25	10061090 45754	SWIM POOL CHEMICALS	2,032.69
	INVOICE: 37105633								
	VENDOR TOTALS	56,854.49 YTD INVOICED			60,669.33 YTD PAID				7,738.59
106227	LITTLETON, ALICE								
	102999	06/06/25		490988	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	1,015.00
	INVOICE: 06062025								
	VENDOR TOTALS	7,612.50 YTD INVOICED			7,612.50 YTD PAID				1,015.00
124293	LOPEZ, WILLIAMS								
	90633	12/09/24		490877	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	600.00
	INVOICE: REFUND 12/09/24								
	VENDOR TOTALS	600.00 YTD INVOICED			600.00 YTD PAID				600.00
123417	LOS ANGELES CENTERS FOR ALCOHOL AND DRUG ABUSE								
	102585	05/16/25	2714	490989	T	06/24/25	32610060 40514	CONTRACT SERVICES	20,536.10
	INVOICE: 39								
	VENDOR TOTALS	726,127.62 YTD INVOICED			899,800.10 YTD PAID				20,536.10
103721	LOS ANGELES COUNTY DEPARTMENT OF PUBLIC HEALTH,								
	102983	05/14/25		490879	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1477478								
	102985	05/14/25		490879	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1467104								
	102986	05/14/25		490879	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1467103								
	102987	05/14/25		490878	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1477472								
	102988	05/14/25		490878	P	06/24/25	10061020 41514	OPERATING SUPPLIES	1,020.00
	INVOICE: IN1465974								
	102989	05/14/25		490878	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1467102								
	102991	05/14/25		490878	P	06/24/25	10061020 41514	OPERATING SUPPLIES	274.00
	INVOICE: IN1477477								

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	VENDOR TOTALS	2,775.00 YTD INVOICED				2,775.00 YTD PAID			2,664.00
123341	LOTUS TELECOMMUNICATIONS, LLC								
	102746	05/30/25	2442	490990	T	06/24/25	10001222 47404	MACHINERY & EQUIPMENT	5,488.17
	INVOICE:	LTC25-0055-01							
	102941	04/10/25	2442	490991	T	06/24/25	10001222 47404	MACHINERY & EQUIPMENT	973.25
	INVOICE:	LTC25-0043-01							
	102942	04/10/25	2442	490992	T	06/24/25	10001222 47404	MACHINERY & EQUIPMENT	1,048.79
	INVOICE:	LTC25-0044-01							
	VENDOR TOTALS	54,951.87 YTD INVOICED				54,951.87 YTD PAID			7,510.21
116417	LEBO AUTOMOTIVE INC.								
	103773	05/29/25		490993	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	881.53
	INVOICE:	673073TOR							
	VENDOR TOTALS	3,970.60 YTD INVOICED				5,001.19 YTD PAID			881.53
120152	MANHATTAN STITCHING COMPANY, INC.								
	102981	04/02/25		490994	T	06/24/25	10061020 41514	OPERATING SUPPLIES	2,023.55
	INVOICE:	107541							
	VENDOR TOTALS	6,079.06 YTD INVOICED				6,079.06 YTD PAID			2,023.55
122077	MARKET VISION PARTNERS, INC.								
	103761	06/01/25		490995	T	06/24/25	81044010 40514	CONTRACT SERVICES	750.00
	INVOICE:	3428							
	VENDOR TOTALS	3,000.00 YTD INVOICED				3,000.00 YTD PAID			750.00
124396	MARTHINU, SELARGE								
	103792	05/30/25		490996	T	06/24/25	10015010 45584	HEALTH AND WELLNESS	105.18
	INVOICE:	05/30/2025							
	VENDOR TOTALS	500.00 YTD INVOICED				500.00 YTD PAID			105.18
122208	MCKESSON MEDICAL-SURGICAL								
	102607	05/27/25		490997	T	06/24/25	10002219 41514	OPERATING SUPPLIES	749.80
	INVOICE:	23819216							
	VENDOR TOTALS	2,266.80 YTD INVOICED				2,266.80 YTD PAID			749.80
112309	GARDENA HOSPITAL, LP								
	102768	05/06/25		490998	T	06/24/25	10002220 40724	MEDICAL & AMBULANCE	750.00
	INVOICE:	0092651642							
	102769	04/21/25		490998	T	06/24/25	10002220 40724	MEDICAL & AMBULANCE	750.00
	INVOICE:	0092564740							
	102770	02/28/25		490998	T	06/24/25	10002220 40724	MEDICAL & AMBULANCE	750.00
	INVOICE:	0092687939							

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	VENDOR TOTALS		3,000.00 YTD INVOICED				3,000.00 YTD PAID		2,250.00
124398	MENDOZA, ERICK								
	102603	04/23/25		490999	T	06/24/25	10021010 45584	HEALTH AND WELLNESS	471.13
	INVOICE: REIMB. 4/2/2025								
	VENDOR TOTALS		896.33 YTD INVOICED				896.33 YTD PAID		471.13
100108	MERRIMAC PETROLEUM, INC.								
	102550	05/21/25	27	491000	T	06/24/25	60031030 45144	GASOLINE & OIL	10,523.25
	INVOICE: 2239550								
	102918	06/04/25	27	491000	T	06/24/25	60031030 45144	GASOLINE & OIL	14,612.89
	INVOICE: 2239842								
	VENDOR TOTALS		390,411.35 YTD INVOICED				457,697.69 YTD PAID		25,136.14
111842	MICHAIL, SHAKA M.								
	102409	01/25/25		491001	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	735.00
	INVOICE: 10724								
	102410	01/03/25		491001	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	780.60
	INVOICE: 10723								
	VENDOR TOTALS		3,126.16 YTD INVOICED				3,126.16 YTD PAID		1,515.60
123575	MISSION LINEN SUPPLY								
	102921	06/02/25		491002	T	06/24/25	10061070 41514	OPERATING SUPPLIES	52.37
	INVOICE: 523969552								
	102923	05/26/25		491002	T	06/24/25	10061070 41514	OPERATING SUPPLIES	52.37
	INVOICE: 523922217								
	VENDOR TOTALS		3,383.70 YTD INVOICED				3,906.16 YTD PAID		104.74
115113	MITSUBISHI ELECTRIC &								
	102594	06/01/25		491003	T	06/24/25	10001221 42024	BUILDING MAINTENANCE	689.41
	INVOICE: 529106								
	VENDOR TOTALS		8,254.21 YTD INVOICED				8,254.21 YTD PAID		689.41
124448	MNS ENGINEERS, INC.								
	102764	05/15/25		491004	T	06/24/25	10042010 40514	CONTRACT SERVICES	1,920.00
	INVOICE: 89845								
	VENDOR TOTALS		1,920.00 YTD INVOICED				1,920.00 YTD PAID		1,920.00
123082	MPD PLUMBING, INC.								
	103759	06/03/25		491005	T	06/24/25	46615731 42024	BUILDING MAINTENANCE	350.00
	INVOICE: wo#06032025								
	VENDOR TOTALS		4,703.00 YTD INVOICED				5,173.00 YTD PAID		350.00

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122051	MRI SOFTWARE, LLC								
	103762	04/29/25	2477	491006	T	06/24/25	81044010 40514	CONTRACT SERVICES	33,573.15
	INVOICE: MRIUS:2373020								
	VENDOR TOTALS	33,573.15 YTD INVOICED					65,547.59 YTD PAID		33,573.15
106116	MUNISERVICES, LLC								
	102957	06/05/25	694	491007	T	06/24/25	10000101 51112	TRANSIENT LODGING TAXES	2,500.00
	INVOICE: INV06-021062								
	VENDOR TOTALS	44,099.92 YTD INVOICED					51,155.28 YTD PAID		2,500.00
107937	MUTUAL PROPANE								
	102583	05/22/25		491008	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	128.64
	INVOICE: 64767								
	103767	04/01/25		491008	T	06/24/25	60031030 45144	GASOLINE & OIL	30.00
	INVOICE: 95900								
	VENDOR TOTALS	1,841.73 YTD INVOICED					1,841.73 YTD PAID		158.64
124428	NIKTAB, NASSER								
	102779	06/03/25		491009	T	06/24/25	10041020 41514	OPERATING SUPPLIES	650.00
	INVOICE: 2								
	VENDOR TOTALS	1,130.00 YTD INVOICED					1,130.00 YTD PAID		650.00
124399	NNA SERVICES LLC.								
	102888	06/06/25		490880	P	06/24/25	10012010 45184	TRAINING	769.90
	INVOICE: 2094385								
	VENDOR TOTALS	1,288.74 YTD INVOICED					1,288.74 YTD PAID		769.90
121695	NELSON, KEITH								
	102940	06/06/25	2487	491010	T	06/24/25	10001222 40514	CONTRACT SERVICES	10,000.00
	INVOICE: 20250606-01								
	102940	06/06/25	2487	491010	T	06/24/25	10001222 40644	PUBLIC SAFETY INFO SRVCE	10,000.00
	INVOICE: 20250606-01								
	VENDOR TOTALS	26,000.00 YTD INVOICED					26,000.00 YTD PAID		20,000.00
120571	NMK CORPORATION								
	102757	05/28/25		491011	T	06/24/25	10001222 40514	CONTRACT SERVICES	4,904.75
	INVOICE: HPD-029								
	VENDOR TOTALS	50,004.97 YTD INVOICED					50,004.97 YTD PAID		4,904.75
123565	NORTH STAR LAND CARE								
	102822	06/02/25	2504	491012	T	06/24/25	10061110 40514	CONTRACT SERVICES	10,500.00
	INVOICE: 1601-1060								

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VENDOR NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
VENDOR TOTALS	286,771.00 YTD INVOICED				290,027.00 YTD PAID			10,500.00
124047 OCCUPATIONAL THERAPY TRAINING PROGRAM								
102750	01/27/25		490881	P	06/24/25	990 22100	REC & COMM SVC DONATIONS	600.00
INVOICE:	REFUND 01/27/25							
VENDOR TOTALS	600.00 YTD INVOICED				600.00 YTD PAID			600.00
124452 OCHOA, BIKILA								
102893	05/23/25		490882	P	06/24/25	10000109 51921	AQUATICS PROGRAM	56.10
INVOICE:	REFUND 05/23/25							
102894	05/23/25		490882	P	06/24/25	10000109 51921	AQUATICS PROGRAM	56.10
INVOICE:	REFUND 05/23/25							
VENDOR TOTALS	112.20 YTD INVOICED				112.20 YTD PAID			112.20
123279 ODP BUSINESS SOLUTIONS, LLC								
102659	04/21/25		491013	T	06/24/25	100 13100	INVENTORY MATERIALS & SUP	2,026.17
INVOICE:	420450070001							
102931	06/06/25		491013	T	06/24/25	10017010 41514	OPERATING SUPPLIES	33.37
INVOICE:	42407305001							
102946	06/09/25		491013	T	06/24/25	10041020 41514	OPERATING SUPPLIES	147.56
INVOICE:	424096813001							
102992	06/05/25		491013	T	06/24/25	10061090 41514	OPERATING SUPPLIES	25.46
INVOICE:	425501829001							
102995	06/06/25		491013	T	06/24/25	10061010 41514	OPERATING SUPPLIES	159.86
INVOICE:	425456338001							
VENDOR TOTALS	34,770.25 YTD INVOICED				36,550.66 YTD PAID			2,392.42
123098 ORKIN SERVICES OF CALIFORNIA, INC								
102447	03/21/25		491017	T	06/24/25	10041050 40514	CONTRACT SERVICES	157.00
INVOICE:	275326913							
102531	05/03/25		491018	T	06/24/25	10041050 40514	CONTRACT SERVICES	840.00
INVOICE:	283090765							
102899	03/27/25		491014	T	06/24/25	10061120 40514	CONTRACT SERVICES	276.00
INVOICE:	275326930							
102901	03/13/25		491015	T	06/24/25	10061120 40514	CONTRACT SERVICES	276.00
INVOICE:	275326929							
102930	02/26/25		491016	T	06/24/25	10041050 40454	HEALTH INSURANCE BENEFITS	157.00
INVOICE:	273942309							
VENDOR TOTALS	9,968.70 YTD INVOICED				11,439.62 YTD PAID			1,706.00
124444 PACIFIC SERVICES HOLDCO LLC.								
102650	06/03/25		490883	P	06/24/25	10000103 51327	FILM PERMITS	700.00
INVOICE:	FILMING REFUND							
102650	06/03/25		490883	P	06/24/25	10000109 51950	OT REIMBURSEMENT-POL DEPT	704.00
INVOICE:	FILMING REFUND							

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS		1,404.00 YTD INVOICED				1,404.00 YTD PAID		1,404.00
99213	PARKHOUSE TIRE, INC.								
	102560	05/06/25		491019	T	06/24/25	60031030 42554	TIRES	112.00
	INVOICE: 1011034169								
	VENDOR TOTALS		50,539.78 YTD INVOICED				62,828.08 YTD PAID		112.00
124450	PEREZ, MARIA								
	102892	05/01/25		490884	P	06/24/25	10000109 51923	FACILITY RENTAL	63.00
	INVOICE: REFUND 05/01/25								
	VENDOR TOTALS		63.00 YTD INVOICED				63.00 YTD PAID		63.00
124377	PEREZ, OLIVIA								
	100667	03/22/25		491020	T	06/24/25	52035030 45584	HEALTH AND WELLNESS	55.04
	INVOICE: 516-0012-8779								
	100668	03/22/25		491020	T	06/24/25	52035030 45584	HEALTH AND WELLNESS	88.20
	INVOICE: 516-0029-6701								
	100670	03/22/25		491020	T	06/24/25	52035030 45584	HEALTH AND WELLNESS	356.76
	INVOICE: 516-0011-8610								
	VENDOR TOTALS		500.00 YTD INVOICED				500.00 YTD PAID		500.00
109749	PLUMBERS DEPOT								
	103008	05/12/25		491021	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	4,503.51
	INVOICE: PD-58914								
	103009	04/07/25		491021	T	06/24/25	60031030 42014	REPAIR & MAINTENANCE SUPP	4,226.36
	INVOICE: PD-58919								
	VENDOR TOTALS		711,893.59 YTD INVOICED				711,943.20 YTD PAID		8,729.87
123055	PEACE OFFICERS RESEARCH ASSOCIATION OF CALIFORNIA								
	102595	05/30/25		490885	P	06/24/25	10002208 41514	OPERATING SUPPLIES	36.00
	INVOICE: 484672								
	VENDOR TOTALS		144.00 YTD INVOICED				144.00 YTD PAID		36.00
104719	PORAC LEGAL DEFENSE FUND								
	102773	06/03/25		490886	P	06/24/25	10002208 41514	OPERATING SUPPLIES	120.00
	INVOICE: 830419								
	VENDOR TOTALS		480.00 YTD INVOICED				480.00 YTD PAID		120.00
16650	PRUDENTIAL OVERALL SUPPLY								
	102555	05/01/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	78.25
	INVOICE: 43025338								
	102556	05/08/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	78.25
	INVOICE: 43027212								
	102557	05/08/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	75.00

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	INVOICE: 43027198								
	102558	05/15/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	78.25
	INVOICE: 43028762								
	102559	05/22/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	75.00
	INVOICE: 43030630								
	103771	05/29/25		491022	T	06/24/25	60031030 40514	CONTRACT SERVICES	78.25
	INVOICE: 43032441								
	VENDOR TOTALS	5,674.61 YTD INVOICED					5,972.36 YTD PAID		463.00
118908	PSYCHOLOGICAL CONSULTING ASSOC, INC.								
	102953	06/06/25	994	491023	T	06/24/25	10021010 40514	CONTRACT SERVICES	404.00
	INVOICE: 900714								
	VENDOR TOTALS	9,496.50 YTD INVOICED					9,496.50 YTD PAID		404.00
119402	ORI, JR., STEVEN								
	102898	06/04/25		491024	T	06/24/25	10061010 41154	COPIER PRINT SERVICES	795.60
	INVOICE: 2025054								
	102980	05/01/25		491024	T	06/24/25	10061010 41404	MATERIALS, SUPPLIES & OTH	2,768.45
	INVOICE: 2025024								
	VENDOR TOTALS	13,022.81 YTD INVOICED					22,289.32 YTD PAID		3,564.05
118988	QUADIENT FINANCE USA, INC.								
	102690	05/28/25	1938	491025	T	06/24/25	10011500 43044	POSTAGE	4,000.00
	INVOICE: 052825								
	VENDOR TOTALS	39,843.68 YTD INVOICED					39,843.68 YTD PAID		4,000.00
122873	QUADIENT LEASING USA, INC.								
	102691	05/20/25		491026	T	06/24/25	10013010 43044	POSTAGE	1,073.27
	INVOICE: Q1865184								
	VENDOR TOTALS	4,449.56 YTD INVOICED					5,521.40 YTD PAID		1,073.27
113575	QUALITY CODE PUBLISHING LLC								
	102777	11/27/24		490887	P	06/24/25	10015010 41574	LAW & REFERENCE LIBRARY	1,445.00
	INVOICE: GC00127878								
	VENDOR TOTALS	3,702.50 YTD INVOICED					3,702.50 YTD PAID		1,445.00
115207	QUALITY REFRIGERATION CO., INC.								
	103733	06/10/25		491027	T	06/24/25	10001221 42024	BUILDING MAINTENANCE	2,322.30
	INVOICE: 0110272-IN								
	VENDOR TOTALS	8,391.14 YTD INVOICED					8,391.14 YTD PAID		2,322.30
123536	R & A TANK TECHNOLOGIES LLC								
	102581	05/28/25		491028	T	06/24/25	60031030 40514	CONTRACT SERVICES	175.00
	INVOICE: 0508-0561								

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	102582	05/28/25		491028	T	06/24/25	60031030 40514	CONTRACT SERVICES	175.00
	INVOICE: 0508-0562								
	VENDOR TOTALS	10,626.03 YTD INVOICED					11,326.03 YTD PAID		350.00
123013	RACE TELECOMMUNICATIONS, INC.								
	102753	06/01/25	2459	490888	P	06/24/25	10001222 43054	TELEPHONE	2,805.00
	INVOICE: RC1637542								
	VENDOR TOTALS	33,748.36 YTD INVOICED					33,748.36 YTD PAID		2,805.00
120618	RCA FLOORING, INC.								
	103781	06/09/25		491029	T	06/24/25	52035030 40514	CONTRACT SERVICES	1,975.00
	INVOICE: 57069								
	VENDOR TOTALS	1,975.00 YTD INVOICED					1,975.00 YTD PAID		1,975.00
112503	REDFLEX TRAFFIC SYSTEMS, INC.								
	102597	05/31/25	3	491030	T	06/24/25	10000104 51431	VEHICLE CODE FINES	22,416.72
	INVOICE: INV0101121								
	VENDOR TOTALS	246,996.96 YTD INVOICED					290,672.08 YTD PAID		22,416.72
123234	REECE SUPPLY, LLC								
	102459	12/30/24		491031	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	1,210.08
	INVOICE: S119730326.001								
	VENDOR TOTALS	6,595.37 YTD INVOICED					7,346.92 YTD PAID		1,210.08
121903	RELIANCE STANDARD LIFE INS. CO								
	102503	05/27/25		491032	T	06/24/25	990 20900	INSURANCE BENEFITS	2,842.20
	INVOICE: 6/25_STD_LTD_Safety								
	102504	05/27/25		491032	T	06/24/25	990 20900	INSURANCE BENEFITS	8,547.55
	INVOICE: 6/25_LTD_MISC								
	VENDOR TOTALS	122,953.87 YTD INVOICED					133,429.34 YTD PAID		11,389.75
121686	RICHARD, RYAN								
	90672	01/06/25		490889	P	06/24/25	10042010 40504	COMMISSIONER STIPENDS	100.00
	INVOICE: OCT-DEC 2024								
	98595	04/09/25		490889	P	06/24/25	10042010 40504	COMMISSIONER STIPENDS	50.00
	INVOICE: QTR 1 2025								
	VENDOR TOTALS	200.00 YTD INVOICED					300.00 YTD PAID		150.00
112919	RICOH USA, INC.								
	102937	05/29/25	2591	491033	T	06/24/25	10110010 41004	VIRTUAL ELECTRONIC DOC MI	71,034.05
	INVOICE: HOU25050015								
	103747	05/31/25	2695	491033	T	06/24/25	10110010 41004	VIRTUAL ELECTRONIC DOC MI	6,194.01
	INVOICE: 9033142711								
	103747	05/31/25		491033	T	06/24/25	10001222 40614	CITY PRINT SERVICES	3,619.62

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	INVOICE: 9033142711								
	103747	05/31/25		491033	T	06/24/25	81044010 41154	COPIER PRINT SERVICES	100.99
	INVOICE: 9033142711								
	VENDOR TOTALS	176,929.94 YTD INVOICED					214,415.07 YTD PAID		80,948.67
111254	ROADLINE PRODUCTS INC USA								
	102548	03/19/25	43	491034	T	06/24/25	10041120 41404	MATERIALS, SUPPLIES & OTH	827.07
	INVOICE: 21142								
	102548	03/19/25	43	491034	T	06/24/25	28534000 40514	CONTRACT SERVICES	175.75
	INVOICE: 21142								
	102548	03/19/25	43	491034	T	06/24/25	56091010 47304	IMPROV OTHER THAN BUILDIN	1,495.76
	INVOICE: 21142								
	VENDOR TOTALS	69,457.33 YTD INVOICED					74,386.61 YTD PAID		2,498.58
124323	ROBERT HALF, INC.								
	102759	06/04/25		491035	T	06/24/25	10001222 40514	CONTRACT SERVICES	3,366.00
	INVOICE: 65044723								
	102938	05/01/25		491035	T	06/24/25	10001222 40514	CONTRACT SERVICES	4,394.50
	INVOICE: 64926667								
	VENDOR TOTALS	82,135.75 YTD INVOICED					82,135.75 YTD PAID		7,760.50
108311	RODARTE, ELEAZAR								
	103001	06/06/25		491036	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	1,064.00
	INVOICE: 06062025								
	VENDOR TOTALS	6,737.50 YTD INVOICED					7,966.00 YTD PAID		1,064.00
123732	RON SMITH AND ASSOCIATES, INC.								
	102601	02/05/25	2432	491037	T	06/24/25	10002215 40514	CONTRACT SERVICES	12,300.00
	INVOICE: 25-033								
	VENDOR TOTALS	36,900.00 YTD INVOICED					36,900.00 YTD PAID		12,300.00
124252	ROSALES, GEORGE								
	102604	05/14/25		491038	T	06/24/25	10021010 45584	HEALTH AND WELLNESS	500.00
	INVOICE: REIMB. 5/5/25								
	VENDOR TOTALS	500.00 YTD INVOICED					500.00 YTD PAID		500.00
124440	RUDOLPH, DIANA								
	102785	05/29/25		491039	T	06/24/25	10021010 45584	HEALTH AND WELLNESS	200.62
	INVOICE: REIMB. 4/26/25								
	VENDOR TOTALS	200.62 YTD INVOICED					200.62 YTD PAID		200.62
124062	S & S POWER ENGINEER								
	102593	05/01/25	2719	491040	T	06/24/25	10001221 40514	CONTRACT SERVICES	6,540.00
	INVOICE: 11464								

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	VENDOR TOTALS	40,560.00 YTD INVOICED		152,346.89 YTD PAID					6,540.00
116672	SAM'S ALIGNMENT TIRE CENTER, INC.								
	102551	05/08/25	29	491041	T	06/24/25	60031030 42554	TIRES	433.48
	INVOICE:	32940							
	102552	04/25/25	29	491041	T	06/24/25	60031030 42554	TIRES	85.00
	INVOICE:	32836							
	103777	05/29/25	29	491041	T	06/24/25	60031030 42554	TIRES	100.00
	INVOICE:	33118							
	103778	05/28/25	29	491041	T	06/24/25	60031030 42554	TIRES	368.15
	INVOICE:	33111							
	VENDOR TOTALS	16,883.34 YTD INVOICED		16,883.34 YTD PAID					986.63
124207	SANTISTEBAN, SABRINA								
	102786	05/27/25		491042	T	06/24/25	10021010 45584	HEALTH AND WELLNESS	344.99
	INVOICE:	REIMB. 10/17/24							
	VENDOR TOTALS	344.99 YTD INVOICED		344.99 YTD PAID					344.99
118382	FITCH, ROBERT A.								
	102996	06/06/25		491043	T	06/24/25	10061020 40264	CONTRACT LABOR SALARIES	1,708.00
	INVOICE:	06062025							
	VENDOR TOTALS	18,424.00 YTD INVOICED		21,649.60 YTD PAID					1,708.00
17550	SEERS LUMBER CO INC								
	102928	05/20/25		491044	T	06/24/25	10061050 42024	BUILDING MAINTENANCE	22.08
	INVOICE:	116397							
	102929	05/27/25		491044	T	06/24/25	10061050 42024	BUILDING MAINTENANCE	12.57
	INVOICE:	116454							
	VENDOR TOTALS	1,326.66 YTD INVOICED		1,530.77 YTD PAID					34.65
124365	SHAHRYARI, KHOSROU								
	102693	06/04/25		491045	T	06/24/25	10043010 45584	HEALTH AND WELLNESS	181.00
	INVOICE:	Wellness 2							
	VENDOR TOTALS	733.27 YTD INVOICED		733.27 YTD PAID					181.00
95972	SOUTH COAST A.Q.M.D.								
	102776	05/29/25		490890	P	06/24/25	10007401 40514	CONTRACT SERVICES	1,937.84
	INVOICE:	4477084							
	VENDOR TOTALS	4,264.92 YTD INVOICED		4,264.92 YTD PAID					1,937.84
123302	SOUTHERN TIRE MART, LLC								
	102562	05/26/25		491047	T	06/24/25	60031030 42554	TIRES	644.13
	INVOICE:	7100040009							
	102563	05/08/25		491047	T	06/24/25	60031030 42554	TIRES	1,729.95

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VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	INVOICE: 7100039618								
	102564	05/26/25		491047	T	06/24/25	60031030 42554	TIRES	2,331.69
	INVOICE: 7100040667								
	102565	04/26/25		491047	T	06/24/25	60031030 42554	TIRES	835.07
	INVOICE: 7100039178								
	102566	04/23/25		491047	T	06/24/25	60031030 42554	TIRES	1,391.79
	INVOICE: 7100038952								
	102567	04/15/25		491047	T	06/24/25	60031030 42554	TIRES	872.40
	INVOICE: 7100038530								
	102568	04/08/25		491047	T	06/24/25	60031030 42554	TIRES	366.86
	INVOICE: 7100038241								
	VENDOR TOTALS	27,342.63 YTD INVOICED					27,426.63 YTD PAID		8,171.89
123166	CHARTER COMMUNICATIONS HOLDINGS, LLC								
	103737	06/01/25		491048	T	06/24/25	10001221 40514	CONTRACT SERVICES	1,251.46
	INVOICE: 235268301060125								
	VENDOR TOTALS	58,621.57 YTD INVOICED					64,781.57 YTD PAID		1,251.46
98746	STATE OF CALIFORNIA, DEPT OF JUSTICE								
	103002	06/04/25		490891	P	06/24/25	10017010 45054	TESTING EXPENSE	1,016.00
	INVOICE: 820159								
	VENDOR TOTALS	2,590.00 YTD INVOICED					3,747.00 YTD PAID		1,016.00
122477	STELLA GRAFX DESIGN & PRINTING								
	102871	05/30/25		491049	T	06/24/25	990 23016	JUNETEENTH EVENT	281.14
	INVOICE: 7787								
	VENDOR TOTALS	2,476.54 YTD INVOICED					2,476.54 YTD PAID		281.14
107314	STEPHAN T HONDA MD, INC								
	102947	06/05/25	37	491050	T	06/24/25	25019020 45064	SETTLEMENTS / JUDGEMENTS	668.08
	INVOICE: 00184194-00								
	VENDOR TOTALS	15,774.25 YTD INVOICED					17,973.85 YTD PAID		668.08
123781	STRANGE, KRISTIN								
	103790	09/26/23		490892	P	06/24/25	10015020 45184	TRAINING	90.66
	INVOICE: REIMB 09/26/23								
	VENDOR TOTALS	90.66 YTD INVOICED					90.66 YTD PAID		90.66
117117	T-MOBILE								
	102605	05/28/25		491051	T	06/24/25	10002215 41514	OPERATING SUPPLIES	115.00
	INVOICE: 9606208201								
	VENDOR TOTALS	1,035.00 YTD INVOICED					1,035.00 YTD PAID		115.00
124007	THE FELDHAKE LAW FIRM, APC								

PAID INVOICES REPORT

CHECK: C062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	102592	06/01/25	64	491052	T	06/24/25	10015010 40514	CONTRACT SERVICES	8,690.00
	INVOICE: 56999								
	VENDOR TOTALS	102,410.36 YTD INVOICED				102,410.36 YTD PAID			8,690.00
124441	THE KIZZIE FIRM, APC								
	102608	05/29/25		491053	T	06/24/25	25019020 45064	SETTLEMENTS / JUDGEMENTS	24,999.00
	INVOICE: 05/29/2025								
	VENDOR TOTALS	24,999.00 YTD INVOICED				24,999.00 YTD PAID			24,999.00
105802	THE SAFEMART OF SO. CALIF.								
	102661	05/07/25		491054	T	06/24/25	10061100 47304	IMPROV OTHER THAN BUILDIN	459.68
	INVOICE: 1832								
	102926	05/28/25		491054	T	06/24/25	10061120 41514	OPERATING SUPPLIES	150.28
	INVOICE: 1891								
	VENDOR TOTALS	4,672.66 YTD INVOICED				5,061.51 YTD PAID			609.96
120697	THE SHERIDAN GROUP								
	102765	06/03/25	2602	491055	T	06/24/25	10001221 42024	BUILDING MAINTENANCE	5,982.74
	INVOICE: 230976								
	VENDOR TOTALS	9,028.77 YTD INVOICED				11,427.88 YTD PAID			5,982.74
115132	THE STANDARD INSURANCE CO.								
	102498	05/15/25		491057	T	06/24/25	990 20900	INSURANCE BENEFITS	2,395.50
	INVOICE: 6/1/2025_DIV2								
	VENDOR TOTALS	25,745.25 YTD INVOICED				28,021.00 YTD PAID			2,395.50
112363	THE STANDARD INSURANCE COMPANY, ATTN: EMPLOYEE BE								
	102499	05/27/25		491056	T	06/24/25	990 20900	INSURANCE BENEFITS	2,598.75
	INVOICE: 6/1/2025_DIV1								
	VENDOR TOTALS	28,256.27 YTD INVOICED				30,779.40 YTD PAID			2,598.75
123477	THE TEC NETWORK								
	102935	05/28/25		491058	T	06/24/25	10001222 40544	COMPUTER SERVICE	792.33
	INVOICE: 2797								
	VENDOR TOTALS	56,497.20 YTD INVOICED				53,208.30 YTD PAID			792.33
123792	TORADO, DWEEJAL								
	102652	05/15/25		491059	T	06/24/25	10041010 45584	HEALTH AND WELLNESS	105.63
	INVOICE: 2								
	VENDOR TOTALS	500.00 YTD INVOICED				500.00 YTD PAID			105.63
121873	TRANS UNION LLC.								
	103736	05/25/25		490893	P	06/24/25	10021010 40514	CONTRACT SERVICES	70.00

PAID INVOICES REPORT

CHECK: C062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
	INVOICE: 05509354								
	VENDOR TOTALS	826.48 YTD INVOICED				886.48 YTD PAID			70.00
123815	TRANSUNION RISK AND ALTERNATIVE DATA SOLUTIONS,INC								
	102956	06/01/25		490894	P	06/24/25	10002215 40514	CONTRACT SERVICES	285.00
	INVOICE: 777625-202505-01								
	VENDOR TOTALS	3,134.60 YTD INVOICED				3,414.60 YTD PAID			285.00
124454	TRUJILLO, ALMA								
	102896	05/23/25		490895	P	06/24/25	10000109 51921	AQUATICS PROGRAM	56.10
	INVOICE: REFUND 05/23/25								
	VENDOR TOTALS	56.10 YTD INVOICED				56.10 YTD PAID			56.10
124453	TU, LEANNE								
	102895	05/23/25		490896	P	06/24/25	10000109 51921	AQUATICS PROGRAM	51.00
	INVOICE: REFUND 05/23/25								
	VENDOR TOTALS	51.00 YTD INVOICED				51.00 YTD PAID			51.00
105489	TYLER TECHNOLOGIES								
	102758	05/22/25	2709	491060	T	06/24/25	10001222 40514	CONTRACT SERVICES	1,352.00
	INVOICE: 025-512590								
	102758	05/22/25	2709	491060	T	06/24/25	10043010 40514	CONTRACT SERVICES	4,056.00
	INVOICE: 025-512590								
	VENDOR TOTALS	288,091.41 YTD INVOICED				504,093.13 YTD PAID			5,408.00
107614	U S BANK TRUST NATIONAL ASSOC.								
	102647	05/23/25		491061	T	06/24/25	47746010 40584	PAYING AGENT FEE	2,650.00
	INVOICE: 7764349								
	102648	05/23/25		491061	T	06/24/25	47446010 40584	PAYING AGENT FEE	2,860.00
	INVOICE: 7760376								
	VENDOR TOTALS	19,257.50 YTD INVOICED				19,257.50 YTD PAID			5,510.00
103511	U.S. BANK PARS 6746022400, L.A. LOCKBOX 511649								
	86486	10/24/24		490897	P	06/24/25	960 20270	PARS LIABILITY	1,083.64
	INVOICE: 2024-23A								
	86488	10/24/24		490897	P	06/24/25	960 20270	PARS LIABILITY	270.91
	INVOICE: 2024-23B								
	VENDOR TOTALS	45,092.80 YTD INVOICED				45,092.80 YTD PAID			1,354.55
122200	U.S. VENTURE, INC.								
	103766	05/31/25		491062	T	06/24/25	60031030 45144	GASOLINE & OIL	156.62
	INVOICE: 70-012856								

PAID INVOICES REPORT

CHECK: C062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT		GL ACCOUNT DESCRIPTION	
	VENDOR TOTALS		850.13 YTD INVOICED					850.13 YTD PAID		156.62
114900	URBAN RESTORATION									
	102542	04/24/25		491063	T	06/24/25	28534000	45564	BUS STOP MAINTENANCE	3,046.83
	INVOICE: 00047477									
	VENDOR TOTALS		6,093.66 YTD INVOICED					8,610.05 YTD PAID		3,046.83
124228	LOS ANGELES TRUCK CENTERS, LLC.									
	102554	05/20/25		491064	T	06/24/25	60031030	42014	REPAIR & MAINTENANCE SUPP	299.09
	INVOICE: XA220648910:01									
	VENDOR TOTALS		434.01 YTD INVOICED					434.01 YTD PAID		299.09
95851	VISION SERVICE PLAN - (CA)									
	102500	05/19/25		491065	T	06/24/25	990 20900		INSURANCE BENEFITS	1,864.96
	INVOICE: 822907726									
	102501	05/19/25		491065	T	06/24/25	990 20900		INSURANCE BENEFITS	138.88
	INVOICE: 822911999									
	102502	05/19/25		491065	T	06/24/25	990 20900		INSURANCE BENEFITS	2,387.10
	INVOICE: 822907738									
	VENDOR TOTALS		49,670.55 YTD INVOICED					54,409.35 YTD PAID		4,390.94
121110	VITAL MEDICAL SERVICES, LLC									
	102954	05/31/25		491066	T	06/24/25	10002220	40724	MEDICAL & AMBULANCE	2,016.00
	INVOICE: 4660									
	102955	05/31/25		491066	T	06/24/25	10002220	40724	MEDICAL & AMBULANCE	509.00
	INVOICE: 4661									
	VENDOR TOTALS		67,772.00 YTD INVOICED					90,178.00 YTD PAID		2,525.00
123891	NEXUS HOLDING, LLC.									
	102453	02/28/25		491067	T	06/24/25	10041050	40514	CONTRACT SERVICES	1,148.00
	INVOICE: 06-2034906									
	VENDOR TOTALS		4,638.00 YTD INVOICED					5,223.30 YTD PAID		1,148.00
123653	WANG, EMILY									
	102787	05/22/25		491068	T	06/24/25	10021010	45584	HEALTH AND WELLNESS	500.00
	INVOICE: REIMB. 2/3/25									
	VENDOR TOTALS		1,071.57 YTD INVOICED					1,330.14 YTD PAID		500.00
111056	WESTERN GRAPHIX									
	102774	06/03/25		491069	T	06/24/25	10021010	40514	CONTRACT SERVICES	225.00
	INVOICE: 60517									
	VENDOR TOTALS		866.60 YTD INVOICED					1,537.96 YTD PAID		225.00

PAID INVOICES REPORT

CHECK: C062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
21410	WESTWOOD BUILDING MATERIALS CO								
	102446	04/02/25		491070	T	06/24/25	10041050 42014	REPAIR & MAINTENANCE SUPP	61.88
	INVOICE: 2504-231059								
	VENDOR TOTALS	1,867.08 YTD INVOICED					2,721.55 YTD PAID		61.88
122925	YASER KHOUJA								
	102744	05/18/25	2464	491071	T	06/24/25	10001222 40644	PUBLIC SAFETY INFO SRVCE	6,720.00
	INVOICE: 0031								
	102745	05/18/25	2464	491071	T	06/24/25	10001222 40644	PUBLIC SAFETY INFO SRVCE	1,920.00
	INVOICE: 0032								
	VENDOR TOTALS	8,640.00 YTD INVOICED					16,800.00 YTD PAID		8,640.00
122789	YEE, CHERILYN								
	102602	05/15/25		491072	T	06/24/25	10021010 45584	HEALTH AND WELLNESS	23.05
	INVOICE: REIMB. 4/3/25								
	VENDOR TOTALS	800.07 YTD INVOICED					1,037.47 YTD PAID		23.05
								REPORT TOTALS	838,687.63

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	32	56,290.98
TOTAL EFT TRANSFERS	174	782,396.65

** END OF REPORT - Generated by Shuntell Dixon **

City of Hawthorne, CA

PAID INVOICES REPORT

CHECK: C061925 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
123268	JCC'S BEAUTIFYING EVENTS, LLC								
	103879	06/14/25		491073	P	06/19/25	990 23016	JUNETEENTH EVENT	949.96
	INVOICE: 660								
	VENDOR TOTALS		949.96 YTD INVOICED				949.96 YTD PAID		949.96
								REPORT TOTALS	949.96

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	1	949.96

** END OF REPORT - Generated by Shuntell Dixon **

CITY OF HAWTHORNE

FOR THE MEETING OF JUNE 24, 2025

ORIGINATING DEPARTMENT: FINANCE

The City Treasurer submits the following Housing Authority Warrants for your approval:

	Warrant #s			
Date	**Start**	**Ending**	**Warrant type**	**Total $**
6/24/25	77988	77989	HOUSING	791.14
*** Emergency Issue - for ratification only**				791.14

State of California, County of Los Angeles SS:

The foregoing claims/demands/warrants have been filed with me; each one bearing an endorsement of the officer or employee of the department, requiring same, that the price is correct.

_____ City Treasurer

_____ City Clerk

City of Hawthorne, CA

PAID INVOICES REPORT

CHECK: H062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
112237	T-MOBILE								
	102854	05/21/25		77988	P	06/24/25	81044010 43054	TELEPHONE	702.01
	INVOICE: MY982816099								
	VENDOR TOTALS	164,093.20 YTD INVOICED					164,093.20 YTD PAID		702.01
113605	VERIZON WIRELESS								
	102799	05/23/25		77989	P	06/24/25	81044010 43054	TELEPHONE	89.13
	INVOICE: MY470985090-4								
	VENDOR TOTALS	62,584.23 YTD INVOICED					63,915.98 YTD PAID		89.13
								REPORT TOTALS	791.14

	COUNT	AMOUNT
TOTAL PRINTED CHECKS	2	791.14

** END OF REPORT - Generated by Shuntell Dixon **

CITY OF HAWTHORNE

FOR THE MEETING OF JUNE 24, 2025

ORIGINATING DEPARTMENT: FINANCE

The City Treasurer submits the following Asset Forfeiture Warrants for your approval:

	Warrant #s			
Date	**Start**	**Ending**	**Warrant type**	**Total $**
6/24/25	11048	11054	ASSET FORFEITURE	30,927.85
*** Emergency Issue - for ratification only**				30,927.85

State of California, County of Los Angeles SS:

The foregoing claims/demands/warrants have been filed with me; each one bearing an endorsement of the officer or employee of the department, requiring same, that the price is correct.

_____ City Treasurer

_____ City Clerk

PAID INVOICES REPORT

CHECK: AF062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR	NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
117149	ADVANCED AIR, LLC.								
	103741	06/10/25	20	11048	T	06/24/25	23002244 45144	GASOLINE & OIL	3,406.80
	INVOICE: May 2025								
	VENDOR TOTALS	20,064.11 YTD INVOICED					24,020.20 YTD PAID		3,406.80
124016	EGM FLYING SERVICES								
	102762	06/02/25		11049	T	06/24/25	23021020 41514	OPERATING SUPPLIES	1,820.00
	INVOICE: 0013								
	VENDOR TOTALS	17,185.00 YTD INVOICED					22,680.00 YTD PAID		1,820.00
124328	ENTERPRISE FLEET MANAGEMENT INC.								
	102760	04/03/25	2721	11050	T	06/24/25	23021020 47404	MACHINERY & EQUIPMENT	7,111.15
	INVOICE: 464335-040325								
	102761	05/03/25	2721	11050	T	06/24/25	23021020 47404	MACHINERY & EQUIPMENT	3,988.32
	INVOICE: 464335-050325								
	102948	06/05/25	2721	11050	T	06/24/25	23021020 47404	MACHINERY & EQUIPMENT	4,318.75
	INVOICE: 464335-060525								
	VENDOR TOTALS	19,133.32 YTD INVOICED					19,133.32 YTD PAID		15,418.22
117354	LOPEZ, JESSE								
	102950	05/19/25		11051	T	06/24/25	23021020 45184	TRAINING	621.26
	INVOICE: 042705012025								
	VENDOR TOTALS	917.96 YTD INVOICED					949.96 YTD PAID		621.26
123857	NASTEC INTERNATIONAL INC.								
	103740	06/04/25	2615	11052	T	06/24/25	23021020 40514	CONTRACT SERVICES	5,200.00
	INVOICE: 12635								
	VENDOR TOTALS	116,208.63 YTD INVOICED					116,208.63 YTD PAID		5,200.00
107775	RUBIO, GUSTAVO								
	102289	05/19/25		11053	T	06/24/25	23021020 45184	TRAINING	625.52
	INVOICE: 042705012025								
	VENDOR TOTALS	625.52 YTD INVOICED					625.52 YTD PAID		625.52
123477	THE TEC NETWORK								
	102763	06/02/25	2457	11054	T	06/24/25	23021020 47404	MACHINERY & EQUIPMENT	3,836.05
	INVOICE: 2799								
	VENDOR TOTALS	56,497.20 YTD INVOICED					57,044.35 YTD PAID		3,836.05

REPORT TOTALS 30,927.85

COUNT AMOUNT

PAID INVOICES REPORT

CHECK: AF062425 TO FISCAL 2025/12 07/01/2024 TO 06/30/2025

VENDOR NAME / DOCUMENT	INV DATE	PO	CHECK NO	T	CHK DATE	GL ACCOUNT	GL ACCOUNT DESCRIPTION	
						TOTAL EFT TRANSFERS	7	30,927.85

** END OF REPORT - Generated by Shuntell Dixon **

AGENDA ITEM NO. 4.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Clerk

City Manager: **Department Head:**

SUBJECT:
Approval of the City Council meeting minutes for the regular meetings of March 11, 2025, March 25, 2025, April 8,2025, April 22, 2025 and the special meeting of April 14, 2025.

RECOMMENDED MOTION
Staff recommends that the City Council approve the regular City Council meeting minutes of March 11, 2025, March 25, 2025, April 8,2025, April 22, 2025 and the special meeting of April 14, 2025.

RECOMMENDED MOTION:

DISCUSSION:
The purpose of the minutes are to historically preserve the event of the City Council meetings. The minutes typically describe the event of the meeting and may include a list of attendees, a statement of the issues considered by the participants and related responses or decisions for the issues. It is not a requirement that the minutes be a transcript but instead a historical preservation/ record of the actions, guidance, and directives provided in conducting the wishes and the business of the City of Hawthorne by the said policy making body.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
None.

FISCAL IMPACT:
None.

NOTICING PROCEDURE:
72 Hours posted notice pursuant to the Ralph M. Brown Act.

ATTACHMENTS
M 03.11.25
M 03.25.25
M 04.08.25
SM 04.14.25
M 04.22.25

DRAFT

MINUTES OF A REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF HAWTHORNE,
CALIFORNIA HELD MARCH 11, 2025

CALL TO ORDER

The evening's meeting was called to order at 6:08 pm.

INVOCATION

Pastor Greg Guich gave the evening's invocation.

PLEDGE OF ALLEGIANCE

Mayor Pro Tem K. Manning led the pledge of allegiance.

ROLL CALL

Present: Mayor Alex Vargas; Council Member Alex Monteiro; Mayor Pro Tem Katrina Manning; Council Member Angie Reyes English; Council Member Faye Johnson

Also Present: City Manager Vontray Norris; City Attorney Robert Kim; Deputy City Clerk Joy Post; City Treasurer Marie Poindexter-Hornback

PROCLAMATIONS/CERTIFICATES/PRESENTATIONS

1. Autism Awareness for First Responders Program, "Hawthorne SNAP" - Sgt. J. Michalczak (Hawthorne Police Department)

2. Proclamation - Significant Contributions in the Community - A. Monteiro

3. South Bay Workforce Investment Board -- Assisting the Unhoused - A. Reyes English

4. Good Neighbor Award Presentation

ORAL COMMUNICATIONS

Pat Donaldson- Hawthorne Chamber announcements.
Geneva Panel - Dallas resident encouraged mentally ill individuals.
Anonymous resident thanked Hawthorne for the help he received in the past while homeless. Works with IRI. They help people with special needs obtain employment. Left Flyer.
Kyle Orlemann- discussed a tree that leaves are affecting power lines. Brought an example of heavy leaves. Asked about Section 8 here in Hawthorne.
Karla- North Hawthorne resident, expressed concerns about t-parking.

CITY CLERK'S CONSENT CALENDAR

5. Approval of City Council meeting minutes for the regular City Council meetings of December 12, 2023, January 09, 2024, and January 23, 2024. Motion to approve minutes.

RECOMMENDED MOTION:
Staff recommends that the Council approve the regular City Council meeting minutes for December 12, 2023, January 09, 2024, and January 23, 2024

Moved by Council Member Alex Monteiro, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English

Other: Council Member Faye Johnson (ABSTAIN)

6. Approval of waiver of full readings of Resolutions and Ordinances on Tuesday, March 11, 2025's agenda. Motion to waive full readings.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

7. City Treasurer requests approval of the warrants. Motion to approve the warrants.

RECOMMENDED MOTION:
Staff Recommends that the City Council approve the warrants issued for the period of 02/26/2025 to 03/11/2025 in the total of $2,513,177.90.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

RESOLUTIONS

8. RESOLUTION NO. 8511 -- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE CALIFORNIA, APPROVING AMENDMENT NO. 1 TO THE JOINT EXERCISE OF POWERS AGREEMENT FOR THE HAWTHORNE PUBLIC FINANCING AUTHORITY

RECOMMENDED MOTION:
Staff recommends that the City Council Adopt Resolutions 8511.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

9. RESOLUTION NO. 8512 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA APPROVING A CONSULTANT AGREEMENT FOR CITYWIDE PARKING STUDY WITH KIMLEY-HORN AND ASSOCIATES.

RECOMMENDED MOTION:
Staff recommends that the City Council approve Resolution No. 8512

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

10. RESOLUTION NO. 8513, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING THE SECOND AMENDMENT TO THE CITY MANAGER EMPLOYMENT AGREEMENT BETWEEN THE CITY OF HAWTHORNE AND VONTRAY NORRIS.

RECOMMENDED MOTION:
Adopt Resolution No. 8513 and Approve the Second Amendment to the City Manager's Employment Agreement.

Moved by Council Member Alex Monteiro, seconded by Mayor Alex Vargas

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

PARKING AUTHORITY

11. RESOLUTION NO. 74 -- A RESOLUTION OF THE PARKING AUTHORITY OF THE CITY OF HAWTHORNE CALIFORNIA, APPROVING AMENDMENT NO. 1 TO THE JOINT EXERCISE OF POWERS AGREEMENT FOR THE HAWTHORNE PUBLIC FINANCING AUTHORITY

RECOMMENDED MOTION:
Staff recommends that the Board of Directors Adopt Resolutions 74.

Moved by Mayor Alex Vargas, seconded by Council Member Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes

English, Council Member Faye Johnson

SUCCESSOR AGENCY

12. RESOLUTION NO. 2025-01 OF THE SUCCESSOR AGENCY TO THE COMMUNITY REDEVELOPMENT AGENCY OF THE CITY OF HAWTHORNE AUTHORIZING THE ISSUANCE AND SALE BY THE SUCCESSOR AGENCY OF TAX ALLOCATION REFUNDING BONDS AND TAKING RELATED ACTIONS.

RECOMMENDED MOTION:
Staff Recommends that the Board of Directors of the Successor Agency to the Community Redevelopment Agency of the City of Hawthorne Adopt Resolution No. 2025-01 Authorizing the Issuance and Sale by the Successor Agency of Tax Allocation Refunding Bonds and Taking Related Actions.

Moved by Mayor Alex Vargas, seconded by Council Member Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

13. RESOLUTION NO. 2025-02 - A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUCCESSOR AGENCY TO THE CITY OF HAWTHORNE, APPROVING AMENDMENT NO. 1 TO THE JOINT EXERCISE OF POWERS AGREEMENT FOR THE HAWTHORNE PUBLIC FINANCING AUTHORITY.

RECOMMENDED MOTION:
Staff recommends that the Board of Directors adopt Resolution No. 2025-02.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

ORDINANCES

14. ORDINANCE NO. 2255 (SECOND READING) - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA AMENDING SECTION 12.31.010 (DEPOSIT OF BULKY WASTE ON SIDEWALKS, STREETS OR PUBLIC RIGHT-OF-WAY) OF CHAPTER 12.31 (BULKY WASTE ON SIDEWALKS OR STREETS) TO TITLE 12 (STREETS AND SIDEWALKS) OF THE HAWTHORNE MUNICIPAL CODE AND MAKING A FINDING OF EXEMPTION IN COMPLIANCE WITH CEQA IN CONNECTION THEREWITH.

RECOMMENDED MOTION:
Introduce Ordinance No. 2255 on February 25, 2025, and Adopt Ordinance No. 2255 on March 11, 2025.

Moved by Mayor Alex Vargas, seconded by Council Member Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

BIDS: OPENINGS & RESULTS

15. Bid Opening for Project # 25-09 Hawthorne Police Department Roof Replacement Project

10 Bids - All bond accompanied

Commercial Roofing Systems, Inc of Arcadia- $1,113,546.00
Estate Design and Construction of Los Angeles- $430,253.07
AME Builders, Inc dba AME Roofing of Upland - $927, 800.00
Roof Construction Chambers, Inc of Escondido $932,250.00
Chapman Coast Roof Company, Inc of Fullerton $879,663.00
Courtney Inc of Irvine $1,123,337.00
FC & Sons Roofing Inc of Bell Garden- $1,139,500.00
CI Service Inc of Anaheim $960,039.00
Letner Roofing Company- $1,037,000.00
Best Contracting Services of Gardena- $1,054.459.00

Moved by Mayor Alex Vargas, seconded by Council Member Alex Monteiro Vote to refer bids to staff for study and recommendation

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

CITY MANAGER'S CONSENT CALENDAR

16. Progress Payment #1 in the amount of $780,491.54 due to PCN3, Inc of Los Alamitos, CA for City of Hawthorne Senior Center (Project #24-03).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #1 to PCN3, Inc of Los Alamitos, CA and authorize the City Manager or Director of Public Works to review and execute any change orders as necessary.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

17. Progress Payment #4 in the amount of $1,455,394.05 due to Sequel Contractors, Inc. of Santa Fe Springs, CA for 120th St Improvements - Crenshaw Blvd to Felton Ave, Phase II (Project #21-03)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progres Payment #4 to Sequel Contractors, Inc. of Santa Fe Springs, CA

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

18. Grant of Easement to Southern California Edison Company to Develop an Additional Electrical Supply System Needed for the City Hall Expansion and Underground Parking Structure.

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Grant of Easement to Southern California Edison Company.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

19. Agreement between the City of Hawthorne and DTA to perform a Development Impact Fee Study

RECOMMENDED MOTION:
Staff recommends that the City Council approve the agreement with DTA and authorize the City Manager or his desginee to enter into and execute the agreement.

20. Review of the Mid-Year Financial Report for Fiscal Year 2024-2025.

RECOMMENDED MOTION:
Staff recommends that the City Council receive, approve, and file the Mid-Year Financial Report for Fiscal Year 2024-2025.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

21. First Amendment to the Consultant Agreement for Design Services ("First Amendment") between the City of Hawthorne ("City") and Rania Alomar Architect, Inc. dba RA-DA ("Consultant").

RECOMMENDED MOTION:

Staff recommends that the City Council approve this First Amendment and authorize the City Manager to execute the first amendment to the consultant agreement.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

22. Section 8 Housing Choice Voucher Program, Award of Special Administrative Fee Funding for Small Area Fair Market Rents Implementation.

RECOMMENDED MOTION:
The staff recommends that the City Council:

1. Receive and approve for use, the Special Administrative Fees from the U.S. Department of Housing and Urban Development (HUD) to offset the transition cost of the mandatory use of Small Area Fair Market Rents (SAFMRs).

2. Authorize the Finance Department to make funds immediately available in the 810 account.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

23. The Hawthorne Commercial Facade Program funded by the Community Development Block Grant (CDBG)

RECOMMENDED MOTION:
Staff recommends that the City Council receive and file this report.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

CITY ATTORNEY'S CONSENT CALENDAR

24. Claim for monetary damages by Kansas Farm & Ranch, Inc.

RECOMMENDED MOTION:
Staff recommends that the City Council deny the claim by Kansas Farm & Ranch, Inc.

Moved by Mayor Alex Vargas, seconded by Mayor Pro Tem Katrina Manning

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes English, Council Member Faye Johnson

DISCUSSION/ACTION ITEMS

25. Ordinance Prohibiting Trash Bins Left on Public Right of Way. (F. Johnson)
Trash bins and trash are left in front of homes. Wants this removed from public nuisance and create a new ordinance making this a violation.
The City Attorney recommended leaving this under nuisance but adding a separate ordinance. The mayor agreed. Council Member Reyes English asked for an educational component in English and Spanish.
City Manager suggests doing educational studies prior to creating ordinances or making changes.
MPT Manning asked that seniors are taken into consideration .
CM Montiero suggested involving Republic Services to get the newsletter out to the public.
City manager will work with code enforcement and come back in 2-4 weeks with a presentation.

26. Los Angeles Sparks (WNBA) Basketball Clinic, July 13 & 14th Partnership with the City, Waiver of $1,107 Fee (K. Manning)
Wants to add LA Sparks as approved vendor. CM Reyes English suggested a fee waiver.
CM Johnson opposes the waiver

Moved by Mayor Pro Tem Katrina Manning, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Alex Monteiro, Mayor Pro Tem Katrina Manning, Council Member Angie Reyes

English
Other: Council Member Faye Johnson (ABSTAIN)

27. Increase Budget for the City of Hawthorne's Facade Program (K. Manning)
Gave a directive to find ways to increase monies for this program.
CM Montiero mentioned federal guidelines that may make this program challenging.

28. Marketing City's 311 App (A. Vargas)
Mayor suggested all council and staff promote the app as it helps to solve a lot of problems quickly. Suggests increasing social media presence and a newsletter to let everyone know about the app. Suggested banners that promote it at events and with the neighborhood associations. Recognition programs and QR codes.
CM Johnson praised the efficiency of the app.
Mayor suggested ways to expand the apps functions
CM Montiero suggests stickers on city cars

ELECTED OFFICIALS REPORTS/RECOMMENDATIONS

Deputy City Clerk **Joy Post**, read out a a message on behalf of City Clerk Dayna Williams- Hunter

Councilmember **Faye Johnson**, Congratulations to Paulo the jailer for earning the Good Neighbor Award, Thanked Jan Vogel. Directed CM to explore information on Hud bash.

Mayor Pro Tem **Katrina Manning**, thanked everyone. Congratulated everyone. Attended youth fair.

Councilmember **Angie Reyes English,** Acknowledged staff, announced events. Thanked SBWIB for bringing in hard numbers on housing and employment for unhoused individuals and asked that we bring them back for recognition.

Council Member **Alex Monteiro** warned the council about spending money that we don't have and to be cautious because money goes away fast. Talked about Clean Power Alliance

Mayor **Alex Vargas**, agreed with Montiero's idea of being cautious about spending money. He wants an immediate fine for trash cans and citations. Addressed parking issues. Wants people to be held accountable for parking issues when they have oversized autos and suggests people use their driveways.

CLOSED SESSION

29. **Closed Session:** Conference with Legal Counsel: Existing Litigation, California Government Code section 54956.9(d)(1).
Name of Case: *Martha Gonzalez v. City of Hawthorne, et al.*
LASC Case No.: 24TRCV01773

Mayor Vargas recessed the meeting at 9:08pm for closed session.

30. Conference with Legal Counsel - Existing Litigation, Government Code section 54956.9(d)(1)
Name of Case: *People of State of California (City of Hawthorne) v. M&A Gabaee, et. al.*
LASC Case Number: 21TRCV00869

City Attorney Robert Kim reported out, a report was provided.

ADJOURNMENT

Mayor Vargas adjourned this meeting at 9:42pm.

CERTIFICATION

Passed and approved this 24th day of June 2025.

_____
Dayna Williams-Hunter
City Clerk

DRAFT

MINUTES OF A REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF HAWTHORNE,
CALIFORNIA HELD MARCH 25, 2025

CALL TO ORDER

Mayor Vargas called the City Council meeting to order at 6:07 p.m.in the City Council Chambers, 4455 W. 126th Street, Hawthorne, California.

INVOCATION

Captain Port gave the evening's invocation.

PLEDGE OF ALLEGIANCE

Captain Lane led the Pledge of Allegiance.

ROLL CALL

Present: Councilmembers Johnson, Montiero, Reyes English, Mayor Pro Tem Manning and Mayor Vargas.

Also Present: City Manager Von Norris, City Attorney Robert Kim, City Clerk Dayna Williams-Hunter, City Treasurer Marie Poindexter-Hornback

PROCLAMATIONS/CERTIFICATES/PRESENTATIONS

1. Fair Housing Foundation Proclamation (A.Reyes English and A. Vargas)
2. American Red Cross Proclamation (A. Monteiro)
3. Proclamation to honor Bob Jensen (A. Monteiro)
4. "My Civic 311" App Presentation
5. The Hawthorne Police Department will provide a brief presentation on recent and future strategies to integrate services offered by Telehealth Van for the benefit of the Hawthorne community.
6. Homeless Services Update- Dulce Medina

ORAL COMMUNICATIONS

Anareesa Chachila (Express Employment Professionals), requested guidance on partnering with the City of Hawthorne, the community, and organizations and how to provide employment opportunities.

Parks and Recreation Commissioners, announced the upcoming Art Festival on Thursday, May 1st, from 6pm to 8pm

Olivia Valentine, provided information about SB 79 and SB 677

Daniel Granados, announced the *Friends of the Library will* have a book sale and provided an update on the Hawthorne Library construction.

Rueben Sanchez, invited the community to the Annual Easter Egg Hunt at Eucalyptus Park.

Citizen #1, expressed gratitude and thanks to the City of Hawthorne's Housing Department, and seeking programs regarding bulky pick-up item concerns

Richard Harrison, expressed concerns about dumping and policy enforcement, and expressed opposition to the massage parlors in Hawthorne.

Citizen #2, announced National Vietnam War Day March 29th and various events happening

Ryan Richard, announced the Planning Commission vacancy and expressed its importance.

CITY CLERK'S CONSENT CALENDAR

7. City Treasurer requests approval of the warrants. Motion to approve the warrants.

RECOMMENDED MOTION:
Staff Recommends that the City Council approve the warrants issued for the period of 03/12/2025 to 03/25/2025 in the total of $5,503,335.59.

8. Approval of City Council meeting minutes for the regular City Council meetings of March 12, 2024, March 26, 2024 and the special meetings of March 19, 2024 and December 12, 2023. Motion to approve minutes.

RECOMMENDED MOTION:
Staff recommends that the Council approve the regular City Council meetings of March 12, 2024, March 26, 2024 and the special meeting minutes of March 19, 2024 and December 12, 2023.

9. Approval of waiver of full readings of resolutions and ordinances on Tuesday, March 25, 2025's agenda. Motion to waive full readings.

RESOLUTIONS

10. Resolution No. 8514 -- A Resolution of the City Council of the City of Hawthorne, California Approving an Agreement for Electric Vehicle Charging Station Design and Installation Project with Chargie

RECOMMENDED MOTION:
Staff recommends that the City Council approve Resolution No.8514

11. Resolution No. 8515 - A Resolution of the City Council of the City of Hawthorne, California Approving the Social Security Administration Office of Acquisition and Grants Contract Number 2832325C00060002.

RECOMMENDED MOTION:
Adopt Resolution No. 8515, Approving the Social Security Administration ("SSA") Contract Number 2832325C0006002 and Authorize the Chief of Police of the Hawthorne Police Department ("HPD") to Execute the Contract.

Mayor Vargas moved, Councilmember Reyes English seconded to approve the City Clerk's consent calendar (Items 7, 9- 11 Vote for Item 8 taken separately).

ROLL CALL AYES: Councilmembers Johnson, Reyes English, Monteiro, Mayor Pro Tem Manning, Mayor Vargas.

NOES: None

Councilmember Reyes English moved, Councilmember Monteiro seconded to approve Item 8 (taken separately).

ROLL CALL AYES: Councilmembers Reyes English, Monteiro, Mayor Pro Tem Manning, Mayor Vargas.
NOES: None

CITY MANAGER'S CONSENT CALENDAR

12. Progress Payment #4 in the amount of $30,000.00 due to Huntington Beach Electric Inc of Huntington Beach, CA for Hawthorne Jim Thorpe Park and City Hall Council Chambers Lighting Project (Project #23-07)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #4 to Huntington Beach Electric Inc of Huntington Beach, CA.

13. Award of Contract for Hawthorne Police Department Roof Replacement Project (Project # 25-09)

RECOMMENDED MOTION:
Staff recommends that the City Council award contract to the second lowest responsive and responsible bidder, Chapman Coast Roof Co., Inc of Fullerton, CA

14. 2024 General Plan Annual Progress Report

RECOMMENDED MOTION:
Receive and file.

15. 2024 Housing Element Annual Progress Report

RECOMMENDED MOTION:
Receive and file.

16. Consultant Agreement with Kimley Horn to provide CEQA analysis for a project at the Hawthorne Municipal Airport.

RECOMMENDED MOTION:
Approve the Agreement with Kimley Horne for consulting services.

17. Progress Payment #2 in the amount of $607,312.53 due to Martinez Landscape Company, Inc. of Sylmar, CA for General Maintenance (Project # 22-05).

RECOMMENDED MOTION:
Staff recommends that City Council approve this Progress Payment #2 and change orders 6 and 7 due to Martinez Landscape Company, Inc. of Sylmar, CA.

18. Progress Payment #7&8 in the amount of $701,143.40 due to DOJA, Inc. of Ontario, CA for Zela Davis Park Renovation (Project #24-04)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #7&8 to DOJA, Inc. of Ontario, CA

19. Department of Public Health -- Public Health Services Contract between the City of Hawthorne and County of Los Angeles.

RECOMMENDED MOTION:
Staff Recommends the City Council Approve the Public Health Services Contract with the County of Los Angeles and Authorize the City Manager to Execute the Department of Public Health ("DPH") -- Public Health Services Contract.

20. Progress Payment #2 in the amount of $873,696.92 due to PCN3 Inc of Los Alamitos, CA for City of Hawthorne New Senior Center **(**Project #24-03**)**.

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #2 and Change Order #1 to PCN3 Air Inc of Los Alamitos, CA

21. Changes to the Agreement between the City of Hawthorne and DTA Public Finance to perform a Development Impact Fee Study

RECOMMENDED MOTION:
Staff recommends that the City Council approve the changes to the agreement with DTA Public Finance and authorize the City Manager or his desginee to enter into and execute the agreement and make any minor amendments.

Councilmember Monteiro moved, Mayor Pro Tem Manning seconded to approve the City Manager's consent calendar (Items 12-21)
ROLL CALL AYES: Councilmembers Johnson, Reyes English, Monteiro, Mayor Pro Tem Manning, Mayor Vargas.

NOES: None

The regular City Council meeting was recessed and the Successor Agency meeting was opened.

SUCCESSOR AGENCY

22. Receive and file Housing Successor Agency Report for Fiscal Year Ending 2023-24.

RECOMMENDED MOTION:

Staff recommends that the City Council receive and file the City of Hawthorne Housing Successor Agency Annual Report for Fiscal Year 2023-24.

Chairman Vargas moved, Agencymember Monteiro seconded to approve Item 22.

ROLL CALL AYES: Agencymembers Johnson, Reyes English, Monteiro, Manning, Chairman Vargas.
NOES: None

Mayor Vargas closed the Successor Agency Meeting and reopened the regular City Council meeting.

ELECTED OFFICIALS REPORTS/RECOMMENDATIONS

City Treasurer, **Marie Poindexter Hornback** attended the GIOA conference and was recognized by the organization for her award as a certified investment professional, and mentioned various takeaways. City Treasurer also highlighted May is mental health awareness Month and thanked the public for coming out.

City Clerk **Dayna Williams-Hunter** personally thanked all council members who attended the Black History Month, congratulated the proclamation recipients, and gave condolences to the Ginseng family.

Councilmember **Faye Johnson** thanked meet and greet contributors, and asked for an update regarding the availability of the City's Contracts on the City's website. Condolences to Bob Ginseng, and thanked Olivia Valentine for bringing the bills to the council's attention. Councilmember Johnson also requested a legislative update section in the City newsletter.

Councilmember **Alex Monteiro thanked** Olivia Valentine for bringing the bills mentioned, and attended the 88 Cities Summit which provided information on how LA County cities can prepare for large sporting entertainment events such as the Olympics, World Cup, All Star Games, etc. Asked Mayor Vargas to adjourn the meeting in honor of Larry Bender, former City of Hawthorne employee Autism Walk April 26th at Eucalyptus Park from 10am-1pm. Also announced the 5% increase in the sewage bill in the upcoming fiscal year 25-26.

Councilmember **Angie Reyes English** thanked Martha from the Fair Housing Foundation and congratulated the recipients of the evening's proclamations. Thank you to the Department of Community Services, Public Works. Police Dept, and for the community clean-up turn out condolences to the Ginseng family. Thanked the police chief for the presentation and reporting. Looking forward to the facade program, shared sentiments about Pablo Catano, Thank you to Josh and IT Services department for all of their help with tech and electronics. Councilmember Reyes English expressed condolences to the Bender family. She also announced various resources and upcoming events, such as the Catalyst ribbon-cutting ceremony April 1st at 11am, Art Festival on April 24th , Spring Event Earth Day service provider fair Saturday April 12th
Recommendations:

- Requesting the City Clerk to inform the community when there are commission positions vacancies and how to apply

Mayor Pro Tem **Katrina Manning**, Thanked Dulce Medina for the presentation and the progression of the homeless program, Crenshaw Village facade program ribbon cutting thanked Kimberly Mack and staff for their efforts. Attended anointed feet college and career fair. Mayor Pro Tem Manning announced the expected business to replace the Bed Bath & Beyond, Sports Basement. She also announced the success of the book drive and being able to donate over 400 books to Woodruff Wilson Middle School and over 300 books to Cimarron Elementary school. Mayor Pro Tem Manning announced the upcoming women's history month event and the Mother's Day event being held on May 10th. Lastly, Mayor Pro Tem issued kudos to staff and City Manager Von Norris for the success of $2.25 million in surplus.

Mayor **Alex Vargas**, expressed excitement regarding the MyHawthorne311 app and gave kudos. Mayor Vargas stated property owners need to keep their properties clean, and gave kudos to the Code Enforcement staff. Mayor Vargas closed the evening's meeting in honor of Larry Bender and called for a moment of silence.

ADJOURNMENT

This meeting was adjourned at 8:59pm.

CERTIFICATION

Passed and approved this 24th day of June 2025.

_____
Dayna Williams-Hunter
City Clerk

DRAFT

MINUTES OF A REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF HAWTHORNE,
CALIFORNIA HELD APRIL 8, 2025

CALL TO ORDER

This meeting was called to order at 6:07pm.

INVOCATION

Pastor Greg Guich gave the evenings invocation.

PLEDGE OF ALLEGIANCE

The pledge of allegiance was led by Councilmember Faye Johnson.

ROLL CALL

Present: Mayor Alex Vargas, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson,Council Member Katrina Manning, Council Member Angie Reyes English

Also Present: City Manager Von Norris, City Attorney Robert Kim, City Clerk Dayna Williams-Hunter, City Treasurer Marie Poindexter-Hornback

PROCLAMATIONS/CERTIFICATES/PRESENTATIONS

1. Presentation by Republic Services: Illegal Dumping / Abandoned Items

2. McKenzie Neely-Wright Area Manager External Affairs AT&T

ORAL COMMUNICATIONS

Pastor Greg Guich, invited the public to breakfast at his church.

Rueben Sanchez, voiced concerns regarding parking in North Hawthorne.

Dion Evans, seeking direction on who to contact regarding civil code enforcement

CITY CLERK'S CONSENT CALENDAR

3. The City Treasurer requests approval of the warrants. Motion to approve the warrants.

   RECOMMENDED MOTION:
   Staff recommends that the City Council approve the warrants issued for the period of 03/26/2025 to 04/08/2025 for a total of $2,846,020.51.

4. Approval of City Council meeting minutes for the regular meetings of April 23, 2024, May 14, 2024, May 28, 2024 and the special meeting of April 19, 2024.

   RECOMMENDED MOTION:
   Staff recommends that the City Council approve the regular City Council meeting minutes of April 23, 2024, May 14, 2024, May 28, 2024 and the special meeting minutes of April 19, 2024.

RESOLUTIONS

5. Resolution No. 8516- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA ORDERING THE DIRECTOR OF PUBLIC WORKS / CITY ENGINEER TO PREPARE A REPORT FOR THE STREET LIGHTING MAINTENANCE DISTRICT OF THE CITY OF HAWTHORNE FOR FISCAL YEAR 2025-2026 AS REQUIRED BY THE STREETS AND HIGHWAYS CODE SECTION 22622.

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Resolution No. 8516

6. Resolution No. 8517- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA ESTABLISHING AN ON-STREET HANDICAP PARKING SPACE AT 15022 GERKIN AVE

RECOMMENDED MOTION:
Staff recommends that the City Council approve Resolution 8517

7. Resolution No. 8518- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA APPROVING A SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH THE LOS ANGELES CENTERS FOR ALCOHOL AND DRUG ABUSE (LA CADA)

RECOMMENDED MOTION:
Staff recommends that the City Council approve Resolution No. 8518.

8. Resolution No. 8519- RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, OPPOSING SENATE BILL 79 (WIENER)

RECOMMENDED MOTION:
Staff Recommends that the City Council adopt Resolution No. 8519 Opposing SB 79 (Wiener)

9. Resolution No. 8520- RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, OPPOSING ASSEMBLY BILL 1061 (QUIRK-SILVA)

RECOMMENDED MOTION:
Staff Recommends that the City Council adopt Resolution No. 8520 Opposing AB 1061

Mayor Vargas moved, seconded by Mayor Pro Tem Monteiro to approve the City Clerk's consent calendar (Items 3,5,7,9). Councilmember Reyes English pulled Items 6 and 8 for discussion.

ROLL CALL AYES: Councilmembers Johnson, Manning, Reyes English, Mayor Pro Tem Monteiro and Mayor Vargas.
NOES: None.

Mayor Vargas moved, seconded by Councilmember Reyes English to approve Item 4.
ROLL CALL AYES: Councilmembers Manning, Reyes English, Mayor Pro Tem Monteiro and Mayor Vargas.
NOES: None.

There was a discussion on item 6.

Mayor Vargas moved, seconded by Councilmember Reyes English to approve Item 6
ROLL CALL AYES: Councilmembers Johnson, Manning, Reyes English, Mayor Pro Tem Monteiro and Mayor Vargas.
NOES: None.

There was a discussion on Item 8.

Mayor Pro Tem Monteiro moved, seconded by Mayor Vargas to approve Item 8.
ROLL CALL AYES: Councilmembers Johnson, Manning, Mayor Pro Tem Monteiro and Mayor Vargas.
ABSTAIN: Councilmember Reyes English
NOES: None.

PUBLIC HEARINGS

10. Housing Authority Housing Choice Voucher Program 2025-2026 Draft Five-Year Plan, Annual Plan, and Administrative Plan.

RECOMMENDED MOTION:
1. Approve the 2025-2026 Draft Five-Year Plan, Annual Plan and Administrative Plan.
2. Direct staff to file the required Five-Year, Annual and Administrative Plans with the U.S. Department of Housing and Urban Development on or before the due date of April 17, 2026.

No written communications were received.
No members of the public provided comment on the hearing.
Mayor Vargas declared the public hearing closed.

Mayor Vargas moved, seconded by Councilmember Monteiro to approve Item 10.
ROLL CALL AYES: Councilmembers Monteiro, Patterson, Reyes English, Mayor Pro Tem Manning and Mayor Vargas.
NOES: None.

11. Ordinance No. 2256. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, AMENDING SECTION 10.44.080 (EFFECT OF PERMISSION TO LOAD OR UNLOAD) OF CHAPTER 10.44 (LOADING AND UNLOADING ZONES), OF TITLE 10 (VEHICLES AND TRAFFIC) OF THE HAWTHORNE MUNICIPAL CODE, AND MAKING A FINDING THAT THIS AMENDMENT IS TO NOT A "PROJECT" IN COMPLIANCE WITH CEQA.

RECOMMENDED MOTION:
Open public hearing
Take public testimony
Close public hearing
Introduce Ordinance No. 2256

No written communications were received for Item 11.
No members of the public provided comments on the hearing.
Mayor Vargas declared the public hearing closed.

Mayor Pro Tem Monteiro introduced Ordinance No. 2256.

CITY MANAGER'S CONSENT CALENDAR

12. Housing Department Records Digitization Project

RECOMMENDED MOTION:
Staff Recommends that the City Council approve an agreement with Richo-USA for secure digital scanning services and data importation and allow for all necessary reclassification of funds to be made available for payment.

13. Bridge of Hope Community Housing (BHCH) Citigaurd Professional Services Agreement Second Amendment

RECOMMENDED MOTION:
1. Approve the Professional Services Agreement first amendment with Citiguard for the period of one year from 03/14/2025 to 03/14/2026 to provide professional services necessary to operate the BHCH site.

2. Authorize the City Manager, or designee, to execute, amend, and keep a record of documents necessary to administer the Fiscal Year 2025-2026 Professional Services Agreement with Citiguard.

3. Authorize the Department of Finance to establish a blanket purchase order for Citiguard not to exceed $226,596 in administrative fees.

14. Resurfacing of Runway 7-25 and Resurfacing of Taxiways and Trench Drain Extension for Hawthorne Municipal Airport (Project # 25-06) - Out to Bid

RECOMMENDED MOTION:
Staff recommends that the City Council approve the Plans and Specifications and authorize the Director of Public Works to advertise for construction bids with a return date of May 13th, 2025.

15. Approval of the use of proposed military equipment by the Hawthorne Police Department pursuant to Assembly Bill 481.

RECOMMENDED MOTION:
Staff recommends that the City Council approve the use of proposed military equipment for safeguarding the public's welfare,

safety, civil rights and civil liberties.

16. Agreement between the Hawthorne Police Department and Wrap Technologies for a five (5) year contract for the purchase of BolaWrap devices in the amount of $122,631.00 Approval of Blanket Purchase Order, not to exceed $122,631.00 to Wrap Technologies for purchase of BolaWrap contract services.

RECOMMENDED MOTION:
Staff recommends that the City Council approve the agreement with Wrap Technologies purchase of BolaWrap in the amount of $122,631.00 and authorize Captain Eric Lane to execute the agreement.

17. American Dark Fiber City Owned Conduit Use Agreement

RECOMMENDED MOTION:
Staff recommends that the City Council approve and authorize the City Manager to execute the agreement and make any minor amendments thereto.

18. Point-to-Point Wireless Microwave Replacement Project

RECOMMENDED MOTION:
Staff recommends that the City Council approve the purchase of the listed hardware and services.

19. Second Amendment to Agreement Between City of Hawthorne and Harris & Associates, Inc.

RECOMMENDED MOTION:
Authorize City Manager to execute agreement amendment on behalf of City.

20. Second Amendment to the City Yard Consultant Agreement for Design Services ("Second Amendment") between the City of Hawhthorne ("City") and Rania Alomar Architect, Inc. dba RA-DA ("Consultant")

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Second Amendment and authorize the City Manager to execute the Second Amendment to the city yard consultant agreement.

Mayor Vargas moved, seconded by Mayor Pro Tem Monteiro to approve the City Manager's consent calendar (Items 12, 14-20). Item 13 was pulled for discussion by Councilmember Manning

ROLL CALL AYES: Councilmembers Johnson, Manning, Reyes English, Mayor Pro Tem Monteiro and Mayor Vargas.
NOES: Noes.

Councilmember Manning moved, seconded by Mayor Vargas to approve Item 13.

ROLL CALL AYES: Councilmembers Johnson, Manning, Reyes English, Mayor Pro Tem Monteiro and Mayor Vargas.
NOES: Noes.

ELECTED OFFICIALS REPORTS/RECOMMENDATIONS

City Treasurer **Marie Poindexter- Hornback,** had no comment **.**

City Clerk **Dayna Williams Hunter,** thanked everyone for coming out and Councilmember Johnson for bringing Mi California. She also thanked Don Harris for providing information regarding bulky item pick-up and requested flyers to place in the City Clerk's office.

Councilmember **Faye Johnson,** thanked the meet and greet vendors, and everyone for coming out. She thanked Don Harris from Republic Services for the presentation and Mckenzie Neilly Wright from AT&T.
Recommendations:

- Speed Bump on 118th Street between Felton and Inglewood Ave
- Requested Enplanement Money reflected on FAA Grant landing fee research

Councilmember **Katrina Manning,** announced the Business Expo, Job Fair, and Panel Discussion on April 24th from 3pm-7pm. She thanked Congresswoman Maxine Waters and Assemblywoman Tina Mckinnor for attending the Women's History Month Event. Councilmember Manning announced a save the date for the Mother's Day Event, May 10th, 2025, from 11am- 2pm and encouraged the public to register.
Recommendations:

- Request for no overnight parking at the Memorial Center signage
- Request for risk manager position in the City Attorney's Department, ordinance for the position to be titled Risk Manager.

Councilmember **Angie Reyes English,** thanked Don Harris for the presentation on Republic Services and thanked Mckenzie Neilly Wright for the update on AT&T. Councilmember Reyes English requested to stay independent regarding AB 1061 and AB79. She also announced various upcoming city events and resources available throughout the City. Councilmember Reyes English also thanked Hawthorne Police Department for the campaign for distracted driving "Keep your hands on the wheel". Also requested to donate $200 to the Autism Awareness Walk organization.
Recommendations:

- Request legal confidential municipal code vs civil code for clarification
- Update on the operational status of Boring Company
- Landing Fees at Hawthorne Airport
- Medan usage on Hawthorne Blvd policy amendment
- Religious institution non-permitted usage policy or study along Hawthorne Blvd to address as needed
- Citizen Concern form

Mayor Pro Tem **Alex Monteiro**, thanked Don Harris with Republic Services and Mckenzie Neilly Wright AT&T for the updates provided. He attended the SBCOGG's Annual Assembly meeting. They discussed parking, transportation, and mobility hubs. Mayor Pro Tem Monterio thank Hawthorne Police Department for the introduction of Bola Wrap. He announced the upcoming Provider fair and Easter egg hunt, the Parks and Recreation golf tournament on April 21st, the School districts Golf Tournament June 30th, the Kiwanis/ Rotary Club annual luncheon to honor the Police officer and firefighter of the year. Mayor Pro Tem Monteiro also announced the month of April is Sexual Assault and Autism Awareness Month.

Mayor **Alex Vargas**, congratulated the North Hawthorne Association on their Easter event. He announced the Autism Awareness walk on April 26th, from 9am-1pm and requested to donate $250 to the organization from his stipend.
Recommendations:

- Research codes regarding median usage
- Church occupancy along Hawthorne Blvd, halt all operations until organizations are permitted.
- Monitor the two hour time limit in the parking lot of Mi California not to exceed.
- Leaflets

ADJOURNMENT

Mayor Vargas adjourned this meeting at 8:06pm.

CERTIFICATION

Passed and approved this 24th day of June 2025.

_____
Dayna Williams-Hunter
City Clerk

DRAFT

MINUTES OF A SPECIAL MEETING OF THE
CITY COUNCIL OF THE CITY OF HAWTHORNE,
CALIFORNIA HELD APRIL 14, 2025

CALL TO ORDER

PLEDGE OF ALLEGIANCE

The pledge of allegiance was led by Councilmember Faye Johnson.

ROLL CALL

Mayor Vargas arrived during closed session.

Present: Alex Vargas, Mayor; Alex Monteiro, Mayor Pro Tem; Katrina Manning, Council Member; Faye Johnson, Council Member

Absent: Angie Reyes English, Council Member

Also Present: Vontray Norris, City Manager
Robert Kim, City Attorney
Dayna Williams-Hunter , City Clerk

ORAL COMMUNICATIONS

No members of the public spoke during oral communications.

CLOSED SESSION

1. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
(Pursuant to California Government Code Sections 54956.8, 54954.5(b))
Properties: Approximately 1.49 acres of land located at 3136 West Rosecrans Ave., Hawthorne, CA 90250
APN 4071-020-001, APN 4071-020-002, APN 4071-020-003, APN 4071-020-005, APN 4071-020-004 and APN 4071-013-025.
City Negotiator: Vontray Norris, City Manager
Negotiating Parties: Keller Williams Realty/John Hanley
Under Negotiation: Price and Terms of Payment.

No members of the public provided comment on the closed session item.
Mayor Pro Tem Alex Monteiro declared oral communication closed and recessed the meeting at 6:03pm.

City Attorney Robert Kim reported out, a report was provided, and no action was taken.

ADJOURNMENT

Mayor Vargas adjourned this meeting at 7:35pm.

CERTIFICATION

Passed and approved this 24th day of June 2025.

_____
Dayna Williams-Hunter
City Clerk

MINUTES OF A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA HELD APRIL 22, 2025

CALL TO ORDER

Mayor Alex Vargas called the City Council meeting to order at 6:00 p.m. in the City Council Chambers of City Hall, 4455 W. 126th Street, Hawthorne, California.

INVOCATION

The evening's invocation was led by Mayor Vargas

PLEDGE OF ALLEGIANCE

Led by Council Member K. Manning

ROLL CALL

Present: Mayor Alex Vargas; Council Member Katrina Manning; Council Member Angie Reyes English; Mayor Pro Tem Alex Monteiro; Council Member Faye Johnson

Also Present: City Manager Vontray Norris; City Attorney Robert Kim; City Clerk Dayna Williams-Hunter; City Treasurer Marie Poindexter-Hornback

PROCLAMATIONS/CERTIFICATES/PRESENTATIONS

1. City of Hawthorne Safety Action Plan (Public Works Department)
2. Hawthorne Municipal Airport / Jack Northrop Field (HHR)
3. Meet "Nate" AI Chat Bot Introduction & WifI/Project Update (Information Technology Services)
4. American Lung Association Presentation (A. Monteiro)
5. Certificate of Recognition to the City's Community Partners (A. Reyes English)

ORAL COMMUNICATIONS

Ryan Richard, commends City officials and City staff for their efforts in moving the Planning Commission forward.
Jose Ochoa, DIstrict Rep for Senator Laura Richardson, invited the community to the community clean up.
Leli Fernandez, expressed concerns regarding establishing permitted parking throughout Hawthorne.

CITY CLERK'S CONSENT CALENDAR

6. The City Treasurer requests approval of the warrants. Motion to approve the warrants.

RECOMMENDED MOTION:
Staff recommends that the City Council approve the warrants issued for the period of 03/26/2025 to 04/22/2025 for a total of $4,388,095.33.

Moved by Council Member Angie Reyes English, seconded by Mayor Pro Tem Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

7. Approval of waiver of full readings of resolutions and ordinances on Tuesday, April 22, 2025's agenda. Motion to waive full readings.

Moved by Council Member Angie Reyes English, seconded by Mayor Pro Tem Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

8. Approval of City Council meeting minutes for the regular meetings of June 11, 2024, June 25, 2024, July 9, 2024 and July 23, 2024.

RECOMMENDED MOTION:
Staff recommends that the City Council approve the regular City Council meeting minutes of June 11, 2024, June 25, 2024, July 9, 2024 and July 23, 2024.

Moved by Mayor Pro Tem Alex Monteiro, seconded by Mayor Alex Vargas

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro

Other: Council Member Faye Johnson (ABSTAIN)

RESOLUTIONS

9. RESOLUTION NO. 8521 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA ADOPTING THE CITY OF HAWTHORNE SAFETY ACTION PLAN.

RECOMMENDED MOTION:
Staff recommends that the City Council approve Resolution No. 8521

Moved by Council Member Angie Reyes English, seconded by Mayor Pro Tem Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

10. RESOLUTION NO. 8522 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, PROCLAIMING MAY 4, 2025, THROUGH MAY 10, 2025, AS MUNICIPAL CLERK'S WEEK IN HAWTHORNE.

RECOMMENDED MOTION:
Staff Recommends that the City Council adopt Resolution No. 8522

Moved by Mayor Alex Vargas, seconded by Council Member Katrina Manning

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

11. RESOLUTION NO. 8523 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA APPROVING A PROFESSIONAL SERVICES AGREEMENT FOR LABOR COMPLIANCE MONITORING WITH LDM ASSOCIATES, INC.

RECOMMENDED MOTION:
Staff recommends that the City Council Approve Resolution No. 8523 and authorize the City Manager, or designee, to execute and make amendments to the Professional Services Agreement for Labor Compliance Monitoring with LDM Associates, Inc.

Moved by Council Member Angie Reyes English, seconded by Mayor Pro Tem Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

ORDINANCES

12. ORDINANCE NO. 2256 (2ND READING). AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, AMENDING SECTION 10.44.080 (EFFECT OF PERMISSION TO LOAD OR UNLOAD) OF CHAPTER 10.44 (LOADING AND UNLOADING ZONES), OF TITLE 10 (VEHICLES AND TRAFFIC) OF THE HAWTHORNE MUNICIPAL CODE, AND MAKING A FINDING THAT THIS AMENDMENT IS NOT A "PROJECT" IN COMPLIANCE WITH CEQA.

RECOMMENDED MOTION:
Staff recommends that City Council approve Ordinance 2256.

Moved by Council Member Angie Reyes English, seconded by Mayor Pro Tem Alex Monteiro

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

PUBLIC HEARINGS

13. Public Hearing to Consider Adoption of the Draft Citizen Participation Plan (CPP), 2025-2029 Consolidated Plan, and 2025-2026 Annual Action Plan for the Community Development Block Grant (CDBG) and Home Investment Partnerships (HOME) Programs.

RECOMMENDED MOTION:
The staff advises that the City Council:

1. Conduct a public hearing to receive comments regarding the draft Citizen Participation Plan (CPP), 2025-2029 Consolidated Plan, and 2025-2026 Annual Action Plan.
2. Consider and adopt the Citizen Participation Plan (CPP), 2025-2029 Consolidated Plan, and 2025-2026 Annual Action Plan and authorize the City Manager, or designee, to submit the adopted plans to the U.S. Department of Housing and Urban Development (HUD)
3. Provide direction to City staff regarding the methodology for adjusting CDBG and HOME budgets in the event that the City's actual 2025-2026 allocation amounts from HUD differ from current estimates.
4. Authorize the City Manager, or designee, to execute all necessary grant agreements, certifications, and related documents required by HUD for the administration of the CDBG and HOME programs for the 2025-2026 program year.
5. Authorize the City Manager, or designee, to execute contracts with subrecipients, contractors, and professional service providers necessary to implement the CDBG and HOME-funded activities identified in the 2025-2026 Annual Action Plan.
6. Authorize the appropriation of the 2025-2026 CDBG and HOME program funds, consistent with the approved Annual Action Plan.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English Accept the Presentation

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

Moved by Mayor Alex Vargas, seconded by Mayor Pro Tem Alex Monteiro Accept the plan

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

CITY MANAGER'S CONSENT CALENDAR

14. Construction of Speed Humps on 118th Pl from Felton Ave to Inglewood Ave

RECOMMENDED MOTION:
Staff recommends that the City Council approve the installation of speed humps on 118th Pl from Felton Ave to Inglewood Ave

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

15. Progress Payment #5 and Final Acceptance in the amount of $783,575.03 due to Sequel Contractors, Inc. of Santa Fe Springs, CA for 120th St Improvements - Crenshaw Blvd to Felton Ave, Phase II (Project #21-03)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #5 and Final Acceptance and approve Change Order #2 to Sequel Contractors, Inc. of Santa Fe Springs, CA and release 5% retention amount 35 days after Final Approval.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

16. Donation of Police Department Vehicle Unit #613 to the El Camino Police Department.

RECOMMENDED MOTION:
Authorize the Public Works Department to donate unit #613 to the El Camino College Police Department.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

17. Progress Payment #1 in the amount of $879,526.61 due to Martinez Landscape Co., Inc of Sylmar, CA for City of Hawthorne New City Yard (Project #24-02).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #1 to Martinez Landscape Co. Inc of Sylmar, CA.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

18. Progress Payment #9 in the amount of $318,957.51 due to DOJA, Inc. of Ontario, CA for Zela Davis Park Renovation (Project #24-04)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #9 and change order #7 to DOJA, Inc of Ontario, CA.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

19. Progress Payment #3 in the amount of $428,495.72 due to Martinez Landscape Company, Inc. of Sylmar, CA for General Maintenance (Project # 22-05).

RECOMMENDED MOTION:
Staff recommends that City Council approve this Progress Payment #3 and change order 7 due to Martinez Landscape Company, Inc. of Sylmar, CA.

20. Progress Payment #3 in the amount of $444,227.87 due to PCN3 Inc of Los Alamitos, CA for City of Hawthorne New Senior Center (Project #24-03)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #3 to PCN3 Air Inc of Los Alamitos, CA

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

21. Progress Payment #8 in the amount of $1,390,009.52 due to Klassic Engineering & Construction, Inc of Orange, CA for Hawthorne Housing Rehabilitation of City Owned Properties 2023 (Project #23-09)

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #8 and all recommend Change Orders to Klassic Engineering & Construction Inc of Orange, CA.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

CITY ATTORNEY'S CONSENT CALENDAR

22. Claim for bodily injury by Bryan Garrison.

RECOMMENDED MOTION:
Staff recommends that the City Council deny the claim by Bryan Garrison.

Moved by Mayor Alex Vargas, seconded by Council Member Angie Reyes English

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

DISCUSSION/ACTION ITEMS

23. Letter of Support: AB 650 (Papan) Planning and Zoning: Housing Element: Regional Housing Needs Allocation (Monteiro)

Moved by Mayor Pro Tem Alex Monteiro, seconded by Mayor Alex Vargas

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

24. Oppose AB 647 (Gonzalez, M.) Housing Development Approvals: Residential Units (A. Monteiro)

Moved by Mayor Pro Tem Alex Monteiro, seconded by Mayor Alex Vargas

AYE: Mayor Alex Vargas, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

Other: Council Member Katrina Manning (ABSTAIN)

25. Appointments (3) of Hawthorne Business Sector Seats on the South Bay Workforce Investment Board for 2025-2029.

RECOMMENDED MOTION:
Staff Recommends the City Council Vote and Appoint Three Representatives for Hawthorne Business Sector Seats with SBWIB.

Moved by Mayor Pro Tem Alex Monteiro, seconded by Mayor Alex Vargas

AYE: Mayor Alex Vargas, Council Member Katrina Manning, Council Member Angie Reyes English, Mayor Pro Tem Alex Monteiro, Council Member Faye Johnson

ELECTED OFFICIALS REPORTS/RECOMMENDATIONS

F. Johnson - Thanked Continental Gormet Market and Mom's Donuts for the reception prior to the council meeting. Offered prayers to residents dealing with illnesses. Asked about preferential parking. The City Attorney recommended a traffic study as a first step.

K. Manning - Reminded the community about the Business Expo and Job Fair. Directed City Manager about pest control. Says she has seen bugs and wanted to ask that we call pest control. Asked if we could make May 10th Latina Mother's Day. Announced Mother's Day Brunch May 10th.
Reyes English - Invited the community to the ribbon-cutting ceremony at Zela Davis Park. Praised the staff for their hard work. Hoops Classics Jr sparks. Thanked staff for 311 APP. Praised Earth day festivities. Praised the police for the special needs program. Talked about the 2025 Autism walk. Thanked Parks/Recs for the Art Festival. Encouraged the community regarding immigration arrests.

MPT Montiero-
Thanked all presenters-Talked about Golf Outing. Suggested closed session for billboards. Announced the passing of his Aunt.

The City Attorney announced AB1234 Mandatory training. May 23, 2025, 2-4 PM. Will leave information with the city clerk's office.

Mayor Vargas - spoke about his trip to Europe. Invited elected to attend the NALEO- National association of Latino Elected officials. Donated $250 from his allotment. Donated $400 to North Hawthorne Homeowner association. $200 to K. Manning event. Suggested we forgo giving monies to non-profits for events. Wants to further discuss how events are funded. Says businesses are overtaxed. Discussed permit parking and said we tried before, and it didn't work out as intended.

City Manager Norris reminded council of a parking assessment taking place and will have updates as they proceed. They say they will be able to offer some solutions but advised the council this issue will take some time and creativity.

Mayor continued offered condolences for The Pope and the Aunt of Mayor Pro Tem Montiero.

ADJOURNMENT

This meeting was adjourned at 9:09pm

Passed and approved this 24th day of June, 2025.

_____
Dayna Williams-Hunter
City Clerk

AGENDA ITEM NO. 6.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Finance

City Manager: **Department Head:**

SUBJECT:

RESOLUTION NO. 8536

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, ADOPTING AN APPROPRIATION SPENDING LIMIT FOR FISCAL YEAR 2025-2026 IN COMPLIANCE WITH ARTICLE XIIIB OF THE STATE CONSTITUTION.

RECOMMENDED MOTION:

Staff recommends that the City Council adopt Resolution No. 8536 establishing the City's appropriations limit computed for the coming fiscal year, as required by the California Constitution. The City's appropriations limit for Fiscal Year 2025-2026 has been computed at $103,863,108.

DISCUSSION:

Article XIIIB of the California Constitution (Gann Limit) requires that the City compute an annual appropriations limit. This limit sets the maximum amount of appropriations that can be made from tax receipts. Taxes exceeding this limit must be returned to the residents or may be spent with the approval of a majority vote. The estimated annual tax receipts for Fiscal Year 2025-2026 were approximately $79.6 million and well below the limit of $103.9 million.

The annual adjustment for the limit is also provided by Article XIIIB and is to be based on the change in the California per capita personal income combined with the greater of the change in population in the jurisdiction or the jurisdiction's county. For the purposes of calculating the City's appropriations limit for the Fiscal Year 2025-2026 staff has used the County's population factor as it exceeds the City's population growth factor for the past year. Using these two factors, the coming year's limit is $103,863,108.

The attached Exhibit A provides the calculation information for Fiscal Year 2025-2026.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:

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FISCAL IMPACT:

Failure to adopt an appropriations limit will result in the State withholding gas taxes. Estimated gas tax revenues for Fiscal Year 2025-2026 are approximately $4.8 million.

NOTICING PROCEDURE:

72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS

Resolution No. 8536 Appropriations Limit 25-26
Exhibit A â€“ FY 2025-2026 Appropriations Limit Calculation

RESOLUTION NO. 8536

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, ADOPTING AN APPROPRIATION SPENDING LIMIT FOR FISCAL YEAR 2025-2026 IN COMPLIANCE WITH ARTICLE XIIIB OF THE STATE CONSTITUTION

WHEREAS, in 1979, California voters passed Proposition 4 (the "Gann Spending Limit Initiative"), which limits the annual growth in the City's General Fund spending (or appropriations) by an amount determined pursuant to a formula that takes into account the percentage increase in the City of Hawthorne's population and inflation for the previous year; and

WHEREAS, the limitation applies to appropriations that are funded from revenue attributed to the "Proceeds from Taxes" (such as Sales Tax, Property Tax, Motor Vehicle License Fees, Business Licenses, etc.) but not to appropriations funded by user fees or taxes collected to pay long-term debt obligations; and

WHEREAS, the City of Hawthorne has calculated the appropriations limit for Fiscal Year 2025-2026 based on the formula to be $103,863,108, as described in Exhibit A, which is incorporated herein by this reference; and

WHEREAS, the calculations are reviewed annually by the City of Hawthorne's independent auditors for accuracy and compliance with the provisions of Article XIIIB of the State Constitution; and

WHEREAS, the City Council of the City of Hawthorne wishes to adopt the aforementioned appropriations limits for Fiscal Year 2025-2026.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, hereby resolves as follows:

Section 1. The City Council of the City of Hawthorne, California, hereby incorporates by reference all the recitals herein and finds that they are true and correct.

Section 2. The City Council of the City of Hawthorne, California, hereby adopts the annual appropriations spending limit for Fiscal Year 2025-2026 of $103,863,108, in compliance with Article XIIIB of the State Constitution

Section 3. The City Clerk shall certify to the adoption of this Resolution and shall cause this Resolution and his certification to be entered in the Book of Resolutions of the Council of the City.

Section 4. This resolution shall be in full force and effect immediately upon its passage and adoption thereof.

PASSED, APPROVED, and ADOPTED this 24th day of June, 2025.

_____
ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:

_____
DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

APPROVED AS TO FORM:

_____
ROBERT M. KIM, City Attorney
City of Hawthorne, California

EXHIBIT A
CITY OF HAWTHORNE
2025-2026 APPROPRIATIONS LIMIT

1	2024-2025 Appropriations Limit	$ 97,287,158
2	Multiply FY 21-22 Appropriations Limit by cumulative growth factors for changes in the California Per Capita Personal Income and the population change for the City of Hawthorne	1.0675932 *
	2025-2026 Appropriations Limit	$ 103,863,108

Personal Income Factor	1.0644 **
L.A. Co. Population Change	0.9970 **
Hawthorne Population Change	1.0025

1.0644 x 1.0030 = 1.0675
1.0675932

**Source:
https://dof.ca.gov/Forecasting/Demographics/Estimates/
Fiscal year 2025-2026 • Fiscal year 2025-2026 ZIP
Population Estimates for Cities, Counties and the State with Annual Percent Change
Select LA County pages, then City of Hawthorne for factors

AGENDA ITEM NO. 7.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Finance

City Manager: **Department Head:**

SUBJECT:
RESOLUTION NO. 8537
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING AND ADOPTING THE ANNUAL BUDGET FOR FISCAL YEAR 2025-2026.

RECOMMENDED MOTION:
Staff recommends that the City Council adopt Resolution No. 8537.

DISCUSSION:
The City Council held a budget workshop on May 12, 2025 at 6 p.m., on the proposed FY 2025-2026 Budget.

The City operates on an annual budget schedule. The annual budget serves as the foundation for the City of Hawthorne's financial planning and control. Staff has prepared the Budget presentation, which includes proposed Revenue and Expenditure Details for Fiscal Year 2025-2026. This discussion is focused on the General Fund proposed Revenue budget of $113,487,391, which shows an increase of 1%, and proposed departmental Expenditure budgets of $113,133,581, with overall increases of 3%. This budget details the City's plan to continue fiscal prudence and transparency while expanding valuable programs and services for our community.

The city-wide proposed Expenditure budget for fiscal year 2025-26 is $219,796,762. The City Council has reviewed the proposed Annual Budget for Fiscal Year 2025-2026 in the form on file with the City Clerk's Office, and attached to Resolution No. 8537 as Exhibit A, which approves the Annual Budget for Fiscal Year 2025-2026.

The city-wide annual Revenue budget for fiscal year 25-26 is $212,738,067.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
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FISCAL IMPACT:
None. Balanced Budget for 2025-2026 is being presented for consideration.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act.

ATTACHMENTS
Resolution No. 8537 Budget Approval 25-26
FY 2025-2026 Summary of all estimated Revenues & Expenditures
Budget Presentation FY 2025-2026

RESOLUTION NO. 8537

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING AND ADOPTING THE ANNUAL BUDGET FOR THE FISCAL YEAR 2025-2026

WHEREAS, on May 1, 2025 a notice of public hearing for the budget workshop was published in the Hawthorne Press Tribune and thereafter the budget workshop for the fiscal year 2025-2026 was held during a regular city council meeting of May 12, 2025; and

WHEREAS, on June 12, 2025, a notice of public hearing for the adoption of the City of Hawthorne's Fiscal Year 2025-2026 Budget was published in the Hawthorne Press Tribune for the adoption of the Proposed Annual Budget to be held during the regular city council meeting of June 24, 2025; and

WHEREAS, the City Council of the City of Hawthorne has caused a public hearing to be held on said budget on June 24, 2025 and has considered the proposed budget; and

WHEREAS, Section 3.04.010 of the Hawthorne Municipal Code requires that the annual budget of the city of Hawthorne be adopted on or before July 1st of each year; and

WHEREAS, the City Council of the City of Hawthorne wishes to adopt the Annual Budget for Fiscal Year 2025-2026.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, hereby resolves as follows:

Section 1. The City Council of the City of Hawthorne, California, hereby incorporates by reference all the recitals herein and finds that they are true and correct.

Section 2. The City Council of the City of Hawthorne, California, hereby approves and adopts the Annual Budget for Fiscal Year 2025-2026, which, by this reference, is incorporated herein as if fully set forth.

Section 3. That the copies of said Annual Budget are available for inspection and/or copying in the Office of the City Clerk.

Section 4. That, effective July 1, 2025, the City Manager is hereby authorized to proceed with the implementation of the work program as incorporated in the approved and adopted budget; that he has the authority to transfer any sum of appropriated funds within a department or function, and that he may carry over as needed to future years' funds approved in this budget for projects, capital improvements, and capital outlay. It shall be the responsibility of the City Manager to determine the priority in which increases in personnel and capital acquisition shall be programmed for accomplishment during this year consistent with the

availability of revenue and subject to the requirements of the Hawthorne Municipal Code regarding the expenditure of funds and the employment of personnel.

Section 5. This resolution shall be in full force and effect immediately upon its passage and adoption thereof.

PASSED, APPROVED, and ADOPTED this 24th day of June, 2025.

_____
ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:

_____
DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

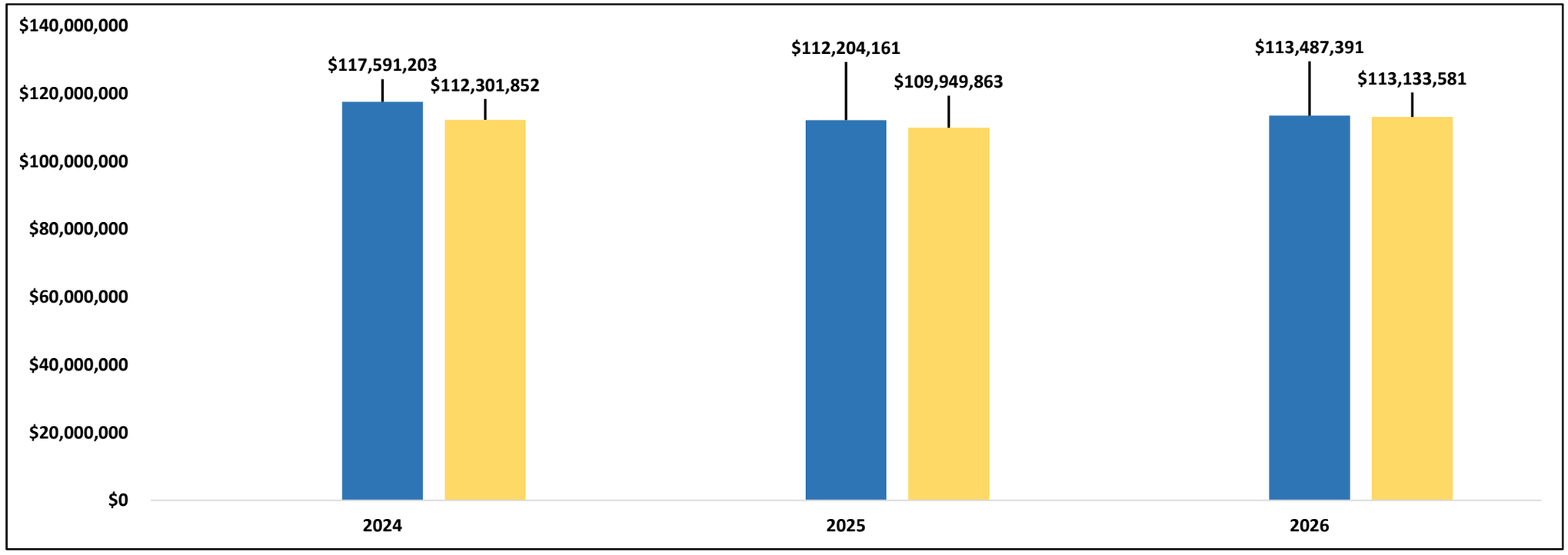
APPROVED AS TO FORM:

_____
ROBERT M. KIM, City Attorney
City of Hawthorne, California

CITY OF HAWTHORNE
FY2025-2026
BUDGET
SUMMARY

GENERAL FUND BUDGET SUMMARY
FY2025-2026
PROPOSED BUDGET

GENERAL FUND REVENUE / EXPENDITURE OVERVIEW



GENERAL FUND	2024 ACTUALS	2025 ORIG. BUDGET	2026 PROP. BUDGET
REVENUE	$117,591,203	$112,204,161	$113,487,391
EXPENDITURE	$112,301,852	$109,949,863	$113,133,581
SURPLUS/DEFICIT	**$5,289,351**	**$2,254,298**	**$353,810**

SUMMARY OF ESTIMATED REVENUES AND EXPENDITURES
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	ESTIMATED REVENUE	TRANSFER IN	EST. REVENUE TOTAL	ESTIMATED EXPENDITURES	TRANSFER OUT	EST. EXPENDITURES TOTAL
100	GENERAL FUND	$113,487,391	$0	$113,487,391	$108,593,231	$4,540,350	$113,133,581
125	FEMA	$158,468	$0	$158,468	$158,468	$0	$158,468
180	AMERICAN RESCUE PLAN ACT	$4,434,433	$0	$4,434,433	$4,434,433	$0	$4,434,433
200	STREET LIGHTING	$757,100	$0	$757,100	$875,490	$0	$875,490
220	STATE GAS TAX	$4,759,654	$0	$4,759,654	$3,563,987	$1,100,000	$4,663,987
225	STREET FUND	$603,350	$1,100,000	$1,703,350	$3,231,525	$0	$3,231,525
230	ASSET FORFEITURE	$1,040,000	$0	$1,040,000	$2,434,964	$0	$2,434,964
232	HOMELAND SEC/OPER. STONEGARDEN	$311,000	$0	$311,000	$205,000	$0	$205,000
233	SOCIAL SECURITY ADMINISTRATION	$764,192	$0	$764,192	$764,192	$0	$764,192
239	COPS / SLESF	$232,000	$0	$232,000	$300,000	$0	$300,000
244	CA OFF TRAFF SFTY GRANT FUND	$388,674	$0	$388,674	$388,674	$0	$388,674
250	INSURANCE RESERVE	$5,358,622	$0	$5,358,622	$14,045,002	$0	$14,045,002
265	LOCAL LAW ENFORCE BLOCK GRANT	$43,507	$0	$43,507	$43,507	$0	$43,507
280	LOCAL TRANSIT ASST - PROP A	$2,216,981	$0	$2,216,981	$5,738,089	$0	$5,738,089
283	MTA MEASURE R	$1,378,956	$0	$1,378,956	$1,515,874	$0	$1,515,874
284	MTA MEASURE M	$1,562,550	$0	$1,562,550	$1,563,408	$0	$1,563,408
285	PROPOSITION C COUNTY SALES TAX	$1,837,942	$0	$1,837,942	$1,961,951	$0	$1,961,951
289	MEASR W-SAFE, CLEAN WATER PRG	$804,300	$0	$804,300	$1,248,287	$0	$1,248,287
290	AB2766 AIR QUALITY FUNDS	$114,500	$0	$114,500	$121,340	$0	$121,340
291	STREET IMPROVEMENTS	$2,509,000	$0	$2,509,000	$2,507,000	$0	$2,507,000
315	CANNABIS RETAIL ACCESS GRANT	$45,000	$0	$45,000	$13,000	$0	$13,000
324	PERMANENT LOCAL HOUSING ALLOC	$0	$0	$0	$554,515	$0	$554,515
326	MEASURE A - ZELA DAVIS	$670,000	$0	$670,000	$670,000	$0	$670,000
328	CLEAN CALIF GRANT (ZELA DAVIS)	$3,486,940	$0	$3,486,940	$172,119	$0	$172,119
329	CLEAN CALIFORNIA (ZELLA DAVIS)	$260,000	$0	$260,000	$260,000	$0	$260,000
330	CA PARKS GRANT - COMM. CENTER	$5,000,000	$0	$5,000,000	$1,759,647	$0	$1,759,647
375	CATV PEG FUND (DIVCA)	$100,000	$0	$100,000	$100,000	$0	$100,000
410	DEV IMPACT FUND AB 1600	$505,000	$0	$505,000	$50,804	$0	$50,804
441	2016 REF-04 POL FAC & 05 POB	$2,510,466	$0	$2,510,466	$3,000,948	$0	$3,000,948
442	2019 PENSION OBLIGATION BONDS	$6,526,432	$0	$6,526,432	$6,678,167	$0	$6,678,167
443	CIVIC CENTER REVENUE LEASE BOND	$0	$1,800,000	$1,800,000	$1,800,000	$0	$1,800,000
448	DBT SRV-SBRPCA 07 SER B BONDS	$400	$240,350	$240,750	$240,750	$0	$240,750
461	RECOG OBLIG RET FUND-AREA II	$7,136,087	$0	$7,136,087	$4,181,930	$0	$4,181,930
462	RECOG OBLIG RET FUND-20% SET A	$50,000	$0	$50,000	$900,000	$0	$900,000
464	GREVILLEA PROPERTY FUND	$71,443	$0	$71,443	$174,048	$0	$174,048
465	GALE AVE PROPERTY FUND - 11605	$59,068	$0	$59,068	$90,048	$0	$90,048
466	GALE AVE PROPERTY FUND - 11529	$129,414	$0	$129,414	$122,331	$0	$122,331
467	GALE AVE PROPERTY FUND - 11537	$41,017	$0	$41,017	$75,659	$0	$75,659
468	TRURO AVE PROPERTY FUND	$53,861	$0	$53,861	$61,158	$0	$61,158

SUMMARY OF ESTIMATED REVENUES AND EXPENDITURES
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	ESTIMATED REVENUE	TRANSFER IN	EST. REVENUE TOTAL	ESTIMATED EXPENDITURES	TRANSFER OUT	EST. EXPENDITURES TOTAL
469	DBT SVC-16 TAB RFNDNG-98-04-06	$2,700,300	$0	$2,700,300	$1,751,154	$0	$1,751,154
474	DEBT SERV - CFD 99-1 (GATEWAY)	$363,395	$2,500,000	$2,863,395	$60,420	$0	$60,420
477	DBT SERVCE - CFD 04-1 (FUSION)	$273,885	$0	$273,885	$294,972	$0	$294,972
478	DBT SRV - CFD 06-1 (360 DEGR)	$979,149	$0	$979,149	$1,008,704	$0	$1,008,704
490	COMMUNITY REVITALIZATION	$500,000	$0	$500,000	$0	$0	$0
500	CAPITAL IMPROVEMENT FUND	$5,613,585	$0	$5,613,585	$5,613,585	$0	$5,613,585
520	AIRPORT	$3,138,200	$0	$3,138,200	$3,388,170	$0	$3,388,170
560	SEWER FUND	$1,450,000	$0	$1,450,000	$2,195,387	$0	$2,195,387
561	STORM WATER FUND	$20,000	$0	$20,000	$0	$0	$0
600	EQUIPMENT	$3,122,000	$0	$3,122,000	$5,028,797	$0	$5,028,797
605	ITS HARDWARE REPLACEMENT FUND	$0	$0	$0	$500,000	$0	$500,000
727	COMMY DEV BLOCK GRANT FUND	$2,181,383	$0	$2,181,383	$1,948,099	$0	$1,948,099
789	HOME FUNDS	$4,218,920	$0	$4,218,920	$4,075,805	$0	$4,075,805
810	SECTION 8 ADMINISTRATIVE	$1,061,571	$0	$1,061,571	$1,017,835	$0	$1,017,835
815	SECTION 8 - IN HOUSE	$9,079,053	$0	$9,079,053	$9,269,058	$0	$9,269,058
820	SECTION 8 - PORTABLES	$1,595,624	$0	$1,595,624	$1,592,151	$0	$1,592,151
830	EHV - ADMINISTRATIVE	$114,484	$0	$114,484	$484,611	$0	$484,611
835	EHV - ASSISTANCE PAYMENTS	$654,852	$0	$654,852	$721,228	$0	$721,228
840	EHV - PORTABILITY	$283,368	$0	$283,368	$354,747	$0	$354,747
850	BRIC GRANT	$0	$0	$0	$22,000	$0	$22,000
851	ENERGY EFFICIENT CONSERV. GRANT	$140,000	$0	$140,000	$0	$0	$0
855	CALIF USED OIL RECYCLING GRANT	$20,100	$0	$20,100	$16,098	$0	$16,098
856	CAL REC-BEV CONTAINER RECYCLING	$20,100	$0	$20,100	$14,046	$0	$14,046
857	HOUSEHOLD HAZARDOUS WASTE	$40,000	$0	$40,000	$0	$0	$0
858	SB1383 LOCAL ASSISTANCE PROG.	$120,000	$0	$120,000	$200,000	$0	$200,000
	TOTAL	$207,097,717	$5,640,350	$212,738,067	$214,156,412	$5,640,350	$219,796,762

SUMMARY OF ESTIMATED REVENUES
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	ESTIMATED REVENUE	TRANSFER IN	EST. REVENUE TOTAL
100	GENERAL FUND	$113,487,391	$0	$113,487,391
125	FEMA	$158,468	$0	$158,468
180	AMERICAN RESCUE PLAN ACT	$4,434,433	$0	$4,434,433
200	STREET LIGHTING	$757,100	$0	$757,100
220	STATE GAS TAX	$4,759,654	$0	$4,759,654
225	STREET FUND	$603,350	$1,100,000	$1,703,350
230	ASSET FORFEITURE	$1,040,000	$0	$1,040,000
232	HOMELAND SEC/OPER. STONEGARDEN	$311,000	$0	$311,000
233	SOCIAL SECURITY ADMINISTRATION	$764,192	$0	$764,192
239	COPS / SLESF	$232,000	$0	$232,000
244	CA OFF TRAFF SFTY GRANT FUND	$388,674	$0	$388,674
250	INSURANCE RESERVE	$5,358,622	$0	$5,358,622
265	LOCAL LAW ENFORCE BLOCK GRANT	$43,507	$0	$43,507
280	LOCAL TRANSIT ASST - PROP A	$2,216,981	$0	$2,216,981
283	MTA MEASURE R	$1,378,956	$0	$1,378,956
284	MTA MEASURE M	$1,562,550	$0	$1,562,550
285	PROPOSITION C COUNTY SALES TAX	$1,837,942	$0	$1,837,942
289	MEASR W-SAFE, CLEAN WATER PRG	$804,300	$0	$804,300
290	AB2766 AIR QUALITY FUNDS	$114,500	$0	$114,500
291	STREET IMPROVEMENTS	$2,509,000	$0	$2,509,000
315	CANNABIS RETAIL ACCESS GRANT	$45,000	$0	$45,000
326	MEASURE A - ZELA DAVIS	$670,000	$0	$670,000
328	CLEAN CALIF GRANT (ZELA DAVIS)	$3,486,940	$0	$3,486,940
329	CLEAN CALIFORNIA (ZELLA DAVIS)	$260,000	$0	$260,000

SUMMARY OF ESTIMATED REVENUES
FY2025-2026
PROPOSED BUDGET

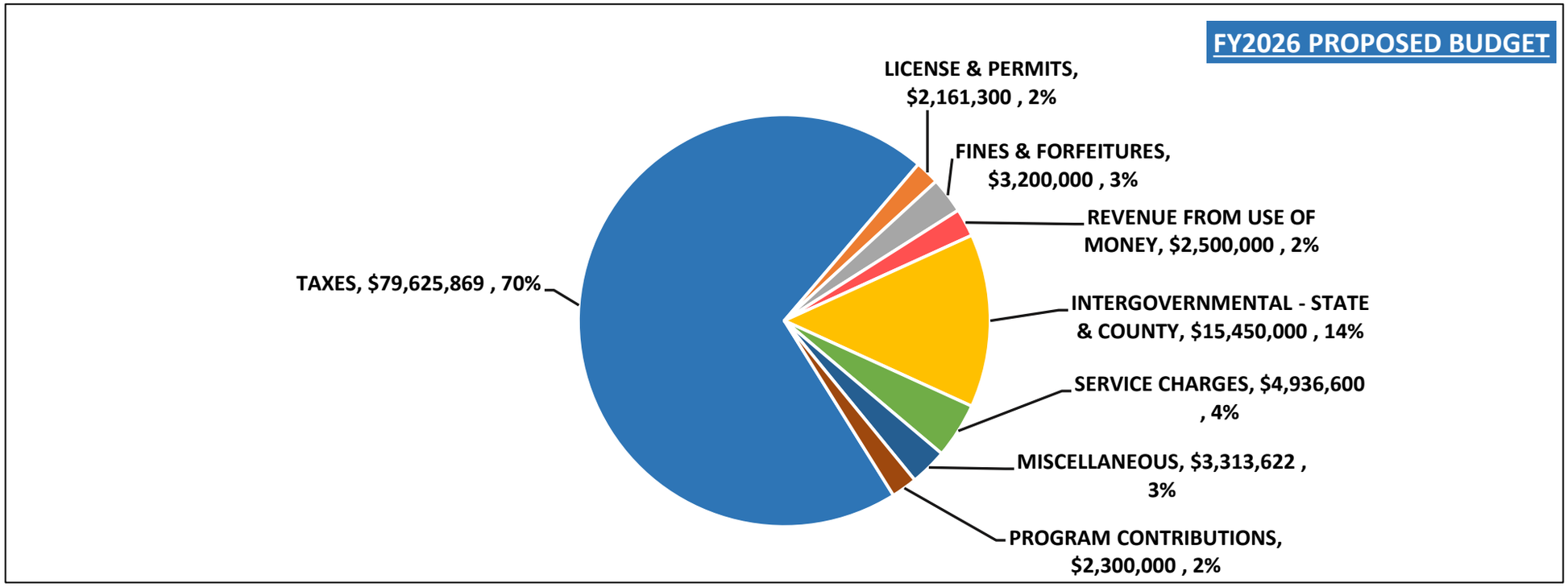
FUND	DESCRIPTION	ESTIMATED REVENUE	TRANSFER IN	EST. REVENUE TOTAL
330	CA PARKS GRANT - COMM. CENTER	$5,000,000	$0	$5,000,000
375	CATV PEG FUND (DIVCA)	$100,000	$0	$100,000
410	DEV IMPACT FUND AB 1600	$505,000	$0	$505,000
441	2016 REF-04 POL FAC & 05 POB	$2,510,466	$0	$2,510,466
442	2019 PENSION OBLIGATION BONDS	$6,526,432	$0	$6,526,432
443	CIVIC CENTER REVENUE LEASE BOND	$0	$1,800,000	$1,800,000
448	DBT SRV-SBRPCA 07 SER B BONDS	$400	$240,350	$240,750
461	RECOG OBLIG RET FUND-AREA II	$7,136,087	$0	$7,136,087
462	RECOG OBLIG RET FUND-20% SET A	$50,000	$0	$50,000
464	GREVILLEA PROPERTY FUND	$71,443	$0	$71,443
465	GALE AVE PROPERTY FUND - 11605	$59,068	$0	$59,068
466	GALE AVE PROPERTY FUND - 11529	$129,414	$0	$129,414
467	GALE AVE PROPERTY FUND - 11537	$41,017	$0	$41,017
468	TRURO AVE PROPERTY FUND	$53,861	$0	$53,861
469	DBT SVC-16 TAB RFNDNG-98-04-06	$2,700,300	$0	$2,700,300
474	DEBT SERV - CFD 99-1 (GATEWAY)	$363,395	$2,500,000	$2,863,395
477	DBT SERVCE - CFD 04-1 (FUSION)	$273,885	$0	$273,885
478	DBT SRV - CFD 06-1 (360 DEGR)	$979,149	$0	$979,149
490	COMMUNITY REVITALIZATION	$500,000	$0	$500,000
500	CAPITAL IMPROVEMENT FUND	$5,613,585	$0	$5,613,585
520	AIRPORT	$3,138,200	$0	$3,138,200
560	SEWER FUND	$1,450,000	$0	$1,450,000
561	STORM WATER FUND	$20,000	$0	$20,000
600	EQUIPMENT	$3,122,000	$0	$3,122,000

SUMMARY OF ESTIMATED REVENUES
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	ESTIMATED REVENUE	TRANSFER IN	EST. REVENUE TOTAL
727	COMMY DEV BLOCK GRANT FUND	$2,181,383	$0	$2,181,383
789	HOME FUNDS	$4,218,920	$0	$4,218,920
810	SECTION 8 ADMINISTRATIVE	$1,061,571	$0	$1,061,571
815	SECTION 8 - IN HOUSE	$9,079,053	$0	$9,079,053
820	SECTION 8 - PORTABLES	$1,595,624	$0	$1,595,624
830	EHV - ADMINISTRATIVE	$114,484	$0	$114,484
835	EHV - ASSISTANCE PAYMENTS	$654,852	$0	$654,852
840	EHV - PORTABILITY	$283,368	$0	$283,368
851	ENERGY EFFICIENT CONSERV. GRANT	$140,000	$0	$140,000
855	CALIF USED OIL RECYCLING GRANT	$20,100	$0	$20,100
856	CAL REC-BEV CONTAINER RECYCLING	$20,100	$0	$20,100
857	HOUSEHOLD HAZARDOUS WASTE	$40,000	$0	$40,000
858	SB1383 LOCAL ASSISTANCE PROG.	$120,000	$0	$120,000
	TOTAL	$207,097,717	$5,640,350	$212,738,067

GENERAL FUND REVENUE BY TYPE
FY2025-2026
PROPOSED BUDGET

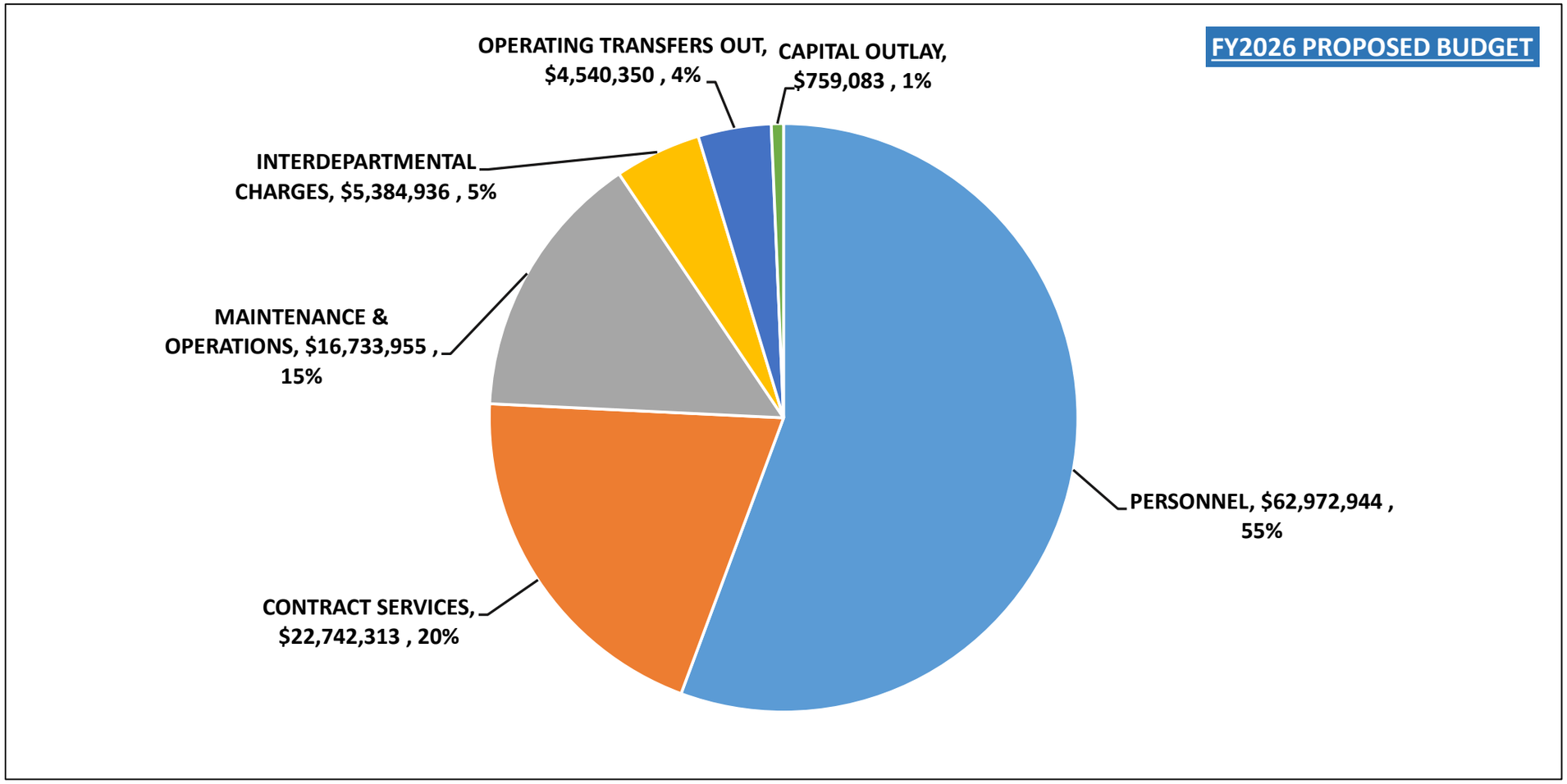
BY TYPE



REVENUE TYPE	2024 ACTUALS	2025 ORIG. BUDGET	2026 PROP. BUDGET
TAXES	$79,118,448	$83,109,582	$79,625,869
LICENSE & PERMITS	$1,757,245	$1,858,719	$2,161,300
FINES & FORFEITURES	$2,707,336	$3,200,000	$3,200,000
REVENUE FROM USE OF MONEY	$4,676,260	$1,500,000	$2,500,000
INTERGOVERNMENTAL - STATE & COUNTY	$14,511,034	$14,535,329	$15,450,000
SERVICE CHARGES	$4,050,344	$4,608,200	$4,936,600
MISCELLANEOUS	$9,470,537	$2,092,331	$3,313,622
PROGRAM CONTRIBUTIONS	$1,300,000	$1,300,000	$2,300,000
TOTAL	**$117,591,203**	**$112,204,161**	**$113,487,391**

GENERAL FUND EXPENDITURES BY CATEGORY
FY2025-2026
PROPOSED BUDGET

BY CATEGORY



CATEGORY	2024 ACTUALS	2025 ORIG. BUDGET	2026 PROP. BUDGET
PERSONNEL	$48,270,997	$59,409,278	$62,972,944
CONTRACT SERVICES	$18,558,614	$22,319,535	$22,742,313
MAINTENANCE & OPERATIONS	$15,283,427	$14,745,961	$16,733,955
INTERDEPARTMENTAL CHARGES	$5,190,008	$5,390,438	$5,384,936
OPERATING TRANSFERS OUT	$24,620,028	$7,603,645	$4,540,350
CAPITAL OUTLAY	$378,777	$481,006	$759,083
TOTAL	**$112,301,852**	**$109,949,863**	**$113,133,581**

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION		BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
GENERAL FUND						
	General Property Taxes					
100-101-51101	CURRENT YEAR SECURED		7,186,354	-	7,638,000	-
100-101-51102	CURRENT YEAR UNSECURED		300,000	-	300,000	-
100-101-51105	PROP TAXES RES DISTR ABx1 26		2,000,000	-	2,250,000	-
		Sub-Total	9,486,354	-	10,188,000	-
	Other Local Taxes					
100-101-51110	SALES TAX - ADD ON		15,565,578	-	14,932,000	-
100-101-51111	SALES & USE TAX		24,493,796	-	22,143,550	-
100-101-51112	TRANSIENT LODGING TAXES		7,000,000	-	5,500,000	-
100-101-51113	FRANCHISES		2,500,000	-	3,000,000	-
100-101-51114	BUSINESS LICENSE TAXES		8,000,000	-	8,000,000	-
100-101-51115	REAL PROPERTY TRANSFER TAXES		250,000	-	250,000	-
100-101-51116	UTILITY USERS TAXES		8,453,791	-	8,960,319	-
100-101-51117	TOT SHORT TERM RENTALS		700,000	-	-	-
100-101-51118	REDEMPTION APPORTIONMENT		150,000	-	150,000	-
100-101-51119	COUNTY ASSESS ADMIN FEE CHRGS		(92,000)	-	(98,000)	-
100-101-51121	PUBLIC SAFETY AUG FUND TAXES		502,063	-	500,000	-
100-101-51135	REFUSE FRANCH FEES CLRNG ACCT		4,000,000	-	4,000,000	-
100-101-51345	CANNABIS TAX		2,100,000	-	2,100,000	-
		Sub-Total	73,623,228	-	69,437,869	-
	Licenses & Permits					
100-103-51323	CONSTRUCTION PERMITS		1,000,000	-	1,400,000	-
100-103-51324	CODE COMPLIANCE INSP FEE		50,000	-	45,000	-
100-103-51325	OTHER PERMITS		2,000	-	2,000	-
100-103-51327	FILM PERMITS		30,000	-	10,000	-
100-103-51328	STREET & CURB PERMITS		250,000	-	250,000	-
100-103-51329	ALARM PERMITS		200,000	-	150,000	-
100-103-51326	SOLAR APP		300	-	300	-
100-103-51330	RECYCLING PERMITS		1,000	-	1,000	-
100-103-51332	ANIMAL LICENSES		31,000	-	8,000	-
100-103-51333	ANIMAL FEES		5,000	-	5,000	-
100-103-51334	CANNABIS PERMITS		265,419	-	265,000	-
100-103-51336	TOBACCO LICENSING RETAIL FEE		24,000	-	25,000	-
		Sub-Total	1,858,719	-	2,161,300	-
	Fines & Forefeitures					
100-104-51431	VEHICLE CODE FINES		600,000	-	600,000	-
100-104-51432	PARKING CITATIONS		2,600,000	-	2,600,000	-
		Sub-Total	3,200,000	-	3,200,000	-
	Revenue from Use of Money & Property					
100-105-51536	INVESTMENT EARNINGS		1,500,000	-	2,500,000	-
		Sub-Total	1,500,000	-	2,500,000	-
	Intergovernmental - State					
100-106-51631	SB 1186 $4 STATE SURCHARGE		10,000	-	10,000	-
100-106-51639	STATE MANDATED COSTS		38,000	-	38,000	-
100-106-51642	STATE MOTOR VEH IN-LIEU TAX		60,000	-	90,000	-
100-106-51643	IN LIEU PROPERTY TAX (VLF)		14,369,329	-	15,204,000	-
100-106-51644	STATE HOMEOWNERS PROP TAX RLF		30,000	-	30,000	-
100-106-51650	STATE GRANT P.O.S.T.		20,000	-	20,000	-
100-106-51697	STATE GRANT - STC		8,000	-	8,000	-
		Sub-Total	14,535,329	-	15,400,000	-
	Intergovernmental - County					
100-107-51740	PROP A 92/96 MAINT & OP REV		-	-	50,000	-
		Sub-Total	-	-	50,000	-

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION	BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
	Current Service Charges				
100-109-51840	BULLET PROOF VEST GRANT FUNDS	10,000	-	4,000	-
100-109-51908	TRUCKING FEES	90,000	-	90,000	-
100-109-51921	AQUATICS PROGRAM	242,000	-	242,000	-
100-109-51923	FACILITY RENTAL	200,000	-	200,000	-
100-109-51924	FIELD TRIPS	300	-	300	-
100-109-51925	LITTLE LEAGUE	600	-	600	-
100-109-51926	SPECIAL EVENTS	5,000	-	5,000	-
100-109-51928	YOUTH SPORTS	21,000	-	21,000	-
100-109-51929	RECREATION CLASSES	60,000	-	90,000	-
100-109-51931	SPORTS CENTER RENTAL	40,000	-	55,000	-
100-109-51932	MEMORIAL CENTER RENTAL	55,000	-	50,000	-
100-109-51935	RECREATION MISCELLEANOUS	2,000	-	2,000	-
100-109-51940	CODE ENFORCEMENT FEE	30,000	-	150,000	-
100-109-51944	BILLBOARD ADVERTISING FEES	450,000	-	450,000	-
100-109-51949	DOMESTIC VIOLENCE REIMBURSEMEN	1,000	-	1,000	-
100-109-51950	OT REIMBURSEMENT-POL DEPT	200,000	-	100,000	-
100-109-51951	POLICE BOOKING FEES	210,000	-	200,000	-
100-109-51952	FINGERPRINTING	500	-	500	-
100-109-51953	TRUSTEE FEES	2,500	-	2,500	-
100-109-51954	MEDICAL DIRECTOR SERVICES	-	-	50,000	-
100-109-51955	HOST PD REIMBURSEMENT	-	-	60,000	-
100-109-51956	OT REIMB-SPEC EVENTS-SOFI	1,800,000	-	1,800,000	-
100-109-51957	FIX-IT TICKETS	5,000	-	5,000	-
100-109-51958	POLICE REPORTS	5,000	-	5,000	-
100-109-51960	DNA IDENTIFICATION REIMBUR	500	-	500	-
100-109-51964	SUBPOENA FEES	5,000	-	5,000	-
100-109-51966	HOME OCC FILING FEE	10,000	-	10,000	-
100-109-51968	BUSINESS LICENSE APP FEE	60,000	-	60,000	-
100-109-51971	ZONING FEES	60,000	-	40,000	-
100-109-51973	SALE OF MAPS & PUBLICATIONS	600	-	-	-
100-109-51974	PLAN CHECK & SITE INSPEC FEE	400,000	-	650,000	-
100-109-51975	SPECIAL POLICE SERVICES	348,000	-	300,000	-
100-109-51976	SPECIAL INSPECTION-OVERTIME	2,000	-	2,000	-
100-109-51978	FIELD INSPECTION FEES	1,000	-	2,000	-
100-109-51979	RE-INSPECTION FEES	500	-	500	-
100-109-51980	DUI COST RECOVERY FEE	11,000	-	1,500	-
100-109-51984	EV CHARGING	1,000	-	2,500	-
100-109-51990	DUPLICATION/SCANNING FEES	200	-	200	-
100-109-51991	CONVENIENCE FEES	28,000	-	28,000	-
100-109-51997	NOTARY SERVICES	500	-	500	-
100-109-51998	PUBLIC SAFETY INFO SRVC FEES	250,000	-	250,000	-
	Sub-Total	4,608,200	-	4,936,600	-
	Other Revenue				
100-110-52001	SALE OF REAL AND PERSONAL PROP	7,000	-	10,000	-
100-110-52002	CONTRIBUTION FROM REFUSE	300,000	-	300,000	-
100-110-52003	CONTRIBUTION FROM WATER	1,400,000	-	1,400,000	-
100-110-52004	CONTRIBUTION FR PROPERTY 12547	79,331	-	79,331	-
100-110-52009	CONTRIBUTIONS RCC IT SERVICES	200,000	-	200,000	-
100-110-52011	DAMAGE CLAIMS	1,000	-	1,000	-
100-110-52013	MISCELLANEOUS REVENUE	20,000	-	20,000	-
100-110-52017	REIMBURSEMENT RECEIVERSHIPS	75,000	-	75,000	-
100-110-52037	SPECIAL EVENTS REIMBURSEMENT	10,000	-	5,000	-
100-110-52099	OPERATING TRANSFERS IN	-	-	1,223,291	-
	Sub-Total	2,092,331	-	3,313,622	-
	Program Contributions				
100-115-52055	PROP A FOR TRANSIT POLICE	1,000,000	-	2,000,000	-
100-115-52059	COPS FOR AIRSHIP	300,000	-	300,000	-
	Sub-Total	1,300,000	-	2,300,000	-

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION	BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
	TOTAL GENERAL FUND	**112,204,161**	**-**	**113,487,391**	**-**
RESERVE FUNDS					
105-110-52099	OPERATING TRANSFERS IN	-	1,000,000	-	-
106-110-52099	OPERATING TRANSFERS IN	-	1,000,000	-	-
109-110-52099	OPERATING TRANSFERS IN	-	1,000,000	-	-
	TOTAL	**-**	**3,000,000**	**-**	**-**
FEMA					
125-108-51851	FEMA FUNDS-COVID-19 EMRGY	158,468	-	158,468	-
	TOTAL	**158,468**	**-**	**158,468**	**-**
AMERICAN RESCUE PLAN ACT					
180-000-51849	ARPA - RELIEF FUNDS	-	-	4,434,433	-
	TOTAL	**-**	**-**	**4,434,433**	**-**
STREET LIGHTING FUND					
200-102-51222	STREET LIGHTING ASSESMENT	580,000	-	579,000	-
200-105-51536	INVESTMENT EARNINGS	100	-	100	-
200-115-51128	MEASURE R FOR STREET LIGHTING	100,000	-	98,000	-
200-115-51129	PROP C FOR STREET LIGHTING	80,000	-	80,000	-
	TOTAL	**760,100**	**-**	**757,100**	**-**

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION	BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
STATE GAS TAX FUND					
220-105-51536	INVESTMENT EARNINGS	100	-	100	-
220-106-51626	STATE GAS TAX MAINT 2105	546,431	-	560,136	-
220-106-51627	STATE GAS TAX MAINT 2107	754,271	-	771,960	-
220-106-51628	STATE GAS TAX MAINT 2106	312,359	-	318,110	-
220-106-51630	STATE GAS TAX MAINT 2103	781,590	-	800,747	-
220-106-51634	RMRA FUNDS	2,252,562	-	2,308,601	-
	TOTAL	**4,647,313**	**-**	**4,759,654**	**-**
STREET FUND					
225-105-51536	INVESTMENT EARNINGS	5,000	-	5,000	-
225-106-51655	STATE BIKE & PEDESTRIAN SB 821	88,008	-	68,350	-
225-109-51969	STREET SWEEPING CHARGES	196,000	-	195,000	-
225-109-51982	WEED, LOT & SIDEWALK CLEANING	35,000	-	35,000	-
225-110-52007	CONTRIBUTION FROM THIRD PARTY	300,000	-	300,000	-
225-110-52099	OPERATING TRANSFERS IN	-	1,500,000	-	1,100,000
	TOTAL	**624,008**	**1,500,000**	**603,350**	**1,100,000**
HOMELAND SECURITY / OPERATION STONEGARDEN					
232-108-52651	OPSG 2024	-	-	106,000	-
232-108-52652	OPSG 2025	-	-	205,000	-
	TOTAL	**-**	**-**	**311,000**	**-**
SOCIAL SECURITY ADMINISTRATION					
233-108-52700	SOCIAL SECURITY ADMINISTRATION	-	-	764,192	-
	TOTAL	**-**	**-**	**764,192**	**-**
ASSET FORFEITURE - LOCAL SHARE FUND					
230-110-51660	FORFEITURE REVENUE - JUSTICE	1,000,000	-	1,000,000	-
230-110-51661	FORFEITURE REVENUE - TREASURY	20,000	-	20,000	-
230-110-51662	FORFEITURE REVENUE - STATE	20,000	-	20,000	-
	TOTAL	**1,040,000**	**-**	**1,040,000**	**-**
ABC GRANT ASSISTANCE					
238-106-51654	STATE GRANT - PUBLIC SAFETY	54,264	-	-	-
	TOTAL	**54,264**	**-**	**-**	**-**
COPS / SLESF FUND					
239-101-51126	COPS ALLOCATION	230,000	-	230,000	-
239-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
	TOTAL	**232,000**	**-**	**232,000**	**-**
CA OFFICE OF TRAFFIC SAFETY GRANTS					
244-106-51684	SELECTIVE TRAFFIC ENFORC PROGR	264,654	-	264,654	-
244-106-51693	RIDE TO LIVE - OTC GRANT	124,020	-	124,020	-
	TOTAL	**388,674**	**-**	**388,674**	**-**
INSURANCE RESERVE FUND					
250-110-52095	DEPARTMENTAL CHARGES	4,936,306	-	5,358,622	-
	TOTAL	**4,936,306**	**-**	**5,358,622**	**-**

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION	BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
LOCAL LAW ENFORCEMENT BLOCK GRANT FUND					
265-108-51836	2020 EDWAR BYRNE JAG	39,876	-	-	-
265-108-51841	2024 JUSTICE ASSISTANCE GRANT	-	-	43,507	-
	TOTAL	**39,876**	**-**	**43,507**	**-**
UASI GRANT					
272-106-51654	STATE GRANT - PUBLIC SAFETY	123,372	-	-	-
	TOTAL	**123,372**	**-**	**-**	**-**
LOCAL TRANSIT ASSISTANCE - PROP A FUND					
280-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
280-106-51683	STATE LOCAL TRANSIT	2,410,509	-	2,213,381	-
280-109-51972	DIAL A RIDE FARE	800	-	1,100	-
280-109-51992	BUS PASS SALES	1,000	-	500	-
	TOTAL	**2,414,309**	**-**	**2,216,981**	**-**
MTA MEASURE R FUND					
283-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
283-107-51720	SO. BAY MEASURE R FUNDS	1,499,590	-	1,376,956	-
	TOTAL	**1,501,590**	**-**	**1,378,956**	**-**
MTA MEASURE M FUND					
284-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
284-107-51727	MEASURE M FUNDS	1,699,536	-	1,560,550	-
	TOTAL	**1,701,536**	**-**	**1,562,550**	**-**
PROPOSITION C COUNTY SALES TAX FUND					
285-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
285-107-51760	COUNTY PROP C ALLOCATION	1,999,454	-	1,835,942	-
	TOTAL	**2,001,454**	**-**	**1,837,942**	**-**
MEASURE W - SAFE, CLEAN WATER PROGRAM					
289-105-51536	INVESTMENT EARNINGS	300	-	300	-
289-107-51729	MEASRE W-SAFE,CLEAN WATER PROG	800,000	-	804,000	-
	TOTAL	**800,300**	**-**	**804,300**	**-**
AB2766 AIR QUALITY FUNDS					
290-105-51536	INVESTMENT EARNINGS	500	-	500	-
290-106-51993	AB 2766 AIR QUALITY	100,000	-	114,000	-
	TOTAL	**100,500**	**-**	**114,500**	**-**
STREET IMPROVEMENT PROJECT FUND					
291-105-51536	INVESTMENT EARNINGS	2,000	-	2,000	-
291-107-51731	IMPERIAL AVE. SIGNAL IMPROV	500,000	-	400,000	-
291-107-51732	ROSECRANS AVE SIGNAL IMPROV	3,585,000	-	288,000	-
291-107-51733	ELSEGUNDO BLVD IMPROV(PHASE 1)	2,100,000	-	207,000	-
291-107-51734	ELSEGUNDO BLVD IMPROV(PHASE 2)	870,000	-	882,000	-
291-107-51736	120TH STREET IMPROVEMENTS	3,400,000	-	30,000	-
291-107-51738	NE Hawthorne Mobility Improv	2,100,000	-	5,000	-
291-107-51739	MONETA GARDENS IMPROVEMENTS	2,095,000	-	165,000	-
291-107-51743	CRENSHAW BLVD SIGNAL IMPROV	162,000	-	420,000	-

CITY OF HAWTHORNE
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REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION		BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
291-107-51746	HAWTHRNE MOBILITY PROJ PHASE 2		680,000	-	5,000	-
291-107-51747	ROSECRANS AVE. IMPROV. PHASE 2		260,000	-	105,000	-
		TOTAL	**15,754,000**	**-**	**2,509,000**	**-**
CANNABIS RETAIL ACCESS GRANT						
315-106-51699	CANNABIS RETAIL ACCESS GRANT		315,000	-	45,000	-
		TOTAL	**315,000**	**-**	**45,000**	**-**
PHLA ALLOCATION						
324-106-52601	PLHA ALLOCATION		1,048,208	-	-	-
		TOTAL	**1,048,208**	**-**	**-**	**-**
ANNUAL ALLOCATION PARKS JIM THORPE						
325-106-52602	ANN ALLOC PARKS JIM THORPE		231,756	-	-	-
		TOTAL	**231,756**	**-**	**-**	**-**
MEASURE A - ZELA DAVIS						
326-106-52604	COMP. GRANT ZELA DAVIS		670,000	-	670,000	-
		TOTAL	**670,000**	**-**	**670,000**	**-**
RPOSD - JIM THORPE & HOLLY GLENN						
327-106-52603	ANN ALLOC PARKS HOLLY GLENN		830,406	-	-	-
327-106-52602	ANN ALLOC PARKS JIM THORPE		355,888	-	-	-
		TOTAL	**1,186,294**	**-**	**-**	**-**
CLEAN CALIFORNIA - ZELA DAVIS						
328-106-52606	CLEAN CALIF ZELA DAVIS		3,486,940	-	3,486,940	-
		TOTAL	**3,486,940**	**-**	**3,486,940**	**-**
LOS ANGELES - CADA						
329-107-52607	LOS ANGELES CADA		289,985	-	260,000	-
		TOTAL	**289,985**	**-**	**260,000**	**-**
CA PARKS GRANT - COMMUNITY CENTER						
330-106-52609	CA PRK REC COMM CENT		5,000,000	-	5,000,000	-
		TOTAL	**5,000,000**	**-**	**5,000,000**	**-**
HAWTHORNE CABLE USAGE CORPORATION						
375-102-52600	CABLE TV PEG FEES		100,000	-	100,000	-
		TOTAL	**100,000**	**-**	**100,000**	**-**
DEVELOPMENT IMPACT FUND SB 1600 FUND						
410-105-51536	INVESTMENT EARNINGS		5,000	-	5,000	-
410-109-51600	DEVELOPMENT IMPACT FEES		500,000	-	500,000	-
		TOTAL	**505,000**	**-**	**505,000**	**-**
DEBT SERV - 2016 REFUNDING (2004/2005 BONDS)						
441-105-51536	INVESTMENT EARNINGS		300	-	300	-
441-110-52095	DEPARTMENTAL CHARGES		2,510,166	-	2,510,166	-
		TOTAL	**2,510,466**	**-**	**2,510,466**	**-**
DEBT SERV - 2019 PENSION OBLIGATION BOND						
442-110-52095	DEPARTMENTAL CHARGES		6,526,432	-	6,526,432	-
		TOTAL	**6,526,432**	**-**	**6,526,432**	**-**
CIVIC CENTER LEASE REVENUE BOND						
443-110-52099	OPERATING TRANSFERS IN		-	1,500,000	-	1,800,000
		TOTAL	**-**	**1,500,000**	**-**	**1,800,000**
DEBT SERV - 2007 SBRPCA BONDS FUND						
448-105-51536	INVESTMENT EARNINGS		400	-	400	-
448-110-52099	OPERATING TRANSFERS IN		-	240,350	-	240,350

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION		BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
		TOTAL	**400**	**240,350**	**400**	**240,350**
SUCCESSOR AGENCY TO RDA- PROJ AREA II FUND						
461-101-51107	PROPERTY TAX INCREMENTAL		7,136,087	-	7,136,087	-
		TOTAL	**7,136,087**	**-**	**7,136,087**	**-**
20% HOUSING SET ASIDE FUND						
462-105-51536	INVESTMENT EARNINGS		50,000	-	50,000	-
		TOTAL	**50,000**	**-**	**50,000**	**-**
GREVILLEA PROPERTY FUND						
464-105-51536	INVESTMENT EARNINGS		100	-	100	-
464-105-51596	RENT		77,676	-	71,157	-
464-105-51597	MACHINE INCOME		502	-	186	-
		TOTAL	**78,278**	**-**	**71,443**	**-**
GALE AVENUE PROPERTY -11605						
465-105-51536	INVESTMENT EARNINGS		100	-	100	-
465-105-51596	RENT		61,884	-	58,394	-
465-105-51597	MACHINE INCOME		821	-	574	-
		TOTAL	**62,805**	**-**	**59,068**	**-**
GALE AVENUE PROPERTY -11529						
466-105-51536	INVESTMENT EARNINGS		100	-	100	-
466-105-51596	RENT		134,124	-	128,813	-
466-105-51597	MACHINE INCOME		689	-	501	-
		TOTAL	**134,913**	**-**	**129,414**	**-**
GALE AVENUE PROPERTY -11537						
467-105-51536	INVESTMENT EARNINGS		100	-	100	-
467-105-51596	RENT		35,352	-	40,917	-
		TOTAL	**35,452**	**-**	**41,017**	**-**
TRURO AVENUE PROPERTY FUND						
468-105-51596	RENT		51,396	-	53,861	-
		TOTAL	**51,396**	**-**	**53,861**	**-**
DEBT SERVICE-PROJ AREA II-2016 REFUNDING (1998-2004-2006)						
469-105-51536	INVESTMENT EARNINGS		300	-	300	-

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION		BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
469-110-52099	OPERATING TRANSFERS IN		2,700,000	-	2,700,000	-
		TOTAL	**2,700,300**	**-**	**2,700,300**	**-**
CRA CFD NO. 1999-1 DEBT SERVICE FUND						
474-105-51536	INVESTMENT EARNINGS		100	-	100	-
474-110-52099	OPERATING TRANSFERS IN		-	2,863,295	363,295	2,500,000
		TOTAL	**100**	**2,863,295**	**363,395**	**2,500,000**
DEBT SERV - CFD 2004-1 (FUSION) FUND						
477-101-51109	CFD SPECIAL TAX REVENUE		273,685	-	273,685	-
477-105-51536	INVESTMENT EARNINGS		200	-	200	-
		TOTAL	**273,885**	**-**	**273,885**	**-**
DEBT SERV - 360 DEGREES CFD FUND						
478-101-51109	CFD SPECIAL TAX REVENUE		978,949	-	978,949	-
478-105-51536	INVESTMENT EARNINGS		200	-	200	-
		TOTAL	**979,149**	**-**	**979,149**	**-**
COMMUNITY REVITALIZATION						
490-106-52608	COMMUNITY PROJ REVITLIZATION		500,000	-	500,000	-
		TOTAL	**500,000**	**-**	**500,000**	**-**
COMMUNITY REVITALIZATION						
500-110-52099	OPERATING TRANSFERS IN		-	-	5,613,585	-
		TOTAL	**-**	**-**	**5,613,585**	**-**
AIRPORT FUND						
520-105-51598	GROUND LEASE RENT		628,000	-	750,000	-
520-106-52032	MATCHING		10,000	-	-	-
520-108-51888	AIRPORT COVID RESPONSE GRANT		15,000	-	-	-
520-108-51889	AIRPORT RESCUE GRANT		15,000	-	-	-
520-108-51895	AIPORT LIGHTING AND SIGNAGE		408,000	-	-	-
520-108-51898	RUNWAY TAXIWAY TRENCH DRAIN		-	-	1,850,000	-
520-109-52182	FILMING FEES		30,000	-	15,000	-
520-110-52007	CONTRIBUTION FROM THIRD PARTY		200,000	-	200,000	-
520-110-52013	MISCELLANEOUS REVENUE		5,200	-	5,200	-
520-120-52162	AIRPORT LEASE REVENUES		124,000	-	149,000	-
520-120-52163	KEY CARD FEES		5,000	-	7,000	-
520-120-52164	FUEL FLOW FEES		187,000	-	162,000	-
520-120-52165	FUEL FLOW FEES - AVFUEL		15,000	-	-	-
		TOTAL	**1,642,200**	**-**	**3,138,200**	**-**
SEWER & STORM DRAIN FUND						
560-109-51902	SEWER CONNECTION FEES		100,000	-	90,000	-
560-109-51905	SEWER SERVICE CHARGE		1,500,000	-	1,200,000	-
560-109-51906	NPDES PLAN CHECK FEES		100,000	-	150,000	-
560-109-51909	FOG PROGRAM FEES		20,000	-	10,000	-
		TOTAL	**1,720,000**	**-**	**1,450,000**	**-**
STORM WATER FUND						
561-109-51912	NPDES RELATED INSPECTION FEE		20,000	-	20,000	-
		TOTAL	**20,000**	**-**	**20,000**	**-**
EQUIPMENT FUND						
600-110-52001	SALE OF REAL AND PERSONAL PROP		-	-	10,000	-
600-110-52011	DAMAGE CLAIMS		30,000	-	12,000	-
600-110-52095	DEPARTMENTAL CHARGES		3,053,200	-	3,100,000	-
		TOTAL	**3,083,200**	**-**	**3,122,000**	**-**
COMMUNITY DEVELOPMENT BLOCK GRANT FUND						
727-105-51545	PROGRAM INCOME		45,000	-	-	-
727-108-51894	FEDERAL REVENUE CDBG		3,208,131	-	2,181,383	-

CITY OF HAWTHORNE
City of Good Neighbors

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION		BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
		TOTAL	**3,253,131**	**-**	**2,181,383**	**-**
HOME FUNDS						
789-108-51852	FEDERAL HOME FUNDS		5,126,769	-	2,376,567	-
789-108-51853	HOME ARP FUNDS		2,160,891	-	1,842,353	-
		TOTAL	**7,287,660**	**-**	**4,218,920**	**-**
SECTION 8 - ADMINISTRATIVE FUND						
810-105-51535	INTEREST INCOME		-	-	49	-
810-108-51875	FEDERAL SECTION 8 VOUCHER		976,845	-	935,538	-
810-110-52008	FRAUD RECOVERY		8,242	-	6,709	-
810-111-51560	PORT VOUCH ADMINISTRATIVE FEES		178,728	-	119,275	-
		TOTAL	**1,163,815**	**-**	**1,061,571**	**-**
SECTION 8 IN-HOUSE FUND						
815-108-51875	FEDERAL SECTION 8 VOUCHER		8,898,655	-	9,072,344	-
815-110-52008	FRAUD RECOVERY		8,242	-	6,709	-
		TOTAL	**8,906,897**	**-**	**9,079,053**	**-**
SECTION 8 - PORTABLES FUND						
820-111-51542	OTHER HAP AGENCIES-VOUCHER		2,134,379	-	1,595,624	-
		TOTAL	**2,134,379**	**-**	**1,595,624**	**-**
EMERGENCY VOUCHER ASSISTANCE						
830-108-51561	EHV - ADMINISTRATIVE FEES		110,992	-	82,184	-
830-108-51565	EHV - PLACEMENT/ISSUANCE FEES		2,700	-	32,300	-
835-108-51564	EHV - HOUSING PAYMENTS		983,493	-	654,852	-
840-111-51542	OTHER HAP AGENCIES-VOUCHER		186,660	-	283,368	-
		TOTAL	**1,283,845**	**-**	**1,052,704**	**-**
BRIC GRANT						
850-106-51687	BRIC GRANT		200,000	-	-	-
		TOTAL	**200,000**	**-**	**-**	**-**
EFFICIENT ENERGY CONSERVATION BLOCK GRANT						
851-106-51688	EECB GRANT		140,000	-	140,000	-
		TOTAL	**140,000**	**-**	**140,000**	**-**
CALIFORNIA USED OIL RECYCLING GRANT FUND						
855-105-51536	INVESTMENT EARNINGS		100	-	100	-
855-106-51686	USED OIL RECYCLING GRANT		20,000	-	20,000	-
		TOTAL	**20,100**	**-**	**20,100**	**-**

REVENUE DETAIL
FY2025-2026
PROPOSED BUDGET

ACCOUNT	DESCRIPTION	BUDGET FY24-25	OPERATING TRANSFER IN	BUDGET FY25-26	OPERATING TRANSFER IN
CALIFORNIA RECYCLING BEVERAGE GRANT FUND					
856-105-51536	INVESTMENT EARNINGS	100	-	100	-
856-106-51692	CAL RECYC-BEV CONT RECYC CITY	20,000	-	20,000	-
856-106-51694	HOUSEHOLD HAZARDOUS WST GRANT	30,000	-	-	-
	TOTAL	**50,100**	**-**	**20,100**	**-**
HOUSEHOLD HAZARDOUS WASTE					
857-106-51696	HOUSEHOLD HAZ WST HD35	40,000	-	40,000	-
	TOTAL	**40,000**	**-**	**40,000**	**-**
SB1383 LOCAL ASSISTANCE GRANT					
858-106-51695	SB1383 LOCAL ASST GRANT	229,999	-	120,000	-
	TOTAL	**229,999**	**-**	**120,000**	**-**
	GRAND TOTAL - ALL FUNDS	**214,530,403**	**9,103,645**	**207,097,717**	**5,640,350**

CITY OF HAWTHORNE
City of Good Neighbors

RECOMMENDED EXPENDITURES SUMMARY
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	DEPARTMENT APPROPRATIONS	OPERATING TRANSFERS OUT	APPROPRIATIONS SUB TOTAL	COST ALLOCATION	DEPARTMENT TOTAL
100	**GENERAL FUND**					
	MAYOR & CITY COUNCIL	$421,750	$0	$421,750	($10,008)	$411,742
	NON-DEPARTMENTAL	$24,516,986	$4,540,350	$29,057,336	$284,196	$29,341,532
	MEASURE HH	$4,574,972	$0	$4,574,972	$0	$4,574,972
	CITY CLERK	$459,031	$0	$459,031	($128,964)	$330,067
	CITY MANAGER	$1,410,679	$0	$1,410,679	($215,796)	$1,194,883
	CITY TREASURER	$89,764	$0	$89,764	($564)	$89,200
	CITY ATTORNEY	$2,182,978	$0	$2,182,978	($589,000)	$1,593,978
	FINANCE	$2,195,828	$0	$2,195,828	($758,810)	$1,437,018
	BUSINESS LICENSE	$1,460,666	$0	$1,460,666	($232,704)	$1,227,962
	HUMAN RESOURCES	$1,290,915	$0	$1,290,915	($102,360)	$1,188,555
	POLICE	$50,283,213	$0	$50,283,213	$1,097,374	$51,380,587
	INFORMATION SERVICES	$4,970,145	$0	$4,970,145	$0	$4,970,145
	PUBLIC WORKS	$4,010,554	$0	$4,010,554	($86,724)	$3,923,830
	PLANNING	$2,844,815	$0	$2,844,815	$82,608	$2,927,423
	BUILDING & SAFETY	$1,899,111	$0	$1,899,111	$56,220	$1,955,331
	COMMUNITY SERVICES	$6,516,456	$0	$6,516,456	$69,900	$6,586,356
	TOTAL - GENERAL FUND	$109,127,863	$4,540,350	$113,668,213	($534,632)	$113,133,581
	NON GENERAL FUNDS					
125	FEMA	$158,468	$0	$158,468	$0	$158,468
180	AMERICAN RESCUE PLAN ACT	$4,434,433	$0	$4,434,433	$0	$4,434,433
200	STREET LIGHTING	$864,870	$0	$864,870	$10,620	$875,490
220	STATE GAS TAX	$3,548,399	$1,100,000	$4,648,399	$15,588	$4,663,987
225	STREET FUND	$3,196,173	$0	$3,196,173	$35,352	$3,231,525
230	ASSET FORFEITURE	$2,410,376	$0	$2,410,376	$24,588	$2,434,964
232	HOMELAND SEC/OPER. STONEGARDEN	$205,000	$0	$205,000	$0	$205,000
233	SOCIAL SECURITY ADMINISTRATION	$764,192	$0	$764,192	$0	$764,192
239	COPS / SLESF	$300,000	$0	$300,000	$0	$300,000
244	CA OFF TRAFF SFTY GRANT FUND	$388,674	$0	$388,674	$0	$388,674
250	INSURANCE RESERVE	$14,005,402	$0	$14,005,402	$39,600	$14,045,002
265	LOCAL LAW ENFORCE BLOCK GRANT	$43,507	$0	$43,507	$0	$43,507
280	LOCAL TRANSIT ASST - PROP A	$5,732,029	$0	$5,732,029	$6,060	$5,738,089
283	MTA MEASURE R	$1,508,866	$0	$1,508,866	$7,008	$1,515,874
284	MTA MEASURE M	$1,556,400	$0	$1,556,400	$7,008	$1,563,408
285	PROPOSITION C COUNTY SALES TAX	$1,953,791	$0	$1,953,791	$8,160	$1,961,951
289	MEASR W-SAFE, CLEAN WATER PRG	$1,248,287	$0	$1,248,287	$0	$1,248,287
290	AB2766 AIR QUALITY FUNDS	$120,500	$0	$120,500	$840	$121,340
291	STREET IMPROVEMENTS	$2,507,000	$0	$2,507,000	$0	$2,507,000
315	CANNABIS RETAIL ACCESS GRANT	$13,000	$0	$13,000	$0	$13,000
324	PERMANENT LOCAL HOUSING ALLOC	$554,515	$0	$554,515	$0	$554,515
326	MEASURE A - ZELA DAVIS	$670,000	$0	$670,000	$0	$670,000
328	CLEAN CALIF GRANT (ZELA DAVIS)	$172,119	$0	$172,119	$0	$172,119
329	CLEAN CALIFORNIA (ZELLA DAVIS)	$260,000	$0	$260,000	$0	$260,000
330	CA PARKS GRANT - COMM. CENTER	$1,759,647	$0	$1,759,647	$0	$1,759,647
375	CATV PEG FUND (DIVCA)	$100,000	$0	$100,000	$0	$100,000
410	DEV IMPACT FUND AB 1600	$50,000	$0	$50,000	$804	$50,804
441	2016 REF-04 POL FAC & 05 POB	$3,000,000	$0	$3,000,000	$948	$3,000,948
442	2019 PENSION OBLIGATION BONDS	$6,678,167	$0	$6,678,167	$0	$6,678,167
443	CIVIC CENTER REVENUE LEASE BOND	$1,800,000	$0	$1,800,000	$0	$1,800,000
448	DBT SRV-SBRPCA 07 SER B BONDS	$240,546	$0	$240,546	$204	$240,750
461	RECOG OBLIG RET FUND-AREA II	$4,162,310	$0	$4,162,310	$19,620	$4,181,930
462	RECOG OBLIG RET FUND-20% SET A	$900,000	$0	$900,000	$0	$900,000
464	GREVILLEA PROPERTY FUND	$167,568	$0	$167,568	$6,480	$174,048
465	GALE AVE PROPERTY FUND - 11605	$86,808	$0	$86,808	$3,240	$90,048
466	GALE AVE PROPERTY FUND - 11529	$115,851	$0	$115,851	$6,480	$122,331
467	GALE AVE PROPERTY FUND - 11537	$72,419	$0	$72,419	$3,240	$75,659
468	TRURO AVE PROPERTY FUND	$54,678	$0	$54,678	$6,480	$61,158
469	DBT SVC-16 TAB RFNDNG-98-04-06	$1,750,350	$0	$1,750,350	$804	$1,751,154
474	DEBT SERV - CFD 99-1 (GATEWAY)	$60,000	$0	$60,000	$420	$60,420
477	DBT SERVCE - CFD 04-1 (FUSION)	$294,720	$0	$294,720	$252	$294,972
478	DBT SRV - CFD 06-1 (360 DEGR)	$1,008,500	$0	$1,008,500	$204	$1,008,704
500	CAPITAL IMPROVEMENT FUND	$5,613,585	$0	$5,613,585	$0	$5,613,585
520	AIRPORT	$3,356,866	$0	$3,356,866	$31,304	$3,388,170
560	SEWER FUND	$2,137,787	$0	$2,137,787	$57,600	$2,195,387
600	EQUIPMENT	$4,981,673	$0	$4,981,673	$47,124	$5,028,797
605	ITS HARDWARE REPLACEMENT FUND	$500,000	$0	$500,000	$0	$500,000
727	COMMY DEV BLOCK GRANT FUND	$1,948,099	$0	$1,948,099	$0	$1,948,099
789	HOME FUNDS	$4,047,281	$0	$4,047,281	$28,524	$4,075,805
810	SECTION 8 ADMINISTRATIVE	$853,291	$0	$853,291	$164,544	$1,017,835

CITY OF HAWTHORNE
City of Good Neighbors

RECOMMENDED EXPENDITURES SUMMARY
FY2025-2026
PROPOSED BUDGET

FUND	DESCRIPTION	DEPARTMENT APPROPRATIONS	OPERATING TRANSFERS OUT	APPROPRIATIONS SUB TOTAL	COST ALLOCATION	DEPARTMENT TOTAL
815	SECTION 8 - IN HOUSE	$9,269,058	$0	$9,269,058	$0	$9,269,058
820	SECTION 8 - PORTABLES	$1,592,151	$0	$1,592,151	$0	$1,592,151
830	EHV - ADMINISTRATIVE	$484,611	$0	$484,611	$0	$484,611
835	EHV - ASSISTANCE PAYMENTS	$721,228	$0	$721,228	$0	$721,228
840	EHV - PORTABILITY	$354,747	$0	$354,747	$0	$354,747
850	BRIC GRANT	$22,000	$0	$22,000	$0	$22,000
855	CALIF USED OIL RECYCLING GRANT	$15,330	$0	$15,330	$768	$16,098
856	CAL REC-BEV CONTAINER RECYCLING	$13,278	$0	$13,278	$768	$14,046
858	SB1383 LOCAL ASSISTANCE PROG.	$200,000	$0	$200,000	$0	$200,000
	TOTAL - NON GENERAL FUNDS	$105,028,549	$1,100,000	$106,128,549	$534,632	$106,663,181
	TOTAL - ALL FUNDS	$214,156,412	$5,640,350	$219,796,762	$0	$219,796,762

CITY OF HAWTHORNE
City of Good Neighbors

FISCAL YEAR 2025/2026

PROPOSED ANNUAL BUDGET

https://www.cityofhawthorne.org/departments/finance/city-budget

GENERAL FUND REQUIRED CASH BALANCE FOR FY2025-2026

HAWTHORNE
City of Good Neighbors

AVERAGE 3 MONTHS OF OPERATING EXPENDITURES
Required Balance if $28,283,395

FISCAL YEAR END 2023-2024
Cash Balance was $100,285,574

MID YEAR FISCAL YEAR END 2024-2025
Cash balance was $86,693,489

BMO



BMO Bank N.A.
P.O. Box 755
Chicago, IL 60690
Toll Free: 1-877-895-3278

ACCOUNT NUMBER: [redacted]

STATEMENT PERIOD
04/01/25 TO 04/30/25

PAGE: 1 OF 7

CITY OF HAWTHORNE
GENERAL ACCOUNT/MASTER ACCOUNT
4455 W 126TH ST
HAWTHORNE CA 90250-4421

ITEMS ENCLOSED 0

INVESCO/AIM TREASURY CORP CL ACCOUNT NUMBER [redacted]

ACCOUNT SUMMARY

YOUR PREVIOUS BALANCE WAS	14,998,882.12
YOUR TRANSACTIONS THIS PERIOD INCLUDED:	
146 DEPOSITS	22,489,351.80
103 WITHDRAWALS	22,297,244.53
INTEREST PAID WAS	.00
YOUR ENDING BALANCE WAS	14,843,786.74
YTD INTEREST PAID IS	.00
YTD INTEREST WITHHELD IS	.00

AVERAGE COLLECTED BALANCE USED FOR ACCRUING INTEREST WAS 15,255,919.02

LOCAL AGENCY INVESTMENT FUND (LAIF)

HAWTHORNE
City of Good Neighbors

California State Treasurer
Fiona Ma, CPA



Local Agency Investment Fund
P.O. Box 942809
Sacramento, CA 94209-0001
(916) 653-3001

May 27, 2025

LAIF Home
PMIA Average Monthly Yields

CITY OF HAWTHORNE

CITY TREASURER
4455 W. 126TH STREET
HAWTHORNE, CA 90250

Tran Type Definitions

Account Number: [redacted]

April 2025 Statement

Effective Date	Transaction Date	Tran Type	Confirm Number	Web Confirm Number	Authorized Caller	Amount
4/15/2025	4/14/2025	QRD[redacted]		N/A	[redacted]	828,079.72
4/16/2025	4/16/2025	RW [redacted]		N/A	[redacted]	-828,079.72

Account Summary

Total Deposit:	828,079.72	Beginning Balance:	75,000,000.00
Total Withdrawal:	-828,079.72	Ending Balance:	75,000,000.00

MULTI BANK SECURITIES

HAWTHORNE
City of Good Neighbors

MBS MULTI-BANK SECURITIES, INC.®

1000 Town Center, Suite 2300
Southfield, MI 48075
(800) 967-9645

Member of FINRA & SIPC; MSRB Registered.

Brokerage
Account Statement

* 0165676 02 AV 0.545 02 TR 00793 X107PD18 000000

Scan for
Online Access

April 1, 2025 - April 30, 2025
Account Numbe[redacted]

CITY OF HAWTHORNE
4455 W 126TH ST
HAWTHORNE CA 90250-4417

Your Account Executive:
PETER YANEZ

Portfolio at a Glance

	This Period
BEGINNING ACCOUNT VALUE	**$25,280,894.64**
Withdrawals (Cash & Securities)	-117,117.20
Dividends, Interest and Other Income	15,454.05
Net Change in Portfolio[1]	116,275.49
ENDING ACCOUNT VALUE	$25,295,506.98
Estimated Annual Income	$905,635.85

[1] *Net Change in Portfolio is the difference between the ending account value and beginning account value after activity.*

COMMERCIAL MONEY MARKET

HAWTHORNE
City of Good Neighbors

BMO

BMO Bank N.A.
P.O. Box 755
Chicago, IL 60690
Toll Free: 1-877-895-3278

ACCOUNT NUMBER: [redacted]

STATEMENT PERIOD
04/01/25 TO 04/30/25

PAGE: 1 OF 2

CITY OF HAWTHORNE
ATTN - DIRECTOR OF FINANCE
CASH MANAGEMENT
4455 W 126TH ST
HAWTHORNE CA 90250-4421

ITEMS ENCLOSED 0

CORPORATE MMDA - PUBLIC FUNDS ACCOUNT NUMBER [redacted]

ACCOUNT SUMMARY

YOUR PREVIOUS BALANCE WAS	37,332,476.58
YOUR TRANSACTIONS THIS PERIOD INCLUDED:	
1 DEPOSITS	3,000,000.00
1 WITHDRAWALS	13.00
INTEREST PAID WAS	94,978.89
YOUR ENDING BALANCE WAS	40,427,442.47
YTD INTEREST PAID IS	386,148.71
YTD INTEREST WITHHELD IS	.00

AVERAGE COLLECTED BALANCE USED FOR ACCRUING
INTEREST WAS 38,235,638.64
(MINIMUM DAILY BALANCE NECESSARY TO ACCRUE
INTEREST IS .00)

CASH BALANCE AS OF APRIL 30, 2025

HAWTHORNE
City of Good Neighbors

	GENERAL FUND CASH	RESTRICTED
BMO – General Account @ April 30, 2025	$12,170,487	$2,673,300
LAIF @ April 30, 2025	$47,973,541	$27,026,459
Multi Bank Securities Inc. @ April 30, 2025	$25,295,507	-
BMO Money Market Account @ April 30, 2025	$25,859,301	$14,568,142
Current General Fund Cash Balance @ April 30, 2025	$111,298,836	$44,267,901
Anticipated (Gen. Fund) Rev @6/30/25	$17,785,587	-
Anticipated (Gen. Fund) Exp @6/30/25	$30,329,722	-
Anticipated (Gen. Fund) Cash Balance @6/30/25	$98,754,701	-

CITY COUNCIL

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$416,284	$411,742
Total Budgeted	$416,284	$411,742
Personnel Costs	$344,660	$329,363
Operating Expense	$71,624	$82,379
Total Budget	$416,284	$411,742
Personnel		
Part Time	5	5
Total Personnel	5	5

NON DEPARTMENTAL

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$21,989,858	$19,341,532
Total Budgeted	$21,989,858	$19,341,532
Personnel Costs	$1,217,400	$811,600
L.A. County Fire	$6,000,00	$6,000,000
Debt Svc. & Sales Tax Rebates	$7,603,645	$4,540,350
Retiree Health	$3,300,000	$3,300,000
Operating Expense	$2,868,813	$3,689,582
Liability Allocation	$1,000,000	$1,000,000
Total	$21,989,858	$19,341,532

MEASURE HH

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$14,837,990	$14,574,972
Total Budgeted	$14,837,990	$14,574,972
L.A. County Fire	$10,000,000	$10,000,000
SB Regional Public Comm.	$3,300,000	$3,300,000
Police – Gang Unit	$999,229	$1,053,064
Police – School Resource Officer	$538,761	$221,908
Total	$14,837,990	$14,574,972

CITY CLERK

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$512,074	$330,067
Total Budgeted	$512,074	$330,067
Personnel Costs	$357,382	$395,072
Operating Expense	$154,692	$-65,005
Total Budget	$512,074	$330,067
Personnel		
Full Time	3	3
Part Time	1	1
Total Personnel	4	4

CITY MANAGER

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$1,136,364	$1,194,883
Total Budgeted	$1,136,364	$1,194,883
Personnel Costs	$935,497	$1,008,203
Operating Expense	$200,867	$186,680
Total Budget	$1,136,364	$1,194,883
Personnel		
Full Time	4	4
Part Time	2	3
Total Personnel	6	7

CITY TREASURER

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$70,840	$89,200
Total Budgeted	$70,840	$89,200
Personnel Costs	$52,742	$54,934
Operating Expense	$18,098	$34,266
Total Budget	$70,840	$89,200
Personnel		
Full Time		
Part Time	1	1
Total Personnel	1	1

CITY ATTORNEY

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
Personnel Costs	$1,513,859	$1,466,463
Operating Expense	$34,298	$127,515
Total General Fund	$1,548,157	$1,593,978
Insurance Reserve	$14,457,668	$14,045,002
Total General Fund	$16,005,825	$15,638,980
Personnel		
Full Time	9	8
Part Time	5	5
Total Personnel	14	13

FINANCE

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$1,334,185	$1,437,018
Total Budgeted	$1,334,185	$1,437,018
Personnel Costs	$1,543,219	$1,641,669
Operating Expense	$-209,034	$-204,651
Total Budget	$1,334,185	$1,437,018
Personnel		
Full Time	8	8
Part Time	1	1
Total Personnel	9	9

BUSINESS LICENSE

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$1,154,874	$1,227,962
Total Budgeted	$1,154,874	$1,227,962
Personnel Costs	$1,266,464	$1,343,432
Operating Expense	$-111,590	$-115,470
Total Budget	$1,154,874	$1,227,962
Personnel		
Full Time	8	8
Part Time	1	1
Total Personnel	9	9

HUMAN RESOURCES

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$1,143,799	$1,188,555
Total Budgeted	$1,143,799	$1,188,555
Personnel Costs	$835,479	$972,489
Operating Expense	$308,320	$216,066
Total Budget	$1,143,799	$1,188,555
Personnel		
Full Time	4	5
Part Time	3	3
Total Personnel	7	8

POLICE DEPARTMENT

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund - Police	$46,532,699	$51,380,587
General Fund – Infor. Services	$4,264,619	$4,970,145
Proposition A	$1,000,000	$1,000,000
Asset Forfeiture	$2,210,285	$2,434,964
Local Law Enforcement (JAG)	$39,876	$0
COPS Allocation	$300,000	$300,000
OTS Grant	$388,674	$388,674
ABC Grant Assistance	$54,264	$0
UASI Grant	$123,753	$0
Social Security Admin. Grant	$0	$764,192
Total Budgeted	$54,914,170	$61,238,562

POLICE DEPARTMENT
(continued)

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
Personnel Costs	$42,613,626	$47,461,746
Operating Expense	$12,300,544	$13,776,816
Total Budget	$54,914,170	$61,238,562
Personnel		
Full Time – Sworn	95	95
Full Time – Misc	64	61
Part Time	13	16
Total Personnel	172	172

PUBLIC WORKS

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$4,084,568	$3,923,830
Street Lighting	$877,686	$875,490
State Gas Tax	$4,704,553	$4,663,987
Street Fund	$2,772,955	$3,231,525
MTA Measure R	$1,486,333	$1,515,874
MTA Measure M	$1,700,677	$1,563,408
Proposition A	$4,782,352	$5,738,089
Proposition C	$2,435,120	$1,961,951
AB 2766	$113,840	$121,340
Street Improvements (El Segundo, Rosecrans, Imperial, Prairie)	$15,674,000	$2,507,000
Measure W (Safe, Clean Water Program)	$1,122,894	$1,248,287

PUBLIC WORKS
(continued)

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
Airport	$1,854,244	$3,388,170
Sewer Fund	$2,218,870	$2,195,387
Equipment Fund	$3,765,424	$5,028,797
Calif. Used Oil Recycling	$24,983	$16,098
Cal Rec. Beverage Container	$14,558	$14,046
Household Hazardous Waste	$34,000	$0
BRIC Grant	$152,000	$22,000
SB1383 Local Assistance Grant	$170,000	$200,000
Total Budget	$47,989,057	$38,215,279

PUBLIC WORKS
(continued)

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
Personnel Costs	10,900,181	$11,008,197
Operating Expense	37,088,876	$27,207,082
Total Budget	47,989,057	$38,215,279
Personnel		
Full Time	60	61
Part Time	4	7
Total Personnel	64	68

PLANNING

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$2,993,948	$2,927,423
Planning Grants (LEAP, Cannabis Retail)	$3,438,126	$649,624
Total Budget	$6,432,074	$3,577,047
Personnel Costs	$2,003,530	$2,001,288
Planning Grants	$3,438,126	$636,624
Operating Expense	$990,418	$939,135
Total Budget	$6,432,074	$3,577,047
Personnel		
Full Time	11	11
Part Time	0	0
Total Personnel	11	11

BUILDING SAFETY

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2026	PROPOSED FY 2025/2026
General Fund	$1,516,004	$1,955,331
Total Budgeted	$1,516,004	$1,955,331
Personnel Costs	$1,032,097	$1,380,713
Operating Expense	$483,907	$574,618
Total Budget	$1,516,004	$1,955,331
Personnel		
Full Time	8	9
Part Time	1	1
Total Personnel	9	10

COMMUNITY SERVICES

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
General Fund	$6,413,600	$6,586,356
Park Grants	$9,827,426	$4,777,232
Total Budget	$16,312,703	$11,363,588
Personnel Costs	$3,898,871	$3,810,961
Operating Expense	$2,586,406	$2,775,395
Park Grants	$9,827,426	$4,777,232
Total Budget	$16,312,703	$11,363,588
Personnel		
Full Time	17	17
Part Time	17	17
Seasonal	15-50	15-50
Total Personnel	34	34

COMMUNITY DEVELOPMENT

HAWTHORNE
City of Good Neighbors

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
CDBG	$3,001,672	$1,948,099
Home Funds	$7,294,856	$4,075,805
Total Budget	$10,296,528	$6,023,904
Personnel Costs	$352,173	$184,548
Personnel Costs – Cares Act	$181,157	$0
Operating Expense	$9,763,198	$5,839,356
Total Budget	$10,296,528	$6,023,904
Personnel		
Full Time	2.7	.5
Total Personnel	2.7	.5

HOUSING

	ADOPTED FY 2024/2025	PROPOSED FY 2025/2026
Federal Funds	$13,651,674	$13,439,630
Grevillea Property	$68,140	$174,048
Gale Properties – (11605, 11529, 11537)	$152,948	$288,038
Truro Avenue Property	$21,708	$61,158
Total Budget	$13,894,470	$13,962,874
Personnel Costs	$945,977	$1,002,960
Operating Expense	$12,948,493	$12,959,914
Total Budget	$13,894,470	$13,962,874
Personnel		
Full Time	8.3	8
Part Time	1	3.5
Total Personnel	9.3	11.5

GENERAL FUND EXPENDITURES BY DEPARTMENT
PROPOSED FY2025/2026
$113,133,581

HAWTHORNE
City of Good Neighbors

DEPARTMENT	ADOPTED FY 2024/2025	ADOPTED FY 2025/2026
City Council & City Treasurer	$487,124	$500,942
Non-Departmental	$15,989,858	$13,341,532
Measure HH	$4,837,990	$4,574,972
Fire Services	$16,000,000	$16,000,000
City Manager	$1,136,364	$1,194,883
City Clerk	$512,074	$330,067
City Attorney	$1,548,157	$1,593,978
Finance	$1,334,185	$1,437,018
Business License	$1,154,874	$1,227,962
Human Resources	$1,143,799	$1,188,555

GENERAL FUND EXPENDITURES BY DEPARTMENT
PROPOSED FY2025/2026
$113,133,581 (continued)

HAWTHORNE
City of Good Neighbors

DEPARTMENT	ADOPTED FY 2024/2025	ADOPTED FY 2025/2026
Police Department	$46,532,699	$51,380,587
Information Technology Services	$4,264,619	$4,970,145
Public Works	$4,084,568	$3,923,830
Planning	$2,993,948	$2,927,423
Building Safety	$1,516,004	$1,955,331
Community Services & Media	$6,413,600	$6,586,356
GENERAL FUND TOTAL	$109,949,863	$113,133,581
Grants & Restricted Funds	$137,791,791	$106,663,181
GRAND TOTAL	$247,741,654	$219,796,762

MAJOR GRANT & RESTRICTED FUND INCREASES PROPOSED FY2025/2026

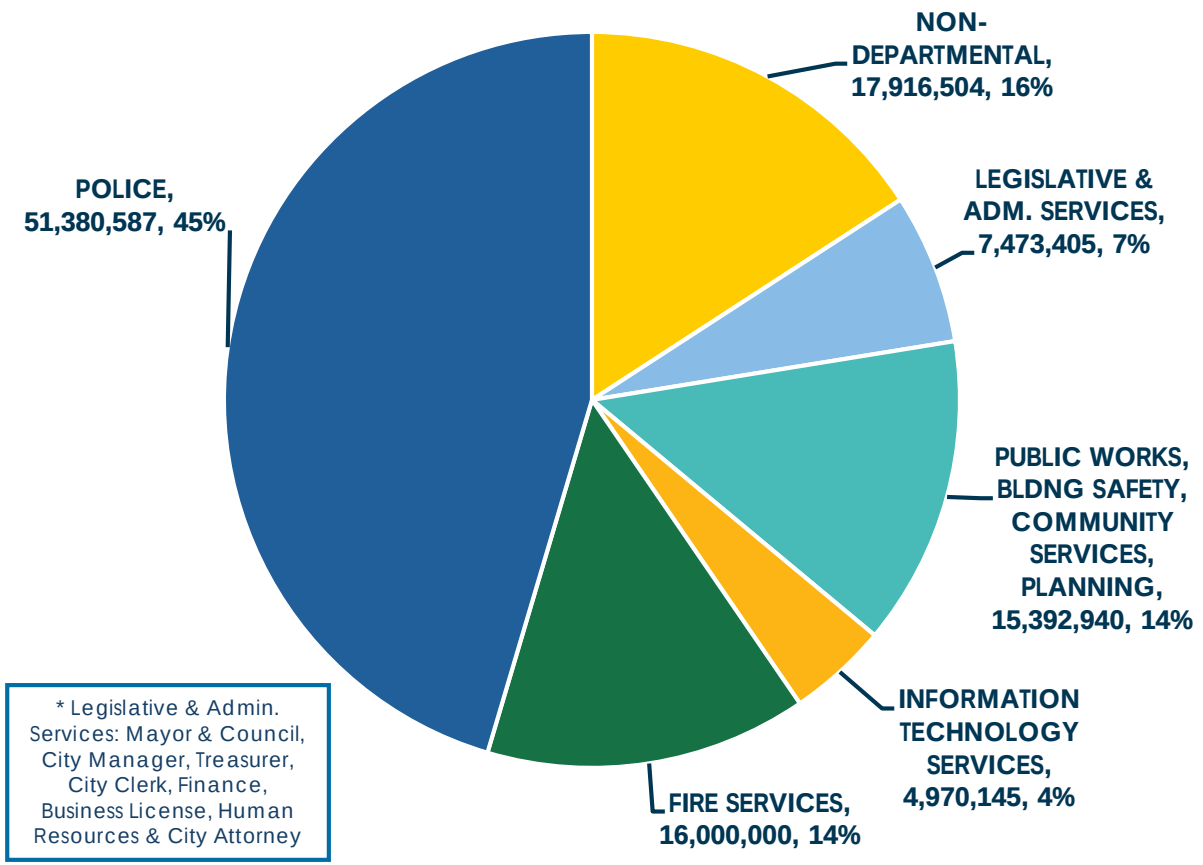
HAWTHORNE
City of Good Neighbors

FUND CATEGORY	PROPOSED FY2025/2026 INCREASES
Public Works – Street Projects Fund	$458k
Public Works – Prop A	$105k
Capital Improvement Fund	$1.4 Million
Police Grants	$1.1 Million
Housing Authority	$379k

GENERAL FUND
PROPOSED FY2025/2026
$113,133,581

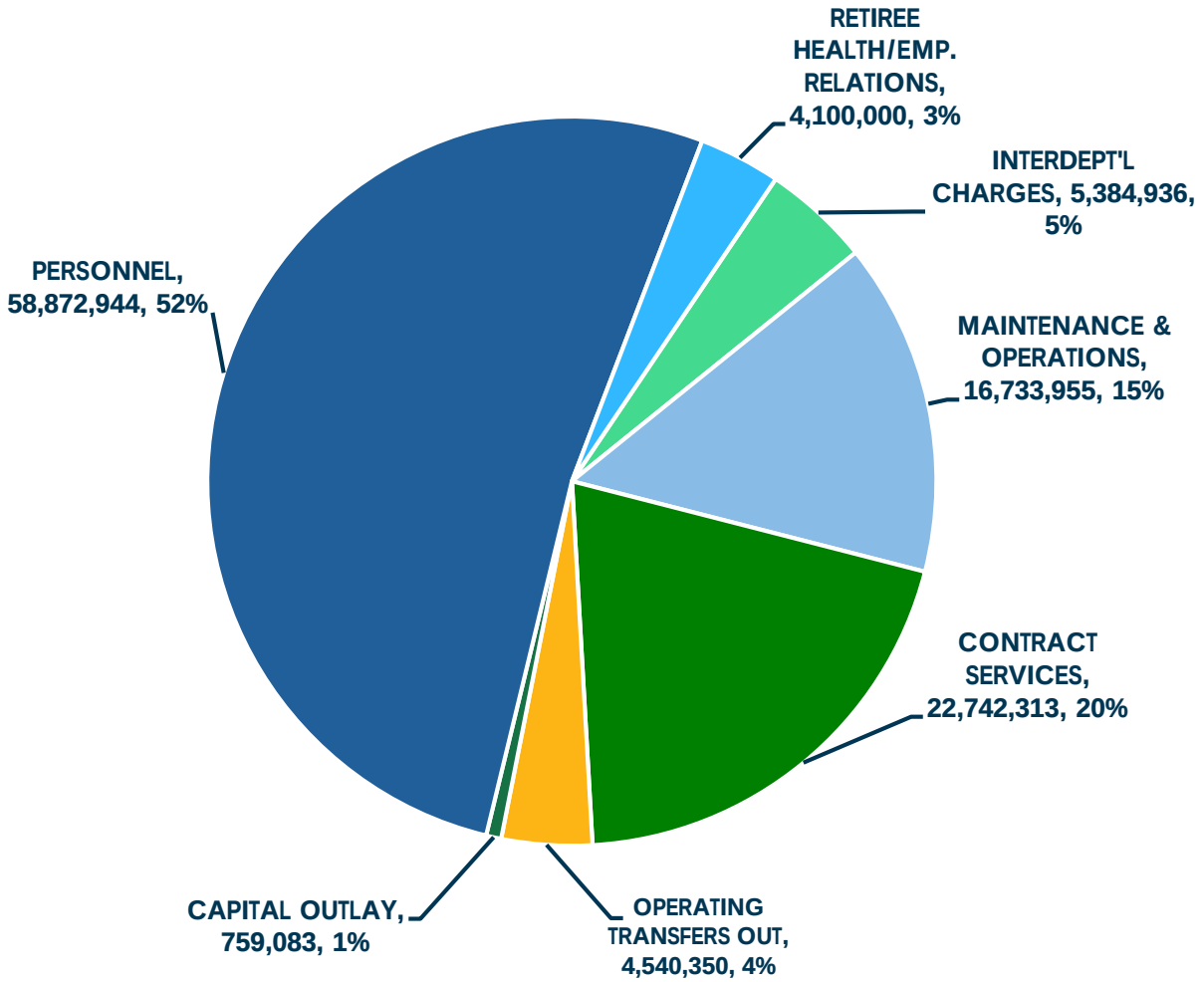
HAWTHORNE
City of Good Neighbors

BY DEPARTMENT



* Legislative & Admin. Services: Mayor & Council, City Manager, Treasurer, City Clerk, Finance, Business License, Human Resources & City Attorney

BY CATEGORY



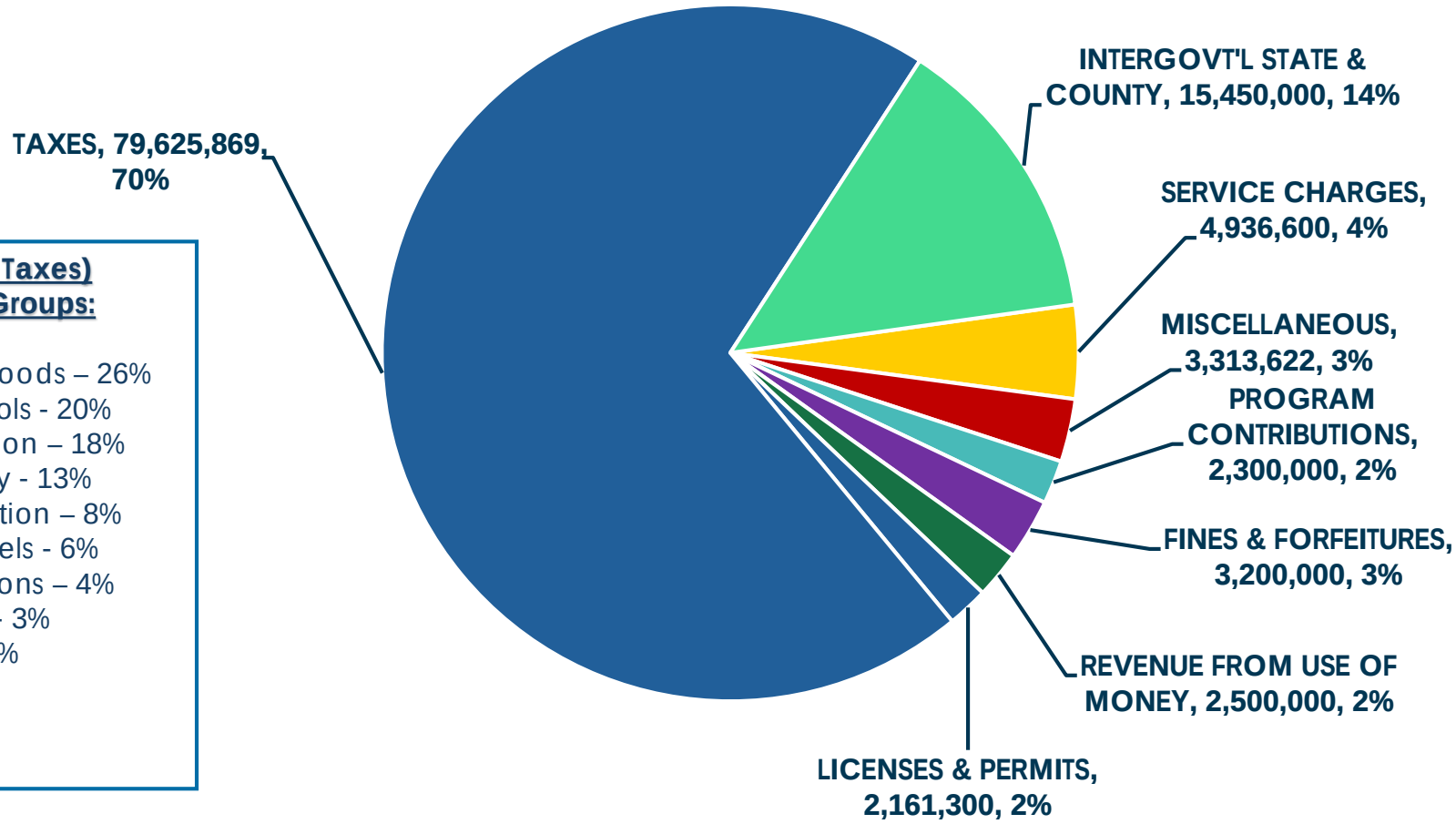
GENERAL FUND REVENUE
PROPOSED FY2025/2026
$113,487,391

HAWTHORNE
City of Good Neighbors

Revenue Sources	ADOPTED FY 2024/2025	ADOPTED FY 2025/2026
Taxes	$83,109,582	$79,625,869
Licenses & Permits	$1,858,719	$2,161,300
Fines & Forfeitures	$3,200,000	$3,200,000
Revenue from Use of Money	$1,500,000	$2,500,000
Intergovernmental–St. & County (VLF, St. Man.)	$14,535,329	$15,450,000
Service Charges	$4,608,200	$4,936,600
Other (Contrib. Water, Refuse, RCC IT Svcs)	$2,092,331	$3,313,622
Program Contr. (Prop A,COPS Airship)	$1,300,000	$2,300,000
SUB-TOTAL	$112,204,161	$113,487,391
Grants and Restricted Funds	$111,429,887	$99,250,676
RESTRICTED BUDGET FUND BAL.	$24,107,606	$7,058,695
TOTAL	$247,741,654	$219,796,762

GENERAL FUND REVENUE
PROPOSED FY2025/2026
$113,487,391

HAWTHORNE
City of Good Neighbors



Sales Tax (47% of Taxes) - Major Industry Groups:

General Consumer Goods – 26%
State & County Pools - 20%
Autos & Transportation – 18%
Business & Industry - 13%
Building & Construction – 8%
Restaurants & Hotels - 6%
Fuel & Service Stations – 4%
Food & Drugs - 3%
All Other – 2%

**Based on 2024 Q4*

AGENDA ITEM NO. 8.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:

RESOLUTION NO. 8540

AUTHORIZING THE CITY MANAGER TO EXECUTE AN EXCLUSIVE NEGOTIATING AGREEMENT (ENA) AND INITIATE FUNDING COMMITMENT LETTER WITH ABODE COMMUNITIES FOR AN AFFORDABLE HOUSING DEVELOPMENT ON THE PARCEL IMMEDIATELY SOUTH OF 14115 CORDARY AVENUE.

RECOMMENDED MOTION:

Staff recommends that the City Council Adopt Resolution No. 8540 and authorize the City manager to execute an Exclusive Negotiating Agreement and Initial Funding Commitment with Abode Communities for an affordable housing development on the Housing Successor Agency to the Hawthorne Community Redevelopment Agency-owned site located immediately south of 14115 Cordary Avenue.

DISCUSSION:

EXECUTIVE SUMMARY:

As part of the City's ongoing efforts to promote the development of affordable housing on City-owned land, the City of Hawthorne issued a Notice of Funding Availability and Request for Affordable Housing Development Proposals ("NOFA/RFP") on August 1, 2024. This NOFA/RFP aimed to create affordable housing throughout the City, including on the Housing Successor Agency to the Hawthorne Community Redevelopment Agency-owned site located immediately south of 14115 Cordary Avenue, Assessor Parcel Number 4051-030-902 ("Project Site") and any other site identified by a developer, resulted in the City receiving 16 proposals. A selection committee composed of representatives from several City departments, as well as an affordable housing consultant ("Selection Committee"), reviewed 16 proposals for the Project Site from 16 separate development teams. No proposals were received for any developer-identified site in the City.

After reviewing all proposals and interviewing four development teams, staff recommends selecting the Abode Communities ("Abode") development team, based on the team's depth of experience in development and operations, the overall development and financing concepts for the site, and high-level understanding of local regulations, property management, and social services. Under the recommended proposal, Abode would manage the property once occupied. The proposed development, which may change during the development process, would provide 92 apartment homes and will be restricted to and affordable for families with incomes of no more than 80% of the area median income, as detailed in the Commitment Letter.

If approved by Council, the City would enter into an Exclusive Negotiating Agreement ("ENA") with Abode along with a six million dollar ($6,000,000) initial funding commitment ("Commitment Letter") of Low- and Moderate-Income Housing Asset Funds ("LMIHAF") for the Cordary affordable housing project. The funding commitment may be adjusted later based on the updated development costs and funding sources, including the City's funding availability. The City's funding availability for this and other

affordable housing developments includes Permanent Local Housing Allocation ("PLHA") funds, additional LMIHAF, or other City funding sources that may become available. Abode will conduct a community outreach process to provide opportunities for community input before finalizing development concepts and designs. Once the community outreach and design processes are completed, staff would present the final development concept, design, and financial terms, including either a property sale or a long-term ground lease, for Council approval.

BACKGROUND:
The Project Site was acquired by the former Hawthorne Community Redevelopment Agency in 2011 and remained with the City in its role as the Housing Successor Agency. The City previously issued an RFP in 2019 to develop a permanent supportive housing project for veterans experiencing homelessness. A developer was chosen in December 2019, but the City and developer were unable to agree on the number of units. In 2020, the City issued another NOFA/RFP for the property's purchase and development, but the development project with the selected developer failed to move forward in 2023. The latest NOFA/RFP for the development of this site was issued on August 1, 2024, and has resulted in the recommendation of Abode as the developer and operator of the site.

In August 2022, the City submitted the adopted 6th Cycle Housing Element Update (2021-2029) ("Housing Element") to the California Department of Housing and Community Development. The adopted Final Housing Element emphasizes the use of City-owned sites as a key program to increase the supply of affordable housing. As land acquisition is typically a significant cost in developing affordable housing, the use of City-owned land would alleviate the impact of land cost on the feasibility of affordable housing development and allow the City's limited resources to be used more effectively in producing affordable housing.

DISCUSSION:
The City received 16 proposals from 16 separate development teams. Each team included at least a lead developer, a social services provider, and an architect. Some of the teams included a co-developer, a landscape architect, and/or a variety of other consultants and partners. The Selection Committee, comprised of City staff from multiple departments, worked with Harris and Associates ("Harris") to evaluate the proposals, to select four development teams for interviews, and to score and rank the teams after those interviews.

Based on the conclusions of the Selection Committee regarding the development team proposals, interviews, subsequent questions/responses, and further discussion among the Selection Committee, staff recommends the selection of Abode due to the depth and breadth of the development team's local knowledge and experience with affordable developments, the strength of their social services and property management experience, and their management philosophy.

Abode has demonstrated experience in affordable housing development and property management, having developed 81 properties and more than 4,500 units throughout its housing development portfolio. Most of its developments are located in Los Angeles County. Additionally, Abode manages 50 properties with 7,618 residents across 3,398 affordable units.

Abode was founded in 1968 and is based in the city of Los Angeles. The architects on the development team, BSB Design, are based out of the firm's office in the city of Torrance. Abode has more than five decades of experience developing and managing homes for low- and moderate-income individuals and families of all sizes.

Abode's proposed development team consists of the following:

Lead Developer	Abode Communities
Architect	BSB Design
Financial Consultant	California Housing Partnership
Construction Manager	AMJ Construction Management Inc.
Property Manager	Abode Communities
Resident Services Provider	Abode Communities

Asset Manager Abode Communities

Overall, the Selection Committee noted the Abode development team's strengths in its unique understanding of the Hawthorne area, consideration of local regulations, and thoughtful leveraging of City funds. These qualities and actions, as presented in their interview, set them apart from the other NOFA/RFP respondents.

Abode's proposal includes a thorough process to solicit feedback from the community regarding the preferred development concepts that best meet the City's objectives and qualify for adequate private and subsidized public financing. The community outreach process will provide opportunities for community stakeholders to voice their feedback and concerns and for Abode to address them and incorporate them into the development when possible.

Staff Recommendations:
The Selection Committee found that the development team led by Abode Communities submitted a proposal that best satisfied the requirements of the NOFA/RFP evaluation criteria and would be able to develop the Project Site successfully with a process that would appropriately solicit community input and satisfy the City's objectives for the development.

Staff recommends that Council approve the selection of the Abode Communities development team, the execution of an ENA, and the execution of a Commitment Letter Committing the LMIHAF funds as described in the Commitment Letter enables Abode to begin pursuing and securing additional funding and addresses the City's obligation to encumber funds to avoid excess surplus penalties relating to Senate Bill 341.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
n/a

FISCAL IMPACT:
There is no immediate financial impact or budget action as a result of the recommended action. Staff would return to Council with proposed business terms associated with the proposed development, including any required investment of Housing Trust Funds or other City resources.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act.

ATTACHMENTS
Resolution No. 8540
Notice Of Funding
ENA Abode
Commitment Letter Abode

RESOLUTION NO. 8540

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, AUTHORIZING THE CITY MANAGER TO EXECUTE AN EXCLUSIVE NEGOTIATING AGREEMENT ("ENA") AND INITIAL FUNDING COMMITMENT ("COMMITMENT LETTER") WITH ABODE COMMUNITIES, A CALIFORNIA NONPROFIT ORGANIZATION, FOR AN AFFORDABLE HOUSING DEVELOPMENT ON REAL PROPERTY IMMEDIATELY SOUTH OF 14115 CORDARY AVENUE (ASSESSOR PARCEL NUMBER 4051-030-902) AS DEFINED HEREIN.

WHEREAS, the City of Hawthorne ("City") in its capacity as the Housing Successor Agency to the Hawthorne Community Redevelopment Agency owns certain real property immediately south of 14115 Cordary Avenue, Assessor Parcel Number 4051-030-902 ("Property"), totaling approximately 40,260 square feet of land; and

WHEREAS, the City identified the Property and City funding sources including the City's Low- and Moderate-Income Housing Asset Fund, Permanent Local Housing Allocation, and potential Local Housing Trust Funds, as available to assist in the development of affordable housing in the City; and

WHEREAS, the City initiated a Notice of Funding Availability and Request for Affordable Housing Development Proposals ("NOFA/RFP") process and offered the Property and City funding sources in the competition, which began with an announcement of the opportunity on August 1, 2024, and the final, extended proposal deadline of October 3, 2024; and;

WHEREAS, prior to the NOFA/RFP deadline, the City received sixteen (16) proposal submittals, and four (4) specific proposals were selected for the interview round on March 3, 2025 and March 4, 2025; and

WHEREAS, following a presentation by the development teams and a panel interview by a selection committee composed of representatives from several City departments, as well as an affordable housing consultant ("Selection Committee"), the proposal tendered by Abode Communities ("Developer") as lead sponsors, was recommended as the most qualified submittal to move forward into ENA discussions with the City; and;

WHEREAS, City staff and the Developer team are prepared to execute an ENA for consideration, and if approved, shall jointly initiate the pre-development process consistent with the required actions and negotiation tasks detailed in the ENA; and;

WHEREAS, City staff and the Developer team are prepared to execute a Commitment Letter detailing an initial funding commitment of six million dollars ($6,000,000) of Low- and Moderate-Income Housing Asset Funds for an affordable housing project at the Property; and;

WHEREAS, the ENA does not commit the City to approving any proposed development of the Property; and

WHEREAS, the City has not completed environmental review under CEQA (California Public Resources Code, Section 21000 et seq.) and the CEQA Guidelines (California Code of Regulations, Title 14, Section 15000 et seq.); and

WHEREAS, the ENA is merely an Agreement to conduct exclusive negotiations between City and Developer, and as such, reserves for subsequent City Council action and final discretion and approval regarding the proposed project and all proceedings and decisions in connection therewith; and

WHEREAS, this Resolution is not an approval of the proposed project or a commitment to proceed with specific terms for the disposition or development of the Property, and this Resolution does not constitute an "Approval" as that term is defined by CEQA Guidelines, Section 15352.

NOW, THEREFORE, the City Council of the City of Hawthorne does hereby resolve as follows:

S**ection 1**. The above recitals are true and correct and are a substantive part of this Resolution, incorporated herein by this reference.

Section 2. The City Council hereby approves the ENA and the Commitment Letter and authorizes the City Manager to execute the ENA and the Commitment Letter with Abode Communities or its affiliate, together with any other subsequently negotiated documents or exhibits thereto that are necessary or advisable to effectuate the ENA.

Section 3. Nothing in this Resolution limits the discretion of City Council with respect to the approval or rejection of the proposed project, and the Council understands that conditions for the benefit of the Developer, including the issuance of project approvals and the commitment of City funding, may be waived by the Developer.

Section 4. Within thirty (30) days of the ENA being fully executed by all parties, the Planning Department shall provide the final contract to the City Clerk for inclusion into the official file.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Hawthorne at a meeting held on the 24th day of June, 2025.

~~ALEX VARGAS,~~
MAYOR, CITY OF HAWTHORNE

ATTEST:

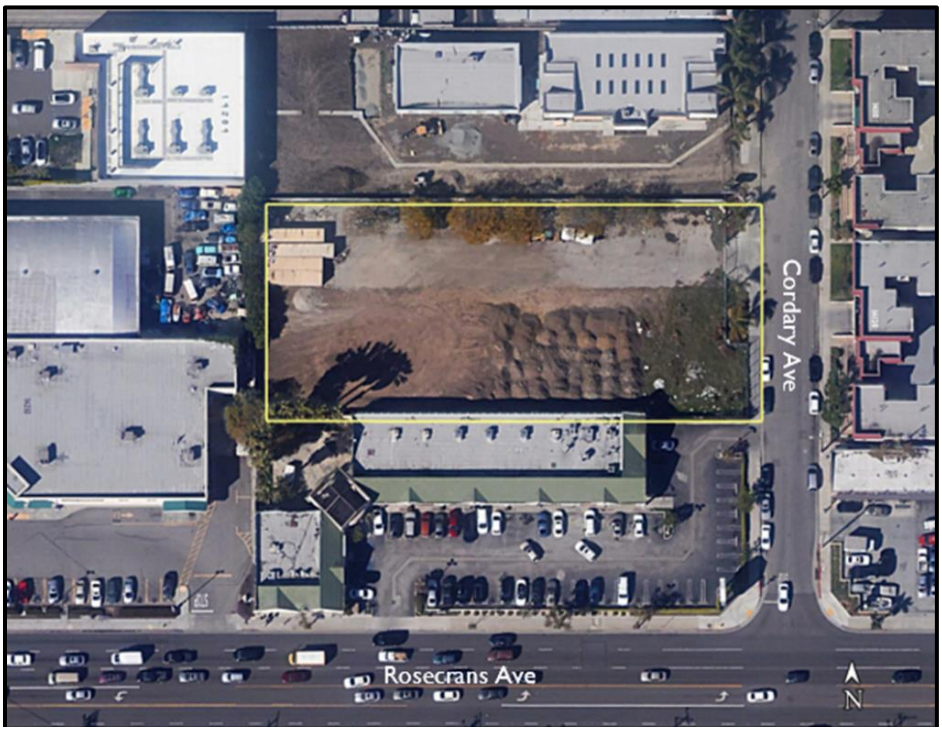
DAYNA S. WILLIAMS-HUNTER,
CITY CLERK
ATTEST:

APPROVED AS TO FORM:

~~ROBERT KIM,~~
CITY ATTORNEY

CITY OF HAWTHORNE

NOTICE OF FUNDING AVAILABILITY & REQUEST FOR AFFORDABLE HOUSING DEVELOPMENT PROPOSALS



Issue Date: August 1, 2024
Proposal Due Date: September 12, 2024

Issued by the City of Hawthorne
Prepared by Harris & Associates

The City of Hawthorne invites proposals from affordable housing developers to increase the City's supply of affordable housing. The City offers both approximately $13.5 million* in funding available for affordable housing loans and City-owned land for development.

***Amount is subject to change.**

Prepared by: Harris & Associates

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I. INTRODUCTION

To promote the development of permanent affordable housing for low-, very low-, and extremely low-income households, the City of Hawthorne (City) invites responses from qualified developers to develop affordable housing throughout the City. To assist in the development(s), the City announces the availability of approximately $13.5 million in funds to be awarded to qualified housing development companies and developments. Eligible activities under the Notice of Funding Availability (NOFA) are limited to the development/creation of affordable rental units anywhere in the City serving households earning at or below 80% of the Los Angeles County area median income (AMI).

In addition, the City seeks proposals for the development of a specific City-owned site through this Request for Proposals (RFP). The parcel located immediately south of 14115 Cordary Avenue, identified as assessor parcel number (APN) 4051-030-902 (Project Site), is vacant. The Project Site is approximately 40,260 square feet (0.92 acres) and is currently zoned C3-MU (General Commercial – Mixed Use Overlay). A previous 18-unit development was proposed, but the City plans to entitle the Project Site while it is under City ownership, allowing for significantly more density. The City invites proposals for the Project Site to include up to a total of 100 affordable housing units.

The City intends to use a combination of Permanent Local Housing Allocation (PLHA) funds, Low- and Moderate-Income Housing Asset Funds (LMIHAF), Local Housing Trust Funds (LHTF), federal funding sources, and other funding sources that may be assembled. Not every development proposal needs to fulfill the requirements of all funding sources. Applicants are responsible for reviewing applicable funding source requirements and proposing developments consistent with requested funding. For more information, please refer to Section III(C).

Proposed developments may include requests for one or more of the City's funding sources. However, developers are advised that the City will prioritize proposals that enable the maximum number of units to be developed overall and to serve as many areas of the City as possible and as many persons as possible who fall within one or more of the special needs groups identified in Section 3H (Special Needs Groups) of the City's 2021-2029 Housing Element. For the City-owned Project Site, the City intends to enter into an Exclusive Negotiation Agreement (ENA) as a precursor to an executed development agreement.

All proposals shall be submitted to the City as described herein no later than 5:00 PM on September 12th, 2024. Late or incomplete proposals will not be accepted or considered. See the "Important Dates and Submission Process" and the "Submittal Requirements and Selection Process" sections for more detailed instructions.

The City will select proposals that meet the following outcomes.

1. The City will prioritize developments that enable the maximum number of units to be developed overall and to serve as many areas of the City and as many special needs groups as possible. This priority will be applied as a whole and no single proposal is expected or required to serve multiple areas or population groups.

2. Proposals are encouraged to maximize the benefit of the City's subsidy dollars through demonstrated cost-effectiveness, e.g., via low land costs, use of efficient construction techniques and/or materials, or other identified cost-saving measures.

- Proposals are encouraged to identify non-City sources of funding to leverage City resources to the greatest extent possible.

3. Proposals should indicate how the proposed development achieves the City's Community Housing Needs, as described below in Section III. This includes how developments will maximize quality of life for residents and neighbors.

Funds issued under this NOFA/RFP will be available for commitment immediately after proposal selection.

A. OBJECTIVES

The City's goals with this NOFA/RFP include the following:

- To support the development of high-quality affordable housing in accordance with Goal 2 of the City's 2021-2029 Housing Element (i.e., Protect, encourage, and provide housing opportunities for persons of lower and moderate incomes).
- To commit the use of a City-owned parcel and to award funding for affordable housing development, either on the same site or anywhere else within the City.
- To utilize its resources (both funding and land) as efficiently and effectively as possible without compromising quality of life for future residents and neighbors.

B. DISCLAIMER AND RESERVATION OF RIGHTS

By submission of a proposal, the developer represents that it and any subsidiary, partner, or affiliate will not discriminate against any individual for housing because of race, religion, sex, color, national origin, sexual orientation, ancestry, marital status, physical condition, pregnancy or pregnancy-related conditions, political affiliation or opinion, or medical condition. This requirement and other requirements pursuant to California law will be part of all contracts and agreements. The City reserves the following rights:

- The City reserves the right to accept or reject any or all submittals received in response to this request, to negotiate with any qualified source, request additional documentation, or cancel in whole or part this process in its sole and absolute discretion. Subsequent to negotiations, prospective consultants may be required to submit revisions to their proposals.
- The City reserves the right not to award a contract pursuant to this RFP. This solicitation does not commit the City to award a contract, to pay any costs incurred with the preparation of proposals, or to procure or contract for services or supplies.
- The City reserves the right to reject and not consider any proposal that does not meet the requirements of this NOFA/RFP. False, incomplete, or unresponsive statements in connection with the developer's submission may be sufficient cause for rejection.
- The City shall reserve the right at any time during the RFP or contract process to prohibit any further participation by a proposer or reject any proposal submitted that does not conform to any of the requirements detailed herein.
- The City reserves the right to postpone selection for its own convenience, to withdraw this RFP at any time, and to reject any and all submittals without indicating any reason for such rejection.
- The City reserves the right to remedy any technical errors in the response to the RFP and modify the published scope of services.

- The City reserves the right to request that specific personnel with specific expertise be added to the team if the City determines that specific expertise is lacking in the project team. Proposals and other information will not be returned.
- The City reserves the right to abandon the RFP process and/or change its procurement process for the contract at any time if it is determined that abandonment and/or change would be in the City's best interest. The City will not be liable to any contractor for any costs or damage arising out of its response to the RFP.

C. CITY CONTACT

All communication and/or contact with the City of Hawthorne regarding this NOFA/RFP are to be directed to the following:

Gregg McClain, Planning Director
City of Hawthorne
310-349-2970
gmcclain@cityofhawthorne.org

II. IMPORTANT DATES AND SUBMISSION PROCESS

A. IMPORTANT DATES

NOFA/RFP Issued	August 1, 2024
Deadline to indicate interest	August 8, 2024 at 5:00 pm
Deadline to submit questions	August 15, 2024 at 5:00 pm
Questions and answers provided	August 22, 2024
Proposal submissions due	September 12, 2024
Notification to project teams who have met submission requirements	October 10, 2024
Project team interviews, if necessary	Week of October 28, 2024
Developer selection (followed by ENA for the Project Site development)	Week of December 16, 2024

B. REGISTRATION FOR NOFA/RFP REQUIRED

The City requests that all interested parties submit an indication of interest by **August 8, 2024 at 5:00 pm** via email to gmcclain@cityofhawthorne.org. All addenda, responses and instructions for electronic submission will be distributed to all parties who have submitted an indication of interest.

C. PRE-SUBMISSION/Q&A

The City will provide the opportunity for questions to ensure that interested developers understand the minimum qualifications, requirements, and selection process. The City will issue a written addendum to the NOFA/RFP (in the form of a Questions and Answers document) to all parties that have submitted interest for the NOFA/RFP. The City reserves the sole right to determine the timing and content of the response, if any, to all questions and requests for additional information.

No questions will be accepted after August 15, 2024, at 5:00 pm. All questions regarding this NOFA/RFP must be submitted by e-mail to gmcclain@cityofhawthorne.org before the deadline. Questions received after the deadline may not be answered. All addenda, responses, and additional information will be distributed to all parties who have submitted interest.

D. FINAL REVIEW AND COMMITMENT OF FUNDS

Selected applications will be scheduled for review and funding commitment by the City. All commitments are subject to final approval by the City Council. Commitments may be conditional; actual closings and disbursements of funds may be contingent on applicants' achievement of certain development benchmarks or performance goals. The City reserves the right to commit funds to a successful applicant in an amount that differs from the amount referenced in this NOFA/RFP. The City also reserves the right to award an aggregate amount that differs from the amount identified as available under this NOFA/RFP. Applications not selected for funding under this NOFA/RFP may be retained by the City for future available funding.

III. PROJECT SITE, LOCATION, AND FUNDING SOURCES

The City is offering both funding and a physical site to support affordable housing development. Proposals for the Project Site may include a request for City funding. Applicants are encouraged to utilize non-City funding. The City will consider all proposals and applications and will seek to maximize the amount of affordable housing it can support from the combined resources.

A. PROJECT SITE

The Project Site is a vacant parcel of approximately 40,260 square feet (0.92 acres), currently zoned C3-MU for commercial or mixed commercial and residential uses. The City intends to entitle the property for high-density residential use (without commercial mixed-use component) to allow up to a total of 100 units on the site under a City exemption from zoning prior either to the transfer of the site to an affordable housing developer or entering into a ground lease with such a developer. For more information about the City exemption from zoning, please see City Municipal Code Section 17.06.010

APN	4051-030-902
Current Zoning	C3-MU (Commercial or mixed commercial and residential uses)
Lot Size (Acre)	0.92
Lot Size (Square Feet)	40,260

Qualified developers are encouraged to utilize the state density bonus laws and to propose incentives and concessions to help make affordable housing development more economically feasible.

The City seeks development proposals for sites throughout the City, not only the Project Site. Please refer to the following documents and the City's website for more detailed development information and requirements for the Project Site and any other sites:

City of Hawthorne Zoning Code:
https://ecode360.com/42647075

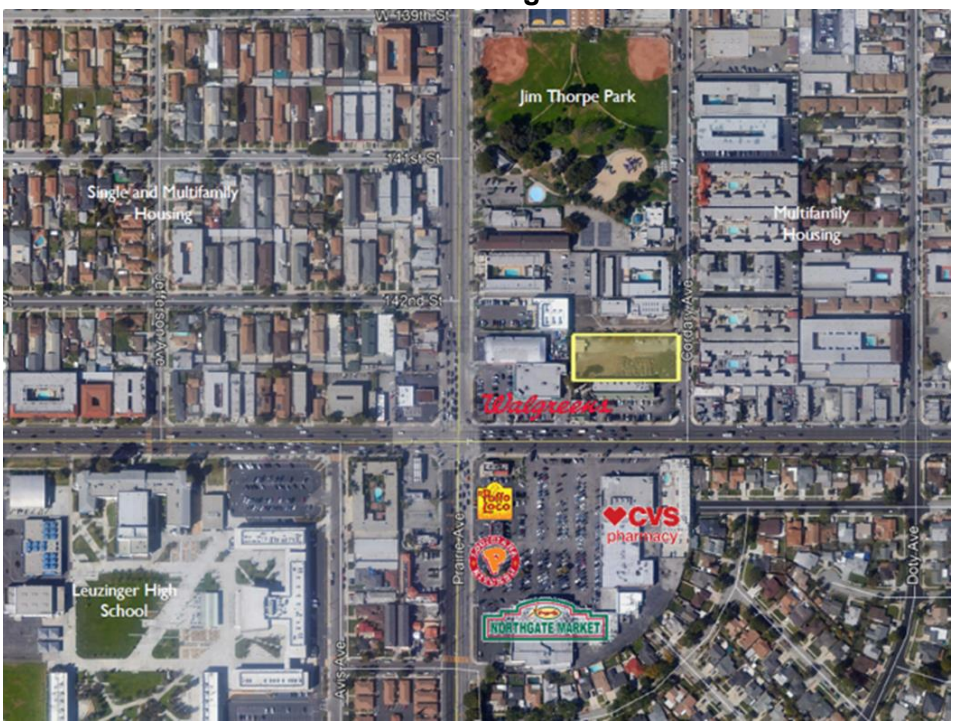
City of Hawthorne Zoning/Development Information:
www.cityofhawthorne.org/departments/planning

City of Hawthorne 2021-2029 Housing Element:
www.cityofhawthorne.org/departments/planning/general-plan

B. LOCATION

The Project Site is located on the west side of Cordary Avenue, north of Rosecrans Avenue, east of Prairie Avenue, and south of Jim Thorpe Park. The San Diego Freeway (I-405) is accessible one and a half miles to the west, and the I-105 is accessible two miles to the north. The Hawthorne Airport is two miles north, and the terminals at Los Angeles International Airport are a six-mile drive northwest of the Project Site. A map of the area is provided as Exhibit 1, with the location of the Project Site highlighted.

Exhibit 1: The Neighborhood



The Project Site is located within the following distances of the listed destinations and neighborhood amenities:

- 0.2 miles from Jim Thorpe Park
- 0.2 miles from the American Legion Post 314
- Within 0.5 miles of Jefferson Elementary School, Prairie Vista Middle School, and Leuzinger High School.
- Within 2 miles of City Hall, Hawthorne Police Station, Hawthorne Public Library, Lawndale Public Library, and the Hawthorne Senior Center.
- Within walking distance of Northgate Market, Subway, Big Lots, El Pollo Loco, and 7-Eleven
- 3.3 miles from Memorial Hospital of Gardena

- 0.2 miles from a Walgreens Pharmacy
- 0.3 miles from a CVS Pharmacy
- 1.4 miles from a Walmart Pharmacy

The Project Site is located near multiple bus stops, both along Rosecrans Avenue to the south and Prairie Avenue to the west. There are a total of 10 bus stops located within 0.5 miles of the Project Site. The bus stops within walking distance of the Project Site are located at the following:

- Rosecrans/Doty on the 125 Line (0.2 miles to the southeast)
- Rosecrans/Prairie on the 125 Line (0.2 miles to the southwest)
- Rosecrans/Jefferson on the 125 Line (0.4 miles to the west)
- Prairie/139th St on the 211/215 Lines (0.3 miles to the north)
- Prairie/147th St on the 211/215 Lines (0.5 miles to the south)

C. FUNDING SOURCES

The City offers the following amounts of funding by source:

- Low- and Moderate-Income Housing Asset Fund – approximately $7 million
- Permanent Local Housing Allocation – approximately $1.5 million
- Local Housing Trust Funds – up to $5 million (pending award to the City, must be utilized on the Project Site)
- Federal funding – To be determined

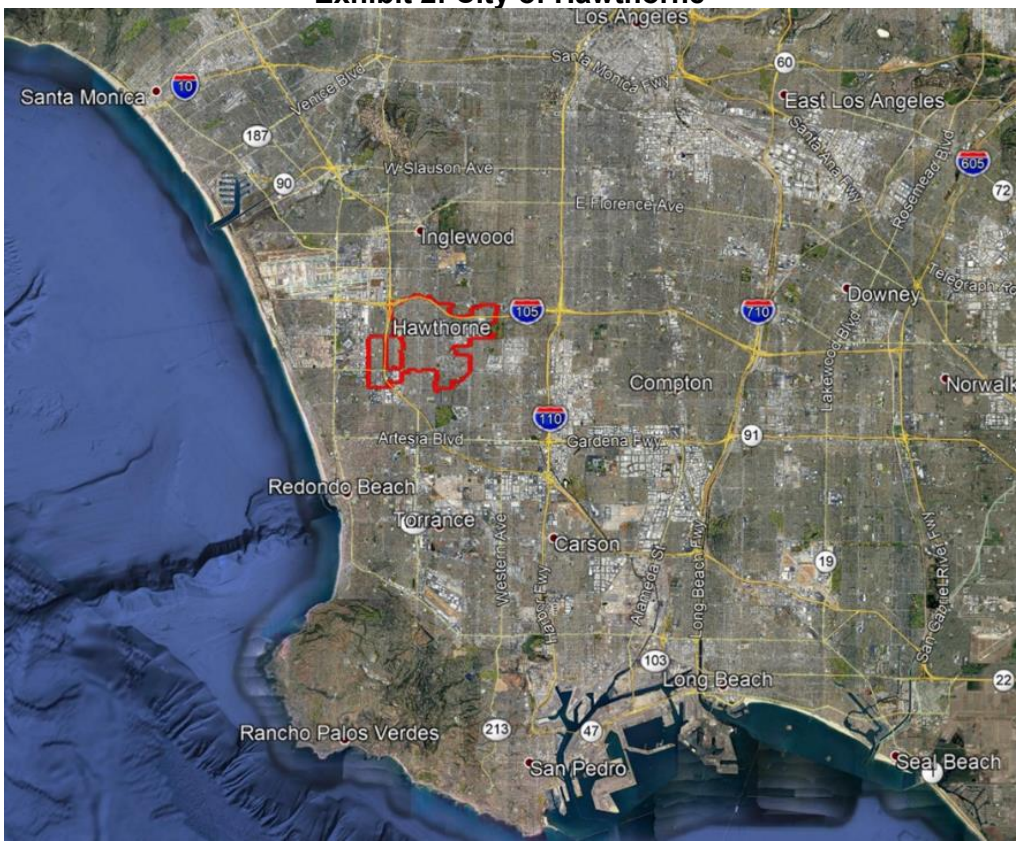
Applicants are responsible for reviewing applicable funding source requirements and proposing developments consistent with requested funding. Some funding source requirements apply to the overall funding rather than individual developments. The City will prioritize a mix of developments that enable it to maintain compliance with each funding source as a whole.

The City will prioritize proposals that leverage other sources of funding with City funding. The City expects developers to combine any potential subsidy with other funding sources such as Low-Income Housing Tax Credits (LIHTC), California Department of Housing and Community Development (HCD) funding, Los Angeles County funding, project-based or other vouchers, and other gap financing. If LIHTCs are not identified as a source of funds, proposals should address how Article 34 compliance will be achieved.

D. THE CITY OF HAWTHORNE

Established in 1922, the City is located in the South Bay region of Los Angeles County, in proximity to the downtown Los Angeles and Long Beach job markets (See Exhibit 2). The City is an urbanized community of approximately 85,700 residents within a six-square-mile area. The City is well connected to several regional transportation systems, including the Metro Green Line, I-405, I-110, and I-105 freeways. The City has an average household size of 2.9 persons and a median age of 33.7. The City has a median household income of approximately $72,300 and has approximately 31,000 housing units, of which approximately 28% are owner-occupied, and 72% are renter-occupied. The location of the City (highlighted in red) relative to other cities within Los Angeles County is shown in Exhibit 2.

Exhibit 2: City of Hawthorne



E. COMMUNITY HOUSING NEEDS

The City seeks to serve all special needs groups, as identified in the City's 2021-2029 Housing Element. Applicants are encouraged to design proposed developments to serve one or more of the special needs groups identified in Section 3H (Special Needs Groups) of the 2021-2029 Housing Element.

IV. SUBMITTAL REQUIREMENTS AND SELECTION PROCESS

A. SUBMITTAL REQUIREMENTS OVERVIEW

Proposals shall be submitted via email, with attachments or a link to a file-sharing platform and shall include the elements listed below. Proposals may include proposed developments for multiple sites.

1. Cover Letter

The cover letter shall serve as an Executive Summary of the major points contained in the proposal and must be signed by a principal or officer authorized to represent and commit on behalf of the firm(s). Cover letters should be no more than two single-spaced pages and shall include the name, address, phone number, and email address of the proposer's lead contact person.

2. Development Team Information

Lead Developer Information:

a. State the official name, address, and the names and titles of the proposer's principals.

b. Indicate the form of legal entity (e.g., individual, limited partnership, nonprofit corporation, general partnership, joint venture, for-profit corporation, limited liability company, etc.) and any relationship the development organization may have with a parent corporation, subsidiaries, joint ventures, or other entities.

c. Experience working within the region and in the City specifically.

d. Submit the proposer's Articles of Incorporation, partnership, or other business organizational documents (as appropriate) filed with the California Secretary of State. The organization must be in good standing and authorized to do business in California.

Development Team:

a. Provide the name, title, address, telephone number, email address, and resumes of key development team members such as the developer(s), service provider(s), architects and designers, and other team members who will play a key role in the development and operation of the project. Please provide an organization chart that identifies key contacts and the relationship between team members.

b. For each firm included in the development team, provide examples and supporting narrative demonstrating prior experience with one or more of the following:

- Housing for the proposed priority population(s).
- Housing affordable to a variety of income levels from 0% to 80% AMI (either rental or for sale).
- Housing that meets or exceeds all Americans with Disabilities Act requirements.
- Design that incorporates sunlight, air circulation, and architecture that complements the local aesthetic.

c. If on-site services will be provided, include information demonstrating the proposed service provider's experience in producing successful outcomes with the proposed priority population(s) for the development. Such data may include, but not be limited to, client satisfaction survey results and third-party program evaluation.

3. Development and Services Concept

For each proposed development, include the following:

a. In narrative form, provide a description of the overall vision, housing concept (including affordability targets), and development program. Include a summary of uses and floor areas. The submittal should include statements describing how the development concept advances the City's Goals and Policies in the 2021-2029 Housing Element.

b. If on-site services will be provided, include a general description of the on-site location where services will be provided, the name of the organization(s) that will provide the

services, a conceptual service plan from the partner organization(s), and a funding strategy for the services. If permanent supportive housing (PSH) is proposed in the development concept, each proposal must include a letter of intent with any service partner identified.

c. If PSH is proposed, NOFA/RFP respondents must include a supportive services plan in partnership with either a homeless service provider that is under contract with the County, or with another source of similar services. The supportive services plan should at minimum include a funding strategy, agency partners and roles, memorandum of understanding (MOU) or letter of support with partners, staffing plan, services on-site, services off-site, schedule of on-site staff, steps before beginning eviction, and coordination services with the County and local providers.

d. Provide a conceptual site and floor plan illustrating proposed site and building configurations, number of residences and bedroom sizes, target populations, amenities and services for residents, service provider space (if applicable), and bicycle, pedestrian, and vehicular circulation and access points.

e. Include a preliminary schedule of performance outlining the estimated time for each step and phase (if appropriate), including a summary timeline or other similar graphic representation of the development process. The schedule should recognize the time involved in executing an Exclusive Negotiation Agreement and finalizing a Disposition and Development Agreement (for the City's Project Site), receiving project entitlements (except for City's Project Site), designing the project, financing the project, starting, and completing construction, lease negotiations, marketing, and final occupancy.

4. Community Involvement Plan

For each proposed development, describe a plan and overall approach for engaging residents, neighborhood organizations, target populations (including potential future residents of the proposed development), and other interested stakeholders and individuals in providing feedback on the project, as well as how the development team will address community feedback on the development. The community involvement plan must detail an approach to reaching stakeholders who have barriers to engaging with traditional outreach methods, including but not limited to language, online access, and disability. At a minimum, the plan must include at least one community workshop open to the public prior to finalizing design drawings for submission to the Planning Department. The workshop must be noticed to residents and businesses within 300 feet of the project site(s), as well as widely publicized in the community.

5. Financing Strategy

For each proposed development, include the following:

a. Provide tables detailing construction period sources and uses of funds and permanent period sources and uses of funds for the proposed scope of development, broken down by use (e.g., residential and commercial, if included as part of a mixed-use development).

b. Provide an annotated development budget with specific line items, including the land acquisition costs, direct construction costs, indirect construction costs, and financing costs for the proposed scope of development. The information must include preliminary estimates of contractor-related costs; developer fees; and any payments proposed to be

made to parties related to the development team. Developments will be subject to California state prevailing wage rates. Clearly identify the amount of funding requested from the City.

c. Provide a summary of notes that will assist the City in understanding the assumptions applied in the financial analysis.

d. Provide the following operating pro forma information:

- Detailed estimates of income, operating expenses, and debt service payments for the project at stabilized occupancy.

- A conceptual cash flow projection for the project for a 55-year affordability period following the project's full buildout and achievement of stabilized occupancy. The projection should identify payments anticipated to be made to the tax credit partner (if applicable), debt service payments on any City assistance to the project, and ground lease payments (if applicable). Describe the assumptions applied in the projections.

e. Based on information provided in the sources and uses of funds statements, clearly set forth the following information:

- Construction loan underwriting terms; and

- Permanent loan underwriting terms.

f. Other than developments proposed for the City's Project Site, provide the following:

- evidence of site control (preferred) or a detailed plan to obtain site control, including a schedule and detailed actions that will lead to site control and

- a real estate appraisal (preferred) or other documentation that substantiates the value of the property.

g. Describe any responsibilities and/or obligations that the team is proposing that the City accept.

h. Describe any anticipated rental subsidies for the development.

i. Identify any financial contingencies that the team is imposing on the proposal being offered to the City.

j. Identify the proposed repayment structure for any requested City financial assistance.

k. Financing timeline.

l. Services to be offered and budget with sources.

The City recognizes the sensitive nature of the financial information requested in this RFP. Such information may be submitted in a separate file labeled "Confidential." This information will be used solely for purposes of evaluation and will be kept confidential to the fullest extent allowed by law.

6. Development Team's Financial Capacity and Experience

a. The most recent audit, including the management letter, review, or compiled financial statements prepared by an independent accounting firm in accordance with generally accepted accounting principles. The financial capacity materials should be submitted for the team member(s) who will be held responsible for the project financing and ground lease obligations imposed on the transaction. The financial capacity materials must cover a three-year period ending no earlier than 2021.

b. Complete portfolio of developments, including current developments and developments in the pipeline. Highlight developments that are analogous to the project(s) being proposed.

c. Complete portfolio of partnerships and financing for supportive services, including current partnerships and partnerships in the pipeline.

d. Demonstrated experience obtaining the funding sources identified in the sources and uses of funds tables in Financing Strategy item #5a.

e. List of developments that have successfully competed for low-income housing tax credits.

f. Receipt and administration of federal housing subsidies.

g. Identification of the outstanding recourse and non-recourse debt, including repayment terms for the team member(s) that will be financially responsible for the proposed project.

h. Identification of any non-performing loans, including the outstanding balance and duration of the delinquency for the team member(s) that will be financially responsible for the proposed project.

i. Identification of any loans or financial obligations that the team member(s) that will be financially responsible for the proposed project have defaulted on during the last five years.

j. Any legal actions taken against the developer in the last five years, including fair housing violations.

B. SELECTION PROCESS

City staff will review all submittals for completeness and satisfaction of minimum experience and capacity requirements (see Section C below). If a submittal does not meet minimum experience and capacity requirements, the respondent may submit an appeal to City staff on technical grounds only.

A selection panel will review responses. The selection panel will review all qualified responses and may interview top-scoring applicants, at which time applicants will be asked to present and explain the major characteristics of their submittal, particularly as they relate to the scoring criteria, and respond to questions from the selection panel.

After interviews are completed, the selection panel will determine the final ranking of all responses and present this ranking to the City Council. The selection panel's scoring of each proposal will be done by consensus and will be final. The City and the selected applicants will enter into an ENA and later into a Development and Disposition Agreement (for the development selected for the

City's Project Site), as well as into loan agreements with milestone requirements established in accordance with the terms of this NOFA/RFP. If the City cannot enter into a loan agreement with a selected applicant that is in the best interest of the City, the City may terminate negotiations at its sole discretion.

If the City terminates negotiations with a selected applicant, the City reserves the right, in its sole discretion, (1) to negotiate with the next highest ranked application, or (2) to reject any and all other proposals, in whole or in part, prior to award, and (3) to re-advertise the NOFA/RFP for the full or partial funding amount under such terms the City deems to be in its best interest. The City reserves the right to request or recommend additional parties to the selected applicant team should it be determined that the team lacks the representation necessary for the achievement of the goals of the NOFA/RFP.

C. MINIMUM CAPACITY AND EXPERIENCE REQUIREMENTS

Minimum Developer Experience: The proposed developer must have completed within the past five years at least two affordable housing developments. The definition of "completed" is having received a Certificate of Occupancy by the date of the issuance of the NOFA/RFP. For joint-venture development partners, the experience of either entity may suffice for the joint-venture partnership. A MOU between joint-venture development partners must be submitted with the application.

Furthermore, an applicant can qualify for development experience by contracting with a development consultant for comprehensive project management services. Project management services should include financial packaging, selection of other consultants, selection of construction contractor and property management agent, oversight of architectural design, construction management, and consultation on major aspects of the development process. The contract for development services must be submitted with the NOFA/RFP response and must be acceptable to the City.

Minimum Ownership Experience: The proposed project owner must own at least **one** affordable housing development for at least five years prior to the submittal deadline of this NOFA/RFP. For purposes of this requirement, the managing general partner of a tax credit partnership intended to take ownership of the completed project and to provide asset management for the project is the proposed "owner."

If the selected developer entity is not the same entity as the proposed owner, the City reserves the right to require that certain members of the selected developer remain active in the ownership for whatever length of time the City deems necessary to ensure operating and financial stability.

Minimum Property Manager Experience: The proposed property manager for the project must have managed at least two qualifying projects, each for at least 36 months. The property manager must demonstrate effective strategies for working with service providers to collaborate on the housing stability of residents.

Other Consultants: For any applicant team, the experience of key staff members or other consultants may be substituted for the experience of the organization as a whole as long as the staff member's or consultant's experience in other firms was substantive and involved responsibilities similar to what they are anticipated to perform as a member of the applicant team.

Note Regarding Experience***:*** For any applicant team member, the experience of key staff members may be substituted for the experience of the organization as a whole as long as the staff member's experience in other firms was substantive and involved responsibilities similar to those that they are anticipated to perform during the proposed development of the Site.

Financial Capacity: The proposed developer (or guarantor where another entity is providing required guarantees) must demonstrate its ability to obtain competitive financing.

Staffing Capacity: The proposed developer must document its capacity to successfully plan, design, and develop the project(s), throughout development, either through staff with appropriate experience and capacity, contracted services, or collaboration with other organizations.

Asset Management Capacity: The proposed owner must document its capacity to successfully manage real estate assets in compliance with City regulatory agreements and restrictions.

D. SELECTION CRITERIA AND SCORING

Submittals will be evaluated based on, but not limited to, the following criteria:

- Demonstrated understanding of the project and responsiveness to the NOFA/RFP.
- Initial design concept to provide a visual representation of what the project will look like and how it will be laid out on the site.
- Expertise and experience of the development entity, the proposed operator, and other development team members.
- Financial pro forma that includes a 55-year cash flow and demonstrates the ability to pay debt service until retired and specifies all sources and uses of funding in detail.
- Funding requested from the City.
- List of funding sources.
- Readiness to enter into a development agreement and complete the project in a timely manner.
- The financial and organizational capacity of the team to successfully complete the project, including the ability to secure financing and leverage other funding sources to build the highest quality housing project(s).

After the submission due date, the City may choose to conduct interviews. Each applicant's demonstrated experience, qualifications, completeness, clarity, communication, and professionalism as demonstrated through its oral presentation and answers to questions will be used in ranking teams in order of preference. The City reserves the right to require evidence of managerial, financial, or other abilities prior to the award of the contract.

The City will evaluate each proposal and determine whether the applicant is qualified to perform the work detailed in this NOFA/RFP. The City reserves the sole right to judge the contents of the proposals submitted pursuant to this NOFA/RFP and to review, evaluate, and select any or no applicant. Applicants proposing more than one development may be selected for one or some of the proposed developments.

Experience with Similar Affordable Housing Projects – 35%
The developer and its team will be evaluated on their background, experience, management of rental housing, and overall capacity to develop the project.

Financing Strategy and Financial Capacity – 30%
The proposal must demonstrate an ability to construct and operate an affordable housing development that minimizes the City's financial contribution, leverages diverse resources, and will be financially feasible and sustainable for at least 55 years.

Project Design and Community Benefit – 25%
The project(s) will be evaluated on features that enhance and complement the surrounding neighborhood and offer on-site tenant amenities suitable for the targeted population. The community involvement plan should demonstrate the ability to engage residents.

Project Readiness – 10%
For maximum scoring on this criterion, the applicant should have site control and the project should be anticipated to receive entitlements no later than December 31, 2025. If site control is not yet obtained but the developer has initiated a site acquisition, partial points can be awarded. If the site is not currently zoned for the appropriate residential use, the applicant must adjust the project timeline to allow for any necessary rezoning.

V. TERMS AND CONDITIONS OF NOFA/RFP

A. DEVELOPER RESPONSIBILITIES

The selected applicant will be responsible for all aspects of development of the site, including but not limited to the following:

- Involving local community stakeholders in the program setting and initial design of the project.
- Marketing the development to intended target audiences consistent with the goals of this NOFA/RFP, most notably outreach to communities historically excluded from quality housing or displaced from their neighborhoods.
- Conducting all appropriate due diligence, investigating, and determining conditions of the site and the suitability of the site for the proposed development.
- Securing all required development approvals, including but not limited to any necessary permits or approvals from the City's Planning Department and from Federal and State agencies associated with environmental and historic preservation reviews, as applicable.
- Obtaining adequate financing for all aspects of the proposed development, including predevelopment, construction, and operation.
- Designing and building the development in a manner that produces a high-quality, enduring living environment.
- Owning, managing, and operating the development in a manner that ensures its long-term financial viability and the ongoing satisfaction of residents.
- Complying with the requirements of any financing for the development, including but not limited to:
    - Affordability Requirements: The selected developer will be required to ensure compliance in qualifying tenants' income eligibility and maintaining compliance with the project's affordability requirements.
    - Equal Employment Opportunities: The selected developer will be required to comply with local and federal procurement requirements, including the provision of equal employment opportunities for disadvantaged business consultants, architects, contractors, and other potential development team members to participate in the development.
    - Environmental and Historic Review: Depending on conditions at the development site

and on development plans, the proposed development may be subject to review under the California Environmental Quality Act (CEQA), the National Environmental Policy Act (NEPA), and the National Historic Preservation Act (NHPA).

- Accessibility Requirements: Development sponsors will be responsible for meeting all applicable accessibility standards under the Americans with Disabilities Act and Tax Credit Allocation Committee (TCAC) accessibility requirements (for projects involving low-income housing tax credits).
- Prevailing Wages: This development will be subject to applicable local, state, or federal requirements with regard to labor standards. Developers should take prevailing wage requirements and labor standards into account when seeking estimates for contracted work, especially the cost of construction, and other work to which the requirements apply, and when preparing development budgets overall.
- Sustainable Design: The City seeks to maximize the overall sustainability of financed projects. The selected development team will be required to pursue any funding that may become available to help pay for the cost of planning and implementing green building components.

B. ERRORS AND OMISSIONS IN NOFA/RFP

Applicants are responsible for reviewing all portions of this NOFA/RFP. Applicants are to promptly notify the City, in writing, if the respondent discovers any ambiguity, discrepancy, omission, or other error in the NOFA/RFP. Any such notification should be directed to the City promptly after discovery but in no event later than five working days prior to the date for receipt of proposals. Modifications and clarifications will be made by addenda as provided below.

C. OBJECTIONS

NOFA/RFP Terms. If any interested party objects to any provision or legal requirement in this NOFA/RFP, such party must provide written notice to the City at gmcclain@cityofhawthorne.org setting forth with specificity the grounds for the objection no later than seven calendar days of the date for submitting qualifications. Failure to object in the manner and within the time set forth in this paragraph will constitute a complete and irrevocable waiver of any objection to this NOFA/RFP.

Selection of Development Teams. An applicant may object to a selected development team for either the City's Project Site or for an award of funding by delivering written notice to the City setting forth with specificity the grounds for the objection by no later than seven calendar days after the selected development team is announced and made public by the City. If an applicant files a timely objection, City Staff will review such objection and respond in a timely manner. The City's selection of, and awards of funds to, selected development teams will not be binding until City staff denies all objections received in accordance with this paragraph. Failure to object in the manner and within the time set forth in this paragraph will constitute a complete and irrevocable waiver of any objection.

Delivery of Objections. Respondents must submit objections in writing, addressed to the person identified in this NOFA/RFP, and delivered to the City via email at gmcclain@cityofhawthorne.org by the dates specified above in order to be considered. Written objections must be transmitted by email, which will provide written confirmation of the date the City received the objections.

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EXCLUSIVE NEGOTIATING AGREEMENT BY AND BETWEEN THE CITY OF HAWTHORNE AND ABODE COMMUNITIES

THIS EXCLUSIVE NEGOTIATING AGREEMENT ("Agreement") is dated as of June 24, 2025, for reference purposes only, and is entered into by and between the CITY OF HAWTHORNE, a California municipal corporation ("City") and ABODE COMMUNITIES, a California nonprofit organization ("Developer"). City and Developer are sometimes referred in this Agreement individually, as a "Party" and, collectively, as the "Parties." This Agreement is entered into by the Parties with reference to the following recited facts (each, a "Recital"):

RECITALS:

A. City, acting in the capacity as the Successor Housing Agency to the former Community Redevelopment Agency of the City of Hawthorne, is the fee owner of that certain real property located immediately south of 14115 Cordary Avenue, (APN: 4051-030-902), in the City of Hawthorne and State of California more specifically described in Exhibit "A" ("Property"); and

B. On August 1, 2024, the City issued a Notice of Funding Availability and Request for Affordable Housing Development Proposals ("NOFA/RFP"); and

C. The Property qualifies as exempt surplus land under State of California Government Code Title 5, Division 2, Part 1, Chapter 5, Article 8; and

D. On March 25, 2025, City selected Developer to partner with City to develop the Property for affordable housing ("Project"); and

E. City and Developer wish to negotiate to reach agreement on the terms and conditions for the sale or lease of the Property by City, the design, construction, and development of the Project, continued maintenance and security for the Property, as well as the operation of the Property to fulfill requirements of the Project and the intent to provide affordable housing. The negotiated agreement(s) would provide the terms and conditions for the design, financing, construction, operation, and maintenance of the proposed Project; and

F. The intent of both City and Developer in entering into this Agreement is to establish a specific period of time to negotiate regarding a future agreement between the Parties governing the potential lease or acquisition of the Property, development of the Project on the Property, and funding to be provided by the City, all subject to mutually agreeable terms, conditions, covenants, restrictions and agreements to be negotiated and documented in a future disposition and development agreement ("DDA").

AGREEMENT:

NOW, THEREFORE, in consideration of the mutual covenants and promises set forth herein, Developer and City hereby agree, as follows:

1. Agreement to Negotiate in Good Faith. City and Developer agree that for the term of the "Negotiating Period" (as defined in Section 2 hereof) each Party shall diligently and in good faith attempt to negotiate the terms of the DDA for consideration by the Hawthorne City Council

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("City Council"). During the Negotiating Period, City agrees to negotiate exclusively with Developer, and not to negotiate with any other person or entity, with regard to the sale or other disposition of the Property.

1.1 Without limitation, among the issues to be addressed in the negotiations for the DDA are: (1) the lease or transfer of the Property by the City to Developer; (2) the proposed design for the Project, architectural drawings detailing the Project, including, but not limited, to the design and type of required structures to be constructed; (3) the development schedule for the proposed Project; (4) a budget that sets forth the costs and fees to design, build, operate, and maintain the Project (including a sources and uses budget) ("Project Budget"); (5) the operational procedures for selecting tenants and managing the Project as affordable housing; (6) terms and conditions for the continued maintenance of the Property and operation of the Project; (7) a commitment by City to provide Developer with a loan from the Low- and Moderate-Income Housing Asset Fund ("LMIHAF"), Permanent Local Housing Allocation ("PLHA") funds, and/or Local Housing Trust Fund ("LHTF") funds in an amount to be determined, and Developer's compliance with the applicable funding source requirements and restrictions; (8) terms and conditions for Developer seeking outside funding; (9) a regulatory agreement, or other similar agreement, that provides for an eligibility for occupancy based on income, affordability, and any other special need restrictions; (10) design or architectural requirements; (11) a schedule of performance; and (12) terms and conditions for regulatory compliance, including, but not limited to, the requisite environmental analysis under the California Environmental Quality Act ("CEQA").

2. Negotiating Period. The rights and duties of the Parties established by this Agreement shall commence on the date that the Parties each execute this Agreement ("Effective Date"). The negotiating period ("Negotiating Period") shall be for a period of seven hundred thirty (730) days, commencing on the Effective Date. The City Manager of City, or his or her designee, shall have the right, in his or her sole discretion, to extend the Negotiating Period for up to an additional one hundred twenty (120) days, resulting in a total potential Negotiating Period of up to eight hundred fifty (850) days. Upon the expiration of the Negotiating Period, or upon the Parties' signing the DDA for the Property, this Agreement shall automatically terminate, without further written notice or action by either Party. Upon such automatic termination, the Parties acknowledge and agree that neither Party shall have any further rights or remedies as to the other, except as specifically set forth herein.

3. Developer Right to Terminate. Developer shall have the right to terminate this Agreement if at any time following the Effective Date the Developer determines the Project is economically infeasible or for any other reason in the Developers' sole and absolute discretion. Upon termination of this Agreement, none of the Parties shall have any further rights or obligations hereunder, except as to the Administrative Fee as set forth in Section 5.1.

4. Developer Acknowledgements. The Developer hereby acknowledges and agrees that no provision of this Agreement shall be deemed to be an offer by the City (or an acceptance by the City of any offer or proposal from the Developer) to convey any interest in the Property to the Developer. The Developer further agrees and understands that any sale of the Property is contingent upon final approval of such sale by the City Council of the City of Hawthorne, in its sole and absolute discretion, and that by entering into this Agreement the City cannot and does not

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guarantee such approval by the City Council of the City of Hawthorne. Any studies relating to the Property that may hereafter be undertaken by the Developer, in its sole discretion, shall be the sole responsibility of the Developer and shall not be deemed to be undertaken for the benefit of the City.

4.1 The Developer shall negotiate exclusively with the City's negotiating team and with no third parties with respect to the Property unless expressly authorized to do so by the City's negotiating team.

4.2 The qualifications of Developer are of particular interest to City. Consequently, with the exception of an "Affiliate" (as defined below) or a limited partnership in which Developer or an Affiliate of Developer is the general partner, no person or entity, whether a voluntary or involuntary successor of Developer, shall acquire any rights or powers under this Agreement, nor shall Developer assign all or any part of this Agreement, without the prior written approval of City. Any such approval by City may be granted, withheld or denied at City's sole and absolute discretion. Any other purported transfer, voluntarily or by operation of law, shall be absolutely null and void and shall confer no rights whatsoever upon any purported assignee or transferee. As used in this Agreement, the term "Affiliate" means any person or entity directly or indirectly, through one or more intermediaries, controlling, controlled by or under common control with Developer. The term "control" as used in the immediately preceding sentence, means, with respect to a person or entity that is a corporation, the right to the exercise, directly or indirectly, of more than fifty percent (50%) of the voting rights attributable to the shares of the controlled corporation, and, with respect to a person or entity that is not a corporation, the possession, directly or indirectly, of the power to direct or cause the direction of the management or policies of the controlled person or entity.

4.3 The Developer shall promptly notify the City in writing of any proposed assignment of Developer's interest in the Agreement. Upon the occurrence of any material change in interest or control, whether voluntary or involuntary, in membership, ownership, management or control of the Developer (other than such changes occasioned by the death or incapacity of any individual or routine change in the composition of the board of directors of Developer in accordance with Developer's bylaws) unless approved in writing, in advance, by the City Manager, the City may terminate this Agreement by serving written notice of such termination on the Developer referencing this Section.

4.4 In carrying out its tasks and obligations under this Agreement, the Developer shall comply with all applicable federal, state, and local laws and regulations.

4.5 Developer agrees, notwithstanding anything to the contrary in this Agreement, the completion of the environmental review required under 24 CFR Part 58 and approval of the U.S. Department of Housing and Urban Development ("HUD") is a condition precedent to closing funding. City agrees that Developer reserves the absolute right to terminate this Agreement in the event Purchaser receives notice that HUD disapproves of the environmental review or the environmental review demonstrates the Property is not suitable for Developer's purposes by sending written notice thereof to City, in which event neither party shall have any further rights, duties, or obligations hereunder, except as expressly provided in this Agreement.

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5. Required Actions and Negotiation Tasks. Within ninety (90) calendar days after the Effective Date, Developer shall, at its sole cost and expense, provide the City with a detailed financial analysis for the Project containing, among other matters, the development costs of the proposed Project, a detailed development budget, an operations budget, including but not limited to costs for maintenance, property management, and supportive services, and other costs that will be associated with the Project ("Financing Proposal"). The Financing Proposal shall be refined by the Parties during the Negotiating Period, as appropriate, and will be used to evaluate the financial feasibility of the proposed Project, to assist in the negotiation of terms, and assist with finalizing a Project Budget. The Financing Proposal shall also include the terms, scope, and limits to annual financing from City, as well as a schedule of financing for the proposed Project.

5.1 Developer shall deposit with the City an administrative fee ("Administrative Fee") in the amount of Twenty-Five Thousand Dollars ($25,000) to be used to reimburse the City for its reasonable attorneys' fees and third-party expenses incurred in connection with negotiating and preparing the DDA whether or not negotiations result in the execution of a DDA. In the event, at the end of the negotiation period set forth in this Agreement, a DDA is not executed, the balance of the Administrative Fee shall be refunded to Developer, within thirty (30) days of termination, less the costs set forth above. If negotiations result in the execution of a DDA, the Administrative Fee shall be applied to the good faith deposit to be required under such DDA.

5.2 The DDA will provide that commencing upon the close of escrow or the execution of a ground lease, Developer will be solely responsible for all development (including site development), continual maintenance of the site (following Developer's acquisition thereof), and operational costs of the proposed Project, except insofar as Developer receives funding from the City or other sources as set forth in a Project Budget. Developer acknowledges that the construction and future maintenance of the proposed Project may be subject to the State of California's prevailing wage requirements and/or federal prevailing wage requirements. The DDA will include a provision that establishes Developer as solely responsible for compliance with all local, state, and federal laws.

5.3 The negotiations for the DDA will address, among other items, the terms; the form, amount, and financing considerations for the proposed Project; the scope and schedule of development; the affordable housing regulatory agreement or covenant; maintenance and operation of the Property; the selection process for individuals referred to or eligible for occupancy of the units in the Project; the potential funding obligations from the LHTF funding, and any other sources of funding for the Project; and any other requirements for Developer and operation of the Project. The City's affordability restrictions shall be recorded against the Property and may be senior to any financing liens. The parties acknowledge, however, that Developer's ability to obtain construction and permanent financing may require negotiation of the relative lien priorities. The parties shall work together in good faith to structure and record the affordability restrictions in a manner that is acceptable to the City, consistent with applicable funding source requirements, and reasonably acceptable to Developer's construction and permanent lenders. Notwithstanding the foregoing, in the event of a loss of subsidy or a foreclosure by a senior lender, the parties agree to work in good faith to permit the City's affordability restrictions to float up to the extent necessary to achieve the project's financial feasibility.

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5.4 The DDA will be subject to the City's insurance requirements (set forth below) and all other applicable and customary City policies. The DDA may require appropriate performance and payment bonds (consistent with industry standards involving public-private projects) with regard to the construction of the proposed Project or another form of assurance that is acceptable to the City.

5.5 The DDA can be subject to other provisions that the City and Developer determine to be necessary or appropriate to implement the proposed Project.

6. Development Documents. The DDA must include a scope of development, site plan, design and planning drawings, grading documents, utility connections, parking locations and other documents that identify the development of the Property for the purpose of operating the Project.

6.1 If this ENA is terminated for any reason other than a default by the City, Developer shall, at its sole cost and expense, provide the City, without any representation or warranty with true and correct copies of all final reports, studies, analyses, and similar documents prepared or commissioned by Developer with respect to this Agreement and the proposed Project, excluding any confidential financial information prepared by Developer.

6.2 Within fifteen (15) business days of the Effective Date, the City will, without any representation or warranty, provide Developer with all documents relating to the Property (including, but not limited to, environmental, property physical condition, geological studies, engineering and structural analyses, and geotechnical reports and soil tests and analyses) to the extent reasonably known to be in City's possession or control.

6.3 The City reserves the right, during the Term of this Agreement, to request reasonable additional information and data from Developer that it considers necessary for review and evaluation of the Property and the proposed Project, which Developer will provide in a timely manner provided that such information has been obtained by Developer pursuant to this Agreement or is otherwise in Developer's possession and control.

7. Due Diligence. During the Negotiating Period, Developer and its employees, contractors, agents, representatives, architects, engineers and consultants (collectively, the "Developer Entities"), at Developer's sole cost and expense, shall have the right to enter and inspect the Property, make surveys and conduct such soils, engineering, hazardous or toxic material, pollution, seismic or other tests, studies and investigation as Developer may require (collectively, the "Inspections"), pursuant to the terms of this Section.

7.1 Developer shall conduct Inspections during regular business hours (Monday through Friday, 7:00 AM to 6:00 PM) upon no less than twenty-four (24) hours' prior written notice to City. City may have a representative present at any Inspections of the Property.

7.2 In conducting its Inspections at the Property, Developer and the Developer Entities shall: (i) not damage any part of the Property (other than invasive testing conducted in accordance with Sections 7. 3 and 7.4 below) or any personal property owned or held by any third party; (ii) promptly repair any damage to the Property resulting from the entry by Developer or the Developer Entities or from any such Inspections; provided that Developer shall not be obligated

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to repair conditions merely discovered by Developer or the Developer Entities in conducting their Inspections (iii) comply with all applicable laws; and (iv) not permit any liens to attach to the Property by reason of the exercise of Developer's rights hereunder.

7.3 Notwithstanding anything to the contrary in this Section, Developer shall not undertake any invasive testing, including, without limitation, taking samples of any kind or type from the Property, without City's prior written approval, which approval shall not be unreasonably withheld or delayed.

7.4 Promptly upon the completion of each Inspection, Developer shall cause the portion of the Property subject to such Inspection to be restored to the condition existing immediately prior to such Inspection, to the extent reasonably practicable; provided that Developer shall not be obligated to repair conditions merely discovered by Developer or the Developer Entities in conducting their Inspections or caused by the City or the City Personnel. In the event this Agreement is terminated for any reason other than a default by the City, Developer shall, upon written request by the City, deliver to the City copies of any third-party, non-proprietary reports or studies concerning the physical condition of the Property or its suitability for development, to the extent such reports have been obtained and fully paid for by Developer as of the date of termination. This obligation excludes any proprietary or internal analyses, models, or materials prepared by or for Developer. The City acknowledges that the delivery of any such reports shall be without representation or warranty of any kind, and subject to any third-party license or use restrictions governing such materials.

7.5 Developer hereby indemnifies, defends, and holds harmless City and City's officers, officials, members, employees, agents, and representatives (collectively, the "City and City Personnel"), and the Property, free and harmless from and against any and all claims, damages, liabilities, demands, injury, actions, liens, stop notices, losses, costs and expenses (including without limitation reasonable attorneys' fees and court costs) arising from or as a result of any action by Developer or Developer Entities in connection with conducting Inspections, except to the extent caused by an indemnified party's active negligence, recklessness or intentional misconduct or merely discovered by Developer or the Developer Entities in conducting their Inspections.

7.6 Developer's obligations under this Section 7 shall survive the expiration or termination of this Agreement.

8. Environmental Review. Developer will be responsible for compliance with the requirements of the CEQA pursuant to California Public Resources Code Sections 21000 et seq. and California Code of Regulations Sections 15000 et seq., in connection with the proposed use of the Property and the development of the proposed Project. Nothing in this Agreement shall be construed to compel the City to approve or make any particular findings with respect to such CEQA documentation. Developer shall provide such information about the proposed Project as may be required to enable the City to consider any CEQA-required document and shall otherwise generally cooperate with the City to complete this task.

8.1 If the City, in its sole discretion, determines that the future approval of the DDA requires non-feasible mitigation measures, or fails to yield benefits that outweigh significant

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unavoidable impacts, or the City otherwise determines, in its sole discretion, that it is unable to make any finding required by CEQA as a prerequisite to approval of the DDA, the City may terminate this Agreement, without penalty. Upon such termination, neither Party shall have any further duties, obligations, rights, or liabilities under this Agreement, except for those rights and obligations that expressly survive termination of this Agreement.

8.2 The Parties intend this Agreement to reflect the basic understanding between them, but agree that the DDA contemplated herein shall be subject to, and contingent on, the City's approval, in its sole discretion, of a final CEQA determination. This Agreement does not constitute a legally binding commitment to a specific project, to the proposed Project, to any transfer of the Property, or to the DDA.

9. Progress Reports. From time to time as reasonably requested by the City, the Developer agrees to make oral and written progress reports advising the City on all matters related to the proposed Project, including financial feasibility analyses, construction cost estimates, marketing studies, and similar due diligence matters.

10. Community Engagement. The City and Developer shall confer and seek agreement on an appropriate strategy to obtain input from community members regarding the proposed Project.

11. Insurance. Without limiting Developer's indemnification obligations under this Agreement, Developer shall procure and maintain, at its sole cost and for the duration of this Agreement, insurance coverage as provided below, against all claims for injuries against persons or damages to property which may arise from or in connection with the performance of the work hereunder by Developer and/or the Developer Entities, including without limitation conducting Inspections. In the event that Developer subcontracts any portion of the work, the contract between Developer and such subcontractor shall require the subcontractor to maintain the same types (with the same endorsements) and amounts of insurance that Developer is required to maintain pursuant to this Section.

11.1 Commercial General Liability Insurance which affords coverage at least as broad as Insurance Services Office "occurrence" form CG 00 01 including completed operations and contractual liability, with limits of liability of not less than $3,000,000 per occurrence and $5,000,000 annual aggregate for liability arising out of Developer's performance of this Agreement, including without limitation conducting Inspections. Such insurance shall be endorsed to:

(a) Name the City and City Personnel as additional insureds for claims arising out of Developer's performance of this Agreement, including without limitation Developer's conducting of the Inspections.

(b) Provide that the insurance is primary and non-contributing with any other valid and collectible insurance or self-insurance available to City.

11.2 Automobile Liability Insurance with a limit of liability of not less than $2,000,000 per occurrence and $4,000,000 annual aggregate. Such insurance shall include

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coverage for all "owned," "hired" and "non-owned" vehicles, or coverage for "any auto." Such insurance shall be endorsed to:

(a) Name the City and City Personnel as additional insureds for claims arising out of Developer's performance of this Agreement, including without limitation Developer's conducting of the Inspections.

(b) Provide that the insurance is primary and non-contributing with any other valid and collectible insurance or self-insurance available to City.

11.3 Workers' Compensation Insurance in accordance with the Labor Code of California and covering all employees of Developer providing any service in the performance of this Agreement; provided, however, that Developer shall not be required to obtain workers' compensation insurance because Developer does not have any employees, so long as Developer executes a Workers' Compensation Waiver in the substantially the form set forth in Exhibit "B" to this Agreement. Such insurance shall be endorsed to waive the insurer's right of subrogation against the City and City Personnel.

11.4 Evidence of Insurance: Developer shall provide City a Certificate(s) of Insurance evidencing such coverage, together with copies of the required policy endorsements, no later than five (5) business days prior to commencement of any inspections and prior to the expiration of any policy. Statements on an insurance certificate will not be accepted in lieu of the actual endorsements required. Coverage shall not be suspended, voided, cancelled, reduced in coverage or in limits, non-renewed, or materially changed for any reason, without thirty (30) days prior written notice thereof given by the insurer to City by U.S. mail, or by personal delivery, except for nonpayment of premiums, in which case ten (10) days prior notice shall be provided.

11.5 Acceptability of Insurers. Each policy shall be from a company with current A.M. Best's rating of A- VII or higher and authorized to do business in the State of California, or otherwise allowed to place insurance through surplus lines brokers under applicable provisions of the California Insurance Code or any federal law. Any other rating must be approved in writing by City.

12. No Predetermination of City Discretion. The Parties acknowledge and agree that nothing in this Agreement in any respect does or shall be construed to affect or prejudge the exercise of City's discretion concerning the consideration of the DDA. The Parties do not intend for this Agreement to be a DDA or lease or conveyance of the Property. The Parties acknowledge and agree that they have not agreed upon the essential terms of the subject matter of the transaction, and that such essential terms will be the subject matter of further negotiations. The Parties acknowledge and agree that any final agreement, if an agreement is reached, would be in the form of a DDA, and any such Agreement would not be effective until it has been considered and formally approved by the City Council and Developer, and thereafter has been executed by authorized representatives of each Party. Notwithstanding anything in this Agreement to the contrary, City does not intend this Agreement to commit to a definite course of action with respect to the Property, and City retains full discretion with respect to (i) the Property, (ii) the DDA, (iii) any determination under the California Environmental Quality Act of 1970, Public Resources

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Code Section 21000, et seq. (i.e., CEQA) with respect to the consideration of a DDA and/or any proposed development of the Property.

13. Costs and Expenses. Each Party shall be responsible for its own costs and expenses in connection with any activities and negotiations in connection with the performance of its obligations under this Agreement.

14. Lead Negotiators. The City Manager, or his or her designee, shall be the lead negotiator for the City with respect to the subject matter of this Agreement. Lara Regus, of Developer, or her designee, shall be the lead negotiator for Developer with respect to the subject matter of this Agreement.

15. Address for Notices. Any notices pursuant to this Agreement shall be in writing and delivered (i) in person, (ii) by reputable overnight delivery service that provides a receipt with the time and date of delivery, such as Federal Express, or (iii) by United States Mail, certified or registered, postage prepaid, return receipt requested, to the following addresses:

To City:	City of Hawthorne 4455 W. 126th Street Hawthorne, CA 90250 Attn.: Planning Director
With a copy to:	City of Hawthorne 4455 W. 126th Street Hawthorne, CA 90250 Attn.: City Attorney
To Developer:	Abode Communities 1149 Hill Street, Suite 700 Los Angeles, CA 90015 Attn.: President
With a copy to:	Bocarsly Emden Cowan Esmail & Arndt LLP 633 West Fifth Street, Suite 5880 Los Angeles, CA 90071 Attention: Nicole Deddens

Any Party may designate a different address for itself by notice. Any notice, demand, or document so given, delivered, or made by United States mail, shall be deemed to have been given seventy-two (72) hours after the same is deposited in the United States mail as registered or certified mail, addressed to addresses above, with postage thereon fully prepaid. Any notice, demand, or document delivered by overnight delivery service shall be deemed complete upon actual delivery or attempted delivery, provided such attempted delivery is made on a business day. Any such notice, demand, or document not given by registered or certified mail or by overnight delivery service as aforesaid shall be deemed to be given, delivered, or made upon receipt of the same by the Party to whom the same is to be given or delivered.

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16. Default. Failure by either Party to negotiate in good faith or to perform any of its obligations as provided in this Agreement shall constitute a default under this Agreement. The non-defaulting Party shall give written notice of a default to the defaulting Party, specifying the nature of the default and the action required to cure the default. If the default remains uncured thirty (30) days after the date of such notice or such longer period of time as is reasonably necessary to cure the default, provided that the defaulting party commences to cure the default within said thirty (30) day period and, thereafter, reasonably diligently prosecutes the cure to completion, the non-defaulting Party may exercise the remedies set forth in Section 17 of this Agreement.

17. Remedies for Breach of Agreement. In the event of an uncured default under this Agreement, the sole remedies of the non-defaulting Party shall be to (a) terminate this Agreement, (b) institute an action for specific performance of this Agreement, or (c) institute legal action to recover actual damages for the default (limited to actual, documented out-of-pocket costs incurred by the non-defaulting Party as a result of such default). Following the termination of this Agreement, neither Party shall have any further rights, remedies, or obligations under this Agreement, except as specifically set forth herein. Neither Party shall have any liability to the other for monetary damages for failure to reach agreement on the DDA, and each Party hereby waives and releases any such rights or claims it may otherwise have at law or at equity. The Parties' rights and obligations under this Section 17 shall survive the expiration or termination of this Agreement.

18. Reserved.

19. Entire Agreement. This Agreement constitutes the entire understanding and agreement of the Parties, integrates all of the terms and conditions mentioned herein or incidental hereto, and supersedes all negotiations or previous agreements between the Parties or their predecessors in interest with respect to all or any part of the subject matter hereof.

20. Time of Essence. Time is of the essence of every portion of this Agreement in which time is a material part.

21. Agreement Does Not Constitute Development Approval. City reserves final discretion and approval as to any proposed development of the Property and any DDA and all proceedings and decisions in connection therewith. This Agreement shall not be construed as a grant of development rights or land use entitlements to construct the Project or any other development on the Property. All design, architectural, and building plans for any proposed development shall be subject to the review and approval of City and any other Federal, State or local entity with jurisdiction over the Property and/or proposed development. By its execution of this Agreement, City is not committing itself to or agreeing to undertake any disposition of the Property to Developer, or any other acts or activities requiring the subsequent independent exercise of discretion by City or any agency or department thereof.

21.1 Notwithstanding the foregoing, the City anticipates initiating a separate process to entitle the Property prior to any transfer of site control, and the parties anticipate that such entitlement process, along with the responsibilities and timing related thereto, will be addressed in more detail in the DDA. Nothing in this Agreement shall obligate the City to complete such entitlement process or limit the City's discretion with respect to any such entitlements.

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22. Governing Law. This Agreement shall be construed in accordance with the laws of the State of California, and venue for any action initiated by a Party to interpret or enforce this Agreement shall lie exclusively in the state and federal courts in the County of Los Angeles.

23. Attorneys' Fees. Each Party shall be responsible for payment of its own attorneys' fees and expenses with respect to negotiation and preparation of this Agreement. In the event any action is brought to enforce or interpret any of the provisions of this Agreement, the prevailing

24. Amendments. This Agreement may not be altered, amended, changed, waived, terminated or modified in any respect or particular unless the same shall be in writing and signed by the Parties.

25. Implementation of Agreement. City shall maintain authority to implement this Agreement through the City Manager (or his or her designee). The City Manager shall have the authority to make approvals, waive provisions and/or enter into certain amendments of or implementing agreements for this Agreement on behalf of City so long as such actions do not materially or substantially change the substantive business terms of this Agreement, or add to the costs incurred or to be incurred by City as specified herein. All other material and/or substantive approvals, waivers, or amendments shall require the consideration, action and written consent of the City Council.

26. Real Estate Commissions. Each of the Parties represents and warrants to the other Party that no real estate commission, broker's fees, or finder's fees which may accrue by means of the acquisition of the Property is due to any person, firm or entity. City shall indemnify, protect, defend and hold harmless Developer from any loss, liability, damage, cost, claim or expense (including reasonable attorneys' fees) incurred by reason of any broker fee, commission or finder's fee that is payable or alleged to be payable to any broker or finder which results from any act or agreement of City. Developer shall indemnify, protect, defend and hold harmless City from any loss, liability, damage, cost, claim or expense (including reasonable attorneys' fees) incurred by reason of any broker fee, commission or finder's fee that is payable or alleged to be payable to any broker or finder which results from any act or agreement of Developer.

27. Conflict of Interest. No member, official or employee of City having any conflict of interest, direct or indirect, related to this Agreement shall participate in any decision relating to this Agreement. The Parties represent and warrant that they do not have knowledge of any such conflict of interest.

28. Counterparts. This Agreement may be executed in counterparts, each of which shall be deemed an original, but which when taken together shall constitute one and the same instrument. This Agreement may be executed by electronic transmission (in PDF form) or by electronic signature (such as DocuSign).

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IN WITNESS WHEREOF, City and Developer have executed this Exclusive Negotiating Agreement as of the date first set forth above.

CITY:

CITY OF HAWTHORNE,
a municipal corporation

By: _____
Vontray Norris, City Manager

ATTEST:

_____
Dayna S. Williams-Hunter, City Clerk

APPROVED AS TO FORM:

_____
Robert Kim, City Attorney

ABODE COMMUNITIES:

ABODE COMMUNITIES,
a California nonprofit organization.

By: DocuSigned by: Holly Benson
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Holly Benson,
President and Chief Executive Officer

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EXHIBIT "A"

LEGAL DESCRIPTION OF PROPERTY

Real property located in the City of Hawthorne, County of Los Angeles, State of California, described as follows:

APN: 4051-030-902:

THE SOUTHERLY 24 FEET OF LOT 308 OF DIVISION "B" AND LOT 309 OF DIVISION "B", EXCEPT THE SOUTHERLY 20 FEET OF SAID LOT 309, BOTH OF TRACT NO. 874, IN THE CITY OF HAWTHORNE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 17, PAGES 110 AND 111 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

SAID DISCRIPTION IS MADE PURSUANT TO THAT CERTAIN LOT LINE ADJUSTMENT/CERTIFICATE OF COMPLIANCE RECORDED MAY 5, 2010 AS INSTRUMENT NO. 2010-643861 OF OFFICIAL RECORDS.

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EXHIBIT "B"

WORKERS' COMPENSATION WAIVER

I, Holly Benson, on behalf of Developer, hereby, certify and acknowledge that Developer is aware of the workers' compensation laws of the State of California and that Developer currently has no employees who would be subject to the protection of the Workers Compensation Act. Furthermore, Developer agrees that, if at any time during the term of the Agreement, any employees are hired by Developer, that Developer will comply with the requirement of the workers' compensation laws. At that time, Developer will provide evidence of such coverage to the City of Hawthorne.

DocuSigned by:

By: Holly Benson Date: 6/10/2025

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Title: President & CEO

Company: Abode Communities

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LETTER OF INTENT

INITIAL FUNDING COMMITMENT FOR CORDARY AFFORDABLE HOUSING PROJECT

Date: June 24, 2025

To: Lara Regus
Abode Communities
1149 Hill Street, Suite 700
Los Angeles, CA 90015

From: Vontray Norris, City Manager, City of Hawthorne

Subject: Letter of Intent – Initial Funding Commitment for Cordary Affordable Housing Project

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We are pleased to inform you that the City of Hawthorne (City) has approved an initial commitment for an affordable housing development loan in the amount of $6,000,000 to Abode Communities (Borrower) for the development of the Cordary Affordable Housing Project (Project) located in Hawthorne, CA.

The purpose of the loan is to provide funding for the construction of new affordable housing residences with income restrictions ranging between 30 percent Area Median Income (AMI) and 80 percent AMI. The loan is contingent on the Borrower securing sufficient other funding for the Project and is subject to the terms and conditions set forth in this commitment letter.

Loan Amount:	Six Million Dollars ($6,000,000)
Source of Funds:	Low- and Moderate-Income Housing Asset Fund
Interest Rate:	Three percent (3%), as defined in the Promissory Note
Term of Loan:	Up to thirty (30) months for construction, plus fifty-five (55) years starting from the date a Certificate of Occupancy or Placed in Service Date is issued to the Project
Fees:	One percent (1%) origination fee
Disbursement:	Draw down funding will be based on invoices and

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	construction pay applications
Payment:	Following conversion to a permanent loan, Borrower shall make payments from residual receipts (calculated after payment in full of the development fee to Abode Communities and otherwise, as defined in the loan agreement).
Security:	Deed of Trust, which may be subordinated to other lenders with City reasonable approval.
Regulatory Agreement:	A Regulatory Agreement with a fifty-five (55) year term from the date the Certificate of Occupancy or Placed in Service Date is issued to the Project, which specifies, among other requirements, eligible occupancy standards, maximum affordable rents, and minimum operating and replacement reserves which may be subordinated to other lenders with City reasonable approval.
Project Name:	Cordary Affordable Housing Project
Project Location:	The parcel located immediately south of 14115 Cordary Avenue, identified as assessor parcel number (APN) 4051-030-902.
Number of Units:	Approximately ninety-two (92) Units, exact number to be determined.
Occupancy and Rent Restrictions:	All units [except possibly a manager's unit(s)] shall be restricted to income levels ranging between 30 percent AMI and 80 percent AMI. At least 30 percent of the units shall be restricted to 30 percent or less AMI. At least 80 percent of the units shall be restricted to 60 percent or less AMI. The exact mix of income levels will be determined. For new tenants moving into the property, the rent shall be affordable based on the income levels, adjusted for the number of bedrooms and less a utility allowance for any tenant-paid utilities.
Project Description:	The Project is a proposed 92-unit, new construction affordable housing development for families. The development will also include a community room and a podium open-space courtyard.

Docusign Envelope ID: 17D77744-482E-4C32-8295-6A2B263AC254

Project Status: Predevelopment

Effective Date: This Letter of Intent is effective on the date of the Borrower signature.

Other conditions for the funding commitment include 1) Borrower securing sufficient necessary other funding for the Project, 2) the completion of a Phase 1 Environmental Site Assessment, 3) Successful execution of a Disposition and Development Agreement (DDA), and 4) Borrower following the proposed community outreach process. In addition to this initial commitment of funds, the City intends to assist with site entitlement to achieve the desired number of units developed.

This commitment letter is not intended to describe all of the requirements, terms, conditions, and documents necessary for the loans. A loan agreement, including the promissory note, deed of trust, and related documents, will be prepared for approval by City legal counsel and shall include all provisions and attachments customarily included in City affordable housing loan agreements.

City and Borrower intend for this commitment letter to be a legally binding and enforceable agreement. Therefore, the parties agree to proceed in good faith to prepare the required documents and satisfy the other conditions to the commitment. Conditions stated herein may be changed only by the prior written consent of both of the parties to this commitment letter.

The initial amount of the City loan has been based upon estimated total development costs submitted by Borrower. The loan amount may be adjusted based on updated Development cost estimates.

The commitment contained herein expires on June 1, 2026, or at the execution of a Disposition and Development Agreement, whichever occurs first. Please sign the attached copy of this letter and return it to us as soon as possible, to acknowledge acceptance of the terms and conditions contained in this letter.

Docusign Envelope ID: 17D77744-482E-4C32-8295-6A2B263AC254

Should you have any questions or concerns regarding this proposed Project, contact Gregg McClain at (310) 349-2970 or GMcClain@cityofhawthorne.org.

Thank you,

Vontray Norris, City Manager
vnorris@cityofhawthorne.org
(310) 349-2910
ACKNOWLEDGED AND ACCEPTED:

Abode Communities

DocuSigned by:
Lara Regus
595E3E26133A432...

SVP, Real Estate Development

Name & Title

6/18/2025

Date

Cc: Gregg McClain, Planning Department Director

AGENDA ITEM NO. 9.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
RESOLUTION NO. 8541
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) EXCESS LIABILITY PROGRAM

RECOMMENDED MOTION:
Staff Recommends that the City Council Adopt Resolution No. 8541 Approving the City's Membership with PRISM

DISCUSSION:
The City of Hawthorne had been a long-term member of Independent Cities Risk Management Authority (ICRMA) for its excess general liability coverage and shared costs. Due to various concerns, the City Council adopted Resolution No. 8467 in 2024, which declared its intention to leave ICRMA. The effective date for the City's exit from ICRMA is June 30, 2025.

Public Risk Innovation, Solutions, and Management (PRISM) is another pooled general liability entity created under the California's joint powers authority (JPA). PRISM is a much larger pooled JPA than ICRMA and is comprised of members of numerous agencies throughout the state of California. For its Worker's Compensation Program, the City of Hawthorne had been a member of PRISM since 2003. Similar to ICRMA, the City would be self-insured up to a City decided amount with the potential liability beyond the self-insured amounts to be covered under the PRISM's excess insurance program.

Upon execution, the attached Memorandum of Understanding Excess Liability Program documents the City of Hawthorne's membership with PRISM

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
n/a

FISCAL IMPACT:
A Sufficient Amount for the Premium for General Liability Excess Insurance and for the PRISM membership has been budgeted for the fiscal year 2025/2026. The specific amount has not yet been determined.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Resolution No. 8541 PRISM GL
MOU - PRISM GL

RESOLUTION NO. 8541

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) EXCESS LIABILITY PROGRAM

WHEREAS, in May 2024, the City of Hawthorne adopted Resolution No. 8467 noticing its intent to withdraw from Independent Cities Risk Management Authority (ICRMA), the city's long term, pooled excess insurance entity created under the California's joint powers authority; and

WHEREAS, based on the City's notice to withdraw from ICRMA, the effective date of departure from ICRMA is June 30, 2025; and

WHEREAS, the City of Hawthorne, through the authority of its city manager, had been submitting the necessary documentations to join a larger pooled excess insurance entity also created under the California's joint power authority; Public Risk Innovation, Solutions, And Management (PRISM); and

WHEREAS, the City of Hawthorne desires to join together with the members of PRISM for the purpose of jointly funding and/or establishing excess and other insurance programs as determined; and

WHEREAS, PRISM has determined that it is necessary for each member of PRISM to delegate to a person(s) or position(s) authority to act on the member's behalf in matters relating to the member and PRISM.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hawthorne does hereby find, determine and order as follows:

Section 1. The City Council of the City of Hawthorne, California, hereby incorporates by reference all the recitals herein and finds that they are true and correct.

Section 2. The City Council of the City of Hawthorne, California does hereby approve becoming a member of the Public Risk Innovation, Solutions, and Management and authorizes the execution of the Public Risk Innovation, Solutions, and Management Joint Powers Agreement, and except as to actions that must be approved by the City Council, Samuel English, the City's Legal Risk Specialist, is hereby appointed to act in all matters relating to the member and PRISM.

Section 3. The City Clerk shall certify to the adoption of this Resolution and thereafter the same shall be in full force and effect.

PASSED, APPROVED, and ADOPTED this 24th day of June 2025.

_____
ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:

_____
DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

APPROVED AS TO FORM:

_____
ROBERT M. KIM, City Attorney
City of Hawthorne, California

Adopted: March 5, 1993
Amended: October 2, 1998
Amended: October 6, 2006
Amended: March 6, 2009

MEMORANDUM OF UNDERSTANDING
EXCESS LIABILITY PROGRAM

This Memorandum of Understanding is entered into by and between Public Risk Innovation, Solutions, and Management (hereinafter referred to as "PRISM") and the participating members who are signatories to this Memorandum.

1. **JOINT POWERS AGREEMENT.** Except as otherwise provided, all terms used herein shall be as defined in Article 1 of Joint Powers Agreement Creating PRISM (hereinafter referred to as "Agreement"), provisions of any applicable coverage agreement and all other provisions of the Agreement not in conflict with this Memorandum shall be applicable.

2. **ANNUAL PREMIUM.** The participating members, in accordance with the provisions of Article 14(b)(2) of the Agreement, shall be assessed an annual premium for the purpose of funding the Program. Annual premiums shall include the participating member's share of expected losses for the policy period, including Incurred But Not Reported (IBNR) losses, as well as margin for contingencies based upon a confidence level as determined by the Board of Directors of PRISM (hereinafter Board), and adjustments, if any, for a surplus or deficit from all program policy periods. In addition, the premium shall include program reinsurance costs and program administrative costs, plus PRISM's general expense allocated to the Program by the Board for the next policy period.

3. **COST ALLOCATION.** Each participating member's share of annual premium shall be determined pursuant to a cost allocation plan as described in Article 14(b)(2) of the Agreement. The Board approved cost allocation plan is attached hereto as Exhibit A and may be amended from time to time by an affirmative vote of the majority of the Board representing the members participating in the Program.

4. **DIVIDENDS AND ASSESSMENTS.** The Program shall be funded in accordance with paragraph 2 above. As a general rule, the annual premium, as determined by the Board, shall be established at a level which shall provide adequate overall funding without the need for adjustments to past policy period(s) in the form of dividends and assessments. Should the Program for any reason not be adequately funded, except as otherwise provided herein, pro-rata assessments to the participating members may be utilized to ensure the approved funding level for those policy periods individually or for a block of policy periods, in accordance with the provisions of Article 14(b)(3) of the Agreement. Pro-rata dividends shall be declared as provided herein. Dividends may also be declared as deemed appropriate by the Board.

5. **CLOSURE OF POLICY PERIODS.** Notwithstanding any other provision of this Memorandum, the following provisions are applicable:

(a) Upon reaching ten (10) years of maturity after the end of a program period, that period shall be "closed" and there shall be no further dividends declared or assessments made with respect to those program periods, except as set forth in paragraph 6(a), below;

(b) Notwithstanding subparagraph (a) above, the Board may take action to leave a policy period "open" even though it may otherwise qualify for closure. In addition, the last ten (10) policy periods shall always remain "open" unless the Board takes specific action to declare any of the last ten (10) policy periods closed.

(c) Dividends and assessments, other than those set forth in paragraph 6(a) below, shall be administered to the participating members based upon the proportion of premiums paid to the Program in "open" periods only. For purposes of administering dividends and assessments pursuant to this subparagraph, all "open" policy periods shall be considered as one block. New members to the Program shall become eligible for dividends and assessments upon participating in the Program for three (3) consecutive policy periods (not less than twenty-four (24) months). Participating members who withdraw from the Program prior to the three (3) year policy period restriction are still eligible for any assessments that arose out of the policy years they participated in the Program.

6. **DECLARATION OF DIVIDENDS.** Dividends shall be payable from the Program to a participating member in accordance with its proportionate funding to the Program during all "open" policy periods except as follows:

(a) A dividend shall be declared at the time a program period is closed on all amounts, which represent premium surcharge amounts assessed pursuant to Article 14(b)(3) of the Agreement where the funding exceeds the 80% confidence level. This dividend shall be distributed based upon each member's proportionate share of assessment paid and accrued to the policy period being closed.

7. **MEMORANDUM OF COVERAGE.** A Memorandum of Coverage shall be issued by PRISM evidencing membership in the Program and setting forth terms and conditions of coverage.

8. **CLAIMS ADMINISTRATION.** Each participating member shall comply with PRISM's Underwriting and Claims Administration Standards (including Addendum B - Liability Claims Administration Guidelines) as amended from time-to-time, and which are attached hereto as Exhibit B and incorporated herein.

9. **LATE PAYMENTS.** Notwithstanding any other provision to the contrary regarding late payment of invoices or cancellation from a Program, at the discretion of the Executive

Committee, any member that fails to pay an invoice when due may be given a ten (10) day written notice of cancellation.

10. **RESOLUTIONS OF DISPUTES.** Any question or dispute with respect to the rights and obligations of the parties to this Memorandum regarding coverage shall be determined in accordance with the Joint Powers Agreement Article 31, Dispute Resolution.

11. **AMENDMENT.** This Memorandum may be amended by a two-thirds vote of the Board and signature on the Memorandum by the member's designated representative who shall have authority to execute this Memorandum. Should a member of the Program fail to execute any amendment to this Memorandum within the time provided by the Board, the member shall be deemed to have withdrawn as of the end of the policy period.

12. **COMPLETE AGREEMENT.** Except as otherwise provided herein, this Memorandum constitutes the full and complete agreement of the members.

13. **SEVERABILITY.** Should any provision of this Memorandum be judicially determined to be void or unenforceable such determination shall not affect any remaining provision.

14. **EFFECTIVE DATE.** This Memorandum shall become effective on the effective date of coverage for the member and upon approval by the Board of any amendment, whichever is later.

15. **EXECUTION IN COUNTERPARTS.** This Memorandum may be executed in several counterparts, each of which shall be an original, all of which shall constitute but one and the same instrument.

In Witness Hereof, the undersigned have executed this Memorandum as of the date set forth below:

Dated: 3/6/2009

_____
Public Risk Innovation, Solutions, and Management

Dated: _____

_____
Name

Member Entity: _____

EXHIBIT A

EXCESS LIABILITY PROGRAM
COST ALLOCATION PLAN

As delegated by the Board of Directors, the Executive Committee will determine the specific allocation of all costs among the members subject to the following parameters:

Actuarial Analysis

An annual actuarial analysis will be performed using loss and exposure data collected from the members. The analysis will determine the necessary funding rates at various confidence levels and using various discount assumptions. Different rates may be developed for different groups or classes of business as is deemed necessary or appropriate by the Executive Committee. At the March Board meeting, the Board of Directors will select the funding level rates and discount factors to be used based upon the actuarial analysis and recommendations from the actuary, the Underwriting Committee, and the Executive Committee.

Pool Contributions

The total needed pool contribution will be determined by multiplying the rates described above by the exposure for all of the members participating in the Pool. For schools, the exposure base will be the reported Average Daily Attendance (ADA). For all other members, the exposure base will be estimated payroll for the year being funded. The Executive Committee may break the Pool into different layers for allocation purposes, and may apply a different loss experience modification for each layer as is deemed appropriate based on loss frequency. In general, the lower layers will be subject to greater experience modification and the higher layers will be subject to lower experience modification or no experience modification. Within the layers, the larger members will be subject to greater experience modification than the smaller members. After the experience modification has been applied for each layer, there will be a pro-rata adjustment back to the total needed pool contribution.

Reinsurance Premiums

The reinsurance premium will be determined through negotiations with the reinsurer(s) and approved by the Board upon recommendation of the Underwriting and Executive Committees. This premium will then be allocated among the members based upon their exposure (ADA or estimated payroll).

PRISM Administration Fees

The total PRISM Administration Fees will be determined through the annual budgeting process with an appropriate amount allocated to the Excess Liability Program. These fees will be allocated among the members as determined by

the Executive Committee. In general, the basis for this allocation will be each member's percentage of the total Pool contributions and reinsurance premium.

Deviation From the Standard

The Executive Committee may establish policies to deviate from the standard allocation methodology selected for each year on a case-by-case basis, if necessary. They may also elect to further delegate some or all of the decision making herein to the Underwriting Committee.

Adopted: December 6, 1985
Last Amended: July 1, 2019

EXHIBIT A

PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) UNDERWRITING AND CLAIMS ADMINISTRATION STANDARDS

I. GENERAL

A. Each Member shall appoint an official or employee of the Member to be responsible for the risk management function and to serve as a liaison between the Member and PRISM for all matters relating to risk management.

B. Each Member shall maintain a loss prevention program and shall consider and act upon all recommendations of PRISM concerning the reduction of unsafe conditions.

II. EXCESS WORKERS' COMPENSATION PROGRAM

A. Members of the Excess Workers' Compensation Program, except those members of the Primary Workers' Compensation Program whose responsibilities are outlined in Section IV below, shall be responsible for the investigation, settlement, defense and appeal of any claim made, suit brought or proceeding instituted against the Member.

1. The Member shall use only qualified personnel to administer its workers' compensation claims. At least one person in the claims office (whether in-house or outside administrator) shall be certified by the State of California as a qualified administrator of self-insured workers' compensation plans.

2. Qualified defense counsel experienced in workers' compensation law and practice shall handle litigated claims. Members are encouraged to utilize attorneys who have the designation "Certified Workers' Compensation Specialist, the State Bar of California, Board of Legal Specialization".

3. The Member shall use PRISM's Workers' Compensation Claims Administration Standards (Addendum A) and shall advise its claims administrator that these standards are utilized in PRISM's workers' compensation claims audits.

B. The Member shall provide PRISM written notice of any potential excess workers' compensation claims in accordance with the requirements of PRISM's Bylaws. Updates on such claims shall be provided pursuant to the reporting provisions of PRISM's Workers'

Compensation Claims Administration Standards (Addendum A) or as requested by PRISM and/or PRISM's excess carrier.

C. A claims administration audit utilizing PRISM's Workers' Compensation Claims Administration Standards (Addendum A) shall be performed once every two (2) years. In addition, an audit will be performed within twelve (12) months of any of the following events:

1. There is an unusual fluctuation in the Member's claim experience or number of large claims, or

2. There is a change of workers' compensation claims administration firms, or

3. The Member is a new member of the Excess Workers' Compensation Program.

The claims audit shall be performed by a firm selected by PRISM unless an exception is approved. Recommendations made in the claims audit shall be addressed by the Member and a written response outlining a program for corrective action shall be provided to PRISM within sixty (60) days of receipt of the audit.

D. Each Member shall maintain records of claims in each category of coverage (i.e. indemnity, medical, expense) or as defined by PRISM and shall provide such records to PRISM as directed by the Board of Directors, Claims Review Committee, Underwriting Committee, or Executive Committee. Such records shall include both open and closed claims, allocated expenses, and shall not be capped by the Member's self-insured retention.

E. The Member shall obtain an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) at least once every three (3) years. Based upon the actuarial recommendations, the Member should maintain reserves and make funding contributions equal to or exceeding the present value of expected losses and a reasonable margin for contingencies.

III. GENERAL LIABILITY PROGRAMS

A. Members of the General Liability 1 or General Liability 2 Programs, except those members of the Deductible Buy-Down Program whose responsibilities are outlined in Section V below, shall be responsible for the investigation, settlement, defense and appeal of any claim made, suit brought or proceeding instituted against the Member.

1. The Member shall use only qualified personnel to administer its liability claims.

2. Qualified defense counsel experienced in tort liability law shall handle litigated claims. Members are encouraged to utilize defense counsel experienced in the subject at issue in the litigation.

3. The Member shall use the Liability Claims Administration Standards (Addendum B) and shall advise its claims administrator that these standards are utilized in PRISM's liability claims audits.

B. The Member shall provide PRISM written notice of any potential excess liability claim in accordance with the requirements of PRISM's Bylaws. Updates on such claims shall be provided pursuant to the reporting provisions of PRISM's Liability Claims Administration Standards (Addendum B) or as requested by PRISM and/or PRISM's excess carrier.

C. A claims administration audit utilizing PRISM's Liability Claims Administration Standards (Addendum B) shall be performed once every two (2) years. In addition, an audit will be performed within twelve (12) months of any of the following events:

1. There is an unusual fluctuation in the Member's claims experience or number of large claims, or

2. There is a change of liability claims administration firms, or

3. The Member is a new member of the General Liability 1 or General Liability 2 Program.

The claims audit shall be performed by a firm selected by PRISM unless an exception is approved. Recommendations made in the claims audit shall be addressed by the Member and a written response outlining a program for corrective action shall be provided to PRISM within sixty (60) days of receipt of the audit.

D. Each Member shall maintain records of claims in each category of coverage (i.e. bodily injury, property damage, expense) or as defined by PRISM and shall provide such records to PRISM as directed by the Board of Directors or applicable committee. Such records shall include open and closed claims, allocated expenses, and shall not be capped by the Member's self-insured retention.

E. The Member shall obtain an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) at least once every three (3) years. Based upon the actuarial recommendations, the Member should maintain reserves and make funding contributions equal to or exceeding the present value of expected losses and a reasonable margin for contingencies.

IV. PRIMARY WORKERS' COMPENSATION PROGRAM

A. Members of the Primary Workers' Compensation Program shall provide the third party administrator written notice of any claim in accordance with the requirements of PRISM. Members must also cooperate with the third party administrator in providing all necessary information in order for claims to be administered appropriately.

B. PRISM shall be responsible for ensuring qualified personnel administer claims in the Primary Workers' Compensation Program and that claims are administered in accordance with PRISM's Workers' Compensation Claims Administration Standards (Addendum A).

C. PRISM shall be responsible for ensuring a claims administration audit utilizing PRISM's Workers' Compensation Claims Administration Standards (Addendum A) is performed once every two (2) years.

D. PRISM shall be responsible for obtaining an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) annually.

V. DEDUCTIBLE BUY-DOWN PROGRAM

A. Members of the Deductible Buy-Down Program shall provide the third party administrator written notice of any claim or incident in accordance with the requirements of PRISM. Members must also cooperate with the third party administrator in providing all necessary information in order for claims to be administered appropriately.

B. PRISM shall be responsible for ensuring qualified personnel administer claims in the Deductible Buy-Down Program and that claims are administered in accordance with PRISM's Liability Claims Administration Standards (Addendum B).

C. PRISM shall be responsible for ensuring a claims administration audit utilizing PRISM's Liability Claims Administration Standards (Addendum B) is performed once every two (2) years.

D. PRISM shall be responsible for obtaining an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) annually.

VI. PROPERTY PROGRAM

A. Members of the Property Program shall maintain appropriate records including a complete list of insured locations and schedule of values pertaining to all real property. Such records shall be provided to PRISM or its brokers as requested by the Executive or Property Committees.

B. Each Member shall perform a real property replacement valuation for all locations over $250,000. Valuations shall be equivalent to the Marshall Swift system and shall be performed at least once every five (5) years for all locations over $1,000,000 and at least once every ten (10) years for all locations with a valuation between $250,000 and $1,000,000. New members shall have an appraisal or valuation performed within one year from entry into the Program.

VII. MEDICAL MALPRACTICE PROGRAM

A. Program I

1. Members of Medical Malpractice Program I (hereinafter Program I) shall be responsible for the investigation, settlement, defense and appeal of any claim made, suit brought or proceeding instituted against the Member.

    a. Members of Program I shall use only qualified personnel to administer its health facility claims.

    b. Qualified defense counsel experienced in health facility law shall handle litigated claims.

    c. Members of Program I shall use the "Claims Reporting and Handling Guidelines" in the PRISM Medical Malpractice Program Operating and Guidelines Manual (hereinafter Operating and Guidelines Manual), and shall advise its claims administrator that these claims handling guidelines are utilized in PRISM's medical malpractice claims audits.

2. Members of Program I shall provide PRISM written notice of any potential excess claim or "major incident" in accordance with the requirements of PRISM and of the excess carrier as stated in the Operating and Guidelines Manual. Updates on such claims or major incidents shall be provided as requested by PRISM.

3. A claims administration audit utilizing PRISM's Claims Reporting and Handling Guidelines in the Operating and Guidelines Manual shall be performed once every three (3) years. In addition, an audit will be performed within twelve (12) months of any of the following events:

    a. There is an unusual fluctuation in the Member's claims experience or number of large claims, or

    b. There is a change of health facility claims administration firms, or

c. The Member is a new member of the Medical Malpractice Program, or

d. The Medical Malpractice Committee requests an audit. The claims audit shall be performed by a firm(s) selected by PRISM. Recommendations made in the claims audit shall be addressed by the Member and a written response outlining a program for corrective action shall be provided to PRISM within sixty (60) days of receipt of the audit.

4. Each Member shall maintain records of claims in each category of coverage (i.e. bodily injury, property damage, expense) or as defined by PRISM and shall provide such records to PRISM as directed by the Board of Directors or applicable committee. Such records shall include open and closed claims, allocated expenses, and shall not be capped by the Member's self-insured retention.

5. Members of Program I shall obtain an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) at least once every three (3) years. Based upon the actuarial recommendations, the Member should maintain reserves and make funding contributions equal to or exceeding the present value of expected losses and a reasonable margin for contingencies.

6. The Member shall have an effective risk management program in accordance with the "Risk Management Guidelines" as stated in the Operating and Guidelines Manual.

B. Program II

1. For Medical Malpractice Program II (hereinafter Program II) Members, PRISM shall be responsible for the investigation, settlement, defense and appeal of any claim made, suit brought or proceeding instituted against the Member. PRISM may contract with a third party administrator for handling of such claims.

2. PRISM shall be responsible for ensuring the third party administrator uses qualified personnel to administer Program II claims.

3. PRISM shall be responsible for ensuring qualified defense counsel experienced in health facility law shall handle litigated claims.

4. PRISM shall be responsible for ensuring a claims administration audit utilizing PRISM's Claims Reporting and Handing Guidelines in the Operating and Guidelines Manual shall be performed once every two (2) years.

The claims audit shall be performed by a firm(s) selected by PRISM. Recommendations made in the claims audit shall be addressed by the third party administrator and a written response outlining a program for corrective action shall be provided to PRISM within sixty (60) days of receipt of the audit.

5. PRISM shall be responsible for obtaining an actuarial study performed by a Fellow of the Casualty Actuarial Society (FCAS) annually.

6. The Member shall have an effective risk management program in accordance with the "Risk Management Guidelines" as stated in the Operating and Guidelines Manual.

VIII. SANCTIONS

A. PRISM shall provide the Member written notification of the Member's failure to meet any of the above-mentioned standards or of other concerns, which affect or could affect PRISM.

B. The Member shall provide a written response outlining a program for corrective action within sixty (60) days of receipt of PRISM's notification.

C. After approval by the Executive or applicable Program Committee of the Member's corrective program, the Member shall implement the approved program within ninety (90) days. The Member may request an additional sixty (60) days from the Executive or applicable Program Committee. Further requests for extensions shall be referred to the Board of Directors.

D. Failure to comply with subsections B or C may result in cancellation of the Member from the affected PRISM Program in accordance with the provisions in the Joint Powers Agreement.

E. Notwithstanding any other provision herein, any Member may be canceled pursuant to the provision of the Joint Powers Agreement.

EXHIBIT A
NATIONAL LIABILITY
CLAIMS ADMINISTRATION STANDARDS

The following Standards have been adopted by the Public Risk, Innovation, Solutions, and Management (hereinafter PRISM). It is the intent that these standards shall be followed by the Participant and/or third party administrator.

I. CLAIMS INVESTIGATION

A. Complete initial investigation answering questions such as who, what, where, when and why. Investigations shall be completed within forty-five (45) days of the Participant's knowledge of claim, including statements from participants and witnesses, appropriate official reports, investigative reports, site inspections, relevant documents and photos/videos.

B. Identify liability issues, including immunities, comparative negligence, joint tortfeasors and joint and several liability.

C. Initiate the development of information on damages including, but not limited to:

1. Property damage
2. Nature and extent of injuries
3. Medical costs (billed and paid)
4. Lost wages (past and future)
5. Other economic damages
6. Non-economic damages

D. Obtain and review relevant contracts and insurance documents, to determine whether there is any sharing or complete transfer of the risk.

1. Hold-harmless and/or indemnity agreements
2. Additional insured requirements

E. Ensure proper preservation of evidence.

F. Evaluate the need to utilize experts.

G. Indexing.

1. All bodily injury claims shall be initially reported to the Index Bureau and re-indexed on an as needed basis thereafter.

PRISM maintains a membership with the Index Bureau that Participants can

access.

H. Secure estimates or appraisals for damaged property.

I. All notices (pertaining to claim insufficiency, returning late claims, claims rejections, etc.) shall be done in accordance with the relevant Governmental Code provisions.

II. PRISM REPORTING REQUIREMENTS

A. First Report

The Participant shall give PRISM immediate written notice for any claims or suits which the Participant becomes aware of that include injury of the following types:

a. Death
b. Paralysis, paraplegia, quadriplegia
c. Loss of eye(s), or limbs
d. Spinal cord or brain injury
e. Dismemberment or amputation
f. Sensory organ or nerve injury or neurological deficit
g. Serious burns
h. Severe scarring
i. Sexual assault or battery including but not limited to rape, molestation or sexual abuse
j. Substantial disability or disfigurement
k. Any class action
l. Any claim or suit in which PRISM is named as a defendant; or
m. Any injury caused by lead.

Additionally, the Participant must report to PRISM an occurrence, offense, or wrongful act as follows:

As respect to the General Liability 1 Program Participants, this includes any occurrence, offense, or wrongful act in which the amount incurred has reached 50 percent or more of their individual self-insured retention or $500,000, whichever is lower.

As respect to the General Liability 2 Program Participants, this includes any occurrence, offense, or wrongful act in which the amount incurred has reached 50 percent of their individual self-insured retention.

Utilize the current First Report Potential Excess Liability Claims form,

available through PRISM's website, and transmit to PRISM by email to LiabilityClaims@prismrisk.gov.

First report forms shall, at a minimum, include the following:

- Participant's name
- Participant's claim number
- Defense counsel's name and firm name
- Lead Claimant's first and last name
- Specific date of loss
- Brief description of the incident
- Established reserves for indemnity, litigation, and expense

B. Status Reports

After the First Report to PRISM, status reports, whether provided by the Participant, third party administrator or defense counsel, shall be provided at a minimum of every ninety (90) days (more frequently if warranted). Status reports shall focus on changes in liability analysis, damages, and reserves.

C. Photos, diagrams, estimates, statements, contracts, medical, law enforcement and coroner's reports (where applicable), claim forms, lawsuits (including amended complaints), motions for summary judgment, demurrers, dismissals, appellate briefs and orders/rulings/judgments shall be in the claims file, and provided to PRISM, within ninety (90) days of receipt of the material.

D. Closure Reports

When a claim or suit that has been reported to PRISM is settled, dismissed or closed in any other fashion, PRISM shall be provided with the closing documents and an accounting of the final paid amounts on the exposure for indemnity, litigation, and expense within 90 days from the day the final defense bill is paid.

III. MEDICARE REPORTING

A. Proper verification of a claimant's status as to Medicare eligibility shall be completed and documented in every file involving a bodily injury. In those cases where the claimant does meet the eligibility requirements, mandatory reporting to the Center for Medicare and Medicaid Services (CMS) must be completed directly or through a reporting agent in compliance with State Children's Health Insurance Program (SCHIP) Section 111 of the Medicare Medicaid and SCHIP Extension Act of 2007.

IV. RESERVING

Each claim should be reviewed and evaluated according to the merits of the claim and based upon the most current and reliable information received, starting with the initial report of claim and continuing through final resolution. Delays result in understated reserves and, possibly, missed opportunities to settle.

A. An accurate and appropriate initial indemnity reserve shall be established on all reportable claims based on facts known, upon completion of the initial investigative report or when suit is filed, whichever occurs first. In addition, separate legal and adjusting reserves shall be established.

Indemnity reserves shall reflect the most probable outcome plus exposure to plaintiff attorney's fees and costs.

Most probable outcome is the potential total amount a plaintiff could expect to receive, either through settlement or verdict, after factoring in the Participant's percentage of liability. (This approach is neither the best nor worst case outcome).

Factors to consider when evaluating the potential total settlement or verdict a plaintiff could expect to receive include but are not limited to:

- Extent of injuries and/or damages
- Medical expenses
- Loss of income
- Any other related expenses
- Future anticipated expenses
- Total of both gross and out-of-pocket expenses
- Permanent injury
- Disfigurement/scarring
- Pain and suffering
- Any other intangible factors which may result in a higher or lower claim value such as jurisdiction, credibility of parties/witnesses, etc.

Percentage of liability is determined by various factors that are discovered during an investigation. Reserves shall be adjusted accordingly, as facts are developed, to properly reflect the exposure. These factors include but are not limited to:

a. Facts of loss
b. Applicable laws
c. Defense Counsel evaluations
d. Jury Verdict evaluation
e. The extent of plaintiff's liability (comparative negligence)

f. The number of co-defendants and their percentage of liability
g. The ability of the co-defendants to respond financially to any settlement or verdict
h. Any other mitigating factors

2. Reserves shall be set at the most probable outcome even if it exceeds the Participant's Self-Insured Retention. In all litigated Excess reportable cases, the Participant shall set a meaningful indemnity reserve.

3. Reserves shall be evaluated for adequacy at least every ninety (90) days. All reserve changes shall be documented in a paper or electronic file providing explanation of the reason for the reserve change or notation that the current reserve is adequate and why. PRISM shall be notified of all reserve changes within thirty (30) days of the change being made.

V. DOCUMENTATION

A. Each file shall contain information necessary to document the decisions made, including: all demands, offers of settlement and settlement authority.

For those cases in which the: (1) Bodily Injury claim is reserved above twenty five (25) percent of the SIR.; (2) Property Damage claim is reserved above twenty five (25) percent of the SIR; and (3) All claims that meet PRISM's excess reporting requirements regardless of reserves, the following information shall be contained in each file:

1. Claimant(s) Information
2. Date of Loss
3. Claim Number
4. Facts of accident or occurrence
5. Witness/Participant Statement
6. Reserve rationale
7. Assessment of liability
8. Damages/injuries, including medical costs, lost wages, dependency, property damage estimates, total loss evaluations, loss of use claims, and other damages
9. Index Bureau reporting
10. Coverage questions
11. Excess potential
12. Structured Settlement possibilities (where applicable)
13. Alternative Dispute Resolution
14. Subrogation potential (where applicable)
15. Immunities
16. Future course of action
17. Next diary date
18. If litigated, identify counsel on both sides

19. Offsets or liens that may need to be considered
20. Medicare eligibility and reporting
21. Risk and insurance transfer

VI. CASE SETTLEMENT FACTORS

A. Settlement evaluation and authority by the Participant shall be documented. On cases exceeding the SIR, prior written settlement authority must be obtained from PRISM.

B. The settlement shall be reasonable in light of damages, injuries, liability, and any obligations to Medicare.

C. Settlements shall be effected in a timely manner, with consideration given to structures, statutory offers (Rule 68 or state statute) where applicable, and/or alternative dispute resolution.

D. Contributions from joint tortfeasors shall be considered.

E. Proper releases and dismissals shall be secured and copies provided to PRISM.

VII. LITIGATED FILES

A. Defense litigation plan shall be in the file.

B. Defense attorney's initial evaluation and budget shall be completed and in the file within sixty (60) days of assignment. If the billed amount of attorney's fees and costs exceeds seventy-five (75) percent of the total budget, then the defense attorney shall provide an updated budget.

C. On litigated cases, defense counsel shall also include PRISM on their mailing lists for copies of correspondence, reports, evaluations, interrogatory summaries, deposition summaries and medical summaries. Actual deposition transcripts, interrogatories, their answers to interrogatories and interim billings are not required.

Updated reports shall provide a summary of pertinent information based on the status of a case. Pertinent information includes, but is not limited to:

- Identified experts – what their analysis has concluded, their credibility as a witness (both plaintiff and defense), and how their testimony will/will not influence the case potential.

- Witness deposition summaries including an evaluation of their

credibility as a witness and how their testimony will/will not influence the case potential.

- A summary of relevant documents disclosed or obtained through discovery and an analysis of their impact on the case.

- A summary of applicable case law and immunities.

- Updated evaluation of damages including, but not limited to, billed and paid medical bills, estimated future medical expenses, past and future wage loss estimates, and general damage estimates.

- Analysis of liability and potential settlement/verdict value as well as suggested next steps (MSJ, Motion to Dismiss, Mediation, etc.).

D. The defense attorney shall make proper follow-up requests for investigation.

E. There shall be timely recommendations from defense firms regarding expert retention, settlements, and trial preparation.

F. Defense costs shall be controlled by the Participant. Depositions, retention of experts, expert costs, and other defense costs shall be approved by the Participant.

G. Litigation outcome and total costs shall be documented.

H. There shall be timely notification to relevant employees and other parties regarding pending litigation.

No less than forty-five (45) days prior to trial, counsel shall provide a pre-trial report that discusses the following:

1. Case Summary
    - Plaintiff and any individual Defendants including counsel's opinion as to how each will be viewed by a jury
    - List of claims
    - Summary of Facts
    - Expected percipient witness testimony
    - Expected Liability Expert Testimony
    - Summary of Critical Liability Issues
    - Summary of Special and General Damages including expected damage expert testimony
    - Summary of Punitive Damages and non-monetary relief requested (if applicable)
    - Attorneys' fees and costs estimate for claims that involve

the potential award of attorneys' fees

2. Evaluation

- Potential Verdict Value
- Comparative Fault Analysis
- Settlement Discussion summary
- Probability of Defense Verdict

Throughout trial, a daily trial status update shall be provided to PRISM by defense counsel, the Participant, or the Third-Party Administrator. This can be informal, such as an email or voicemail advising of the day's activities, impressions of witnesses, any impacting developments, and an update regarding the next day's schedule.

I. Appropriate Dismissal Motions shall be made for failure to meet the applicable jurisdictional statutes for timely serving a complaint, conducting discovery, or bringing a complaint to trial.

VIII. SUMMARY

The file shall be completely documented. Audits conducted by PRISM's Auditor shall measure whether performance is consistent with these standards.

AGENDA ITEM NO. 10.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
RESOLUTION NO. 8542
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) PROPERTY PROGRAM.

RECOMMENDED MOTION:
Staff Recommends that the City Council Adopt Resolution No. 8542 Approving the City's Membership with PRISM

DISCUSSION:
The City of Hawthorne had been a long-term member of Independent Cities Risk Management Authority (ICRMA) for its property insurance needs, excess general liability coverage and shared costs. Due to various concerns, the City Council adopted Resolution No. 8467 in 2024, which declared its intention to leave ICRMA. The effective date for the City's exit from ICRMA is June 30, 2025.

Public Risk Innovation, Solutions, and Management (PRISM) is another pooled general liability entity created under the California's joint powers authority (JPA). PRISM is a much larger pooled JPA than ICRMA and is comprised of members of numerous agencies throughout the state of California. For its Worker's Compensation Program, the City of Hawthorne had been a member of PRISM since 2003. Similar to ICRMA, the City would be self-insured up to a City decided amount with the potential liability beyond the self-insured amounts to be covered under the PRISM's excess insurance program.

Upon execution, the attached Memorandum of Understanding Property Program documents the City of Hawthorne's membership with PRISM

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
n/a

FISCAL IMPACT:
A Sufficient Amount for the Premium for Property Program Excess Insurance and for the PRISM membership has been budgeted for the fiscal year 2025/2026. The specific amount has not yet been determined.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Resolution No. 8542 PRISM- Property
MOU - PRISM Propety

RESOLUTION NO. 8542

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, APPROVING TO JOIN PUBLIC RISK INNOVATION, SOLUTIONS, AND MANAGEMENT (PRISM) PROPERTY PROGRAM

WHEREAS, in May 2024, the City of Hawthorne adopted Resolution No. 8467 noticing its intent to withdraw from Independent Cities Risk Management Authority (ICRMA), the city's long term, pooled excess insurance entity created under the California's joint powers authority; and

WHEREAS, based on the City's notice to withdraw from ICRMA, the effective date of departure from ICRMA is June 30, 2025; and

WHEREAS, the City of Hawthorne, through the authority of its city manager, had been submitting the necessary documentations to join another program for its property insurance needs with Public Risk Innovation, Solutions, And Management (PRISM), which was also created under the California's joint power authority; and

WHEREAS, the City of Hawthorne desires to join together with the members of PRISM for the purpose of jointly funding and/or establishing excess and other insurance programs as determined; and

WHEREAS, PRISM has determined that it is necessary for each member of PRISM to delegate to a person(s) or position(s) authority to act on the member's behalf in matters relating to the member and PRISM.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Hawthorne does hereby find, determine and order as follows:

Section 1. The City Council of the City of Hawthorne, California, hereby incorporates by reference all the recitals herein and finds that they are true and correct.

Section 2. The City Council of the City of Hawthorne, California does hereby approve becoming a member of the Public Risk Innovation, Solutions, and Management and authorizes the execution of the Public Risk Innovation, Solutions, and Management Joint Powers Agreement, and except as to actions that must be approved by the City Council, Samuel English, the City's Legal Risk Specialist, is hereby appointed to act in all matters relating to the member and PRISM.

Section 3. The City Clerk shall certify to the adoption of this Resolution and thereafter the same shall be in full force and effect.

PASSED, APPROVED, and ADOPTED this 24th day of June 2025.

_____
ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:

_____
DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

APPROVED AS TO FORM:

_____
ROBERT M. KIM, City Attorney
City of Hawthorne, California

Adopted: June 4, 1999
Amended: October 1, 2004
Amended: June 19, 2008

MEMORANDUM OF UNDERSTANDING
PROPERTY PROGRAM

This Memorandum of Understanding is entered into by and between the Public Risk Innovation, Solutions, and Management (hereinafter referred to as "PRISM") and the participating members who are signatories to this Memorandum.

1. **Joint Powers Agreement**. Except as is otherwise provided herein, all terms used herein shall be as defined in Article 1 of the Joint Powers Agreement Creating the Public Risk Innovation, Solutions, and Management (hereinafter referred to as "Agreement"), and all other provisions of the Agreement not in conflict with this Memorandum shall also be applicable.

2. **Program Committee**. There is hereby established a Property Program Committee (hereinafter referred to as "Property Committee" or "Committee") and, except as otherwise provided herein, said Committee shall have full authority to determine all matters affecting the members including, but not limited to, approval of new members and premium/rate setting and establishment of policies regarding data submission and provisions for notice of withdrawal, as long as such policies are not in conflict with the Joint Powers Agreement.

The Property Committee shall consist of eleven (11) voting members and two (2) alternates. The Executive Committee of PRISM shall appoint the Committee members, to be selected from members in the Program as follows: Seven (7) of the Committee members are to be appointed from the members who make up the top fourteen (14) members according to the amount of annual property premium paid ("Large Members"). Two (2) of the Committee members are to be appointed from those remaining members not within the top fourteen (14) members ("Smaller Members"). One (1) of the members may be appointed from any member ("At Large"). The remaining seat shall be designated for a Public Entity member. If there are no Public Entity nominees or not enough members available from a category (Large, Smaller, At Large), the Executive Committee shall make the appointment from members participating in the Program without regard to category. The two (2) alternates may be appointed from any member.

The terms of the members of the Committee shall be for two (2) years, except for the Public Entity representative and the alternate representatives whose terms shall be for one (1) year. The expiration dates of the two-year appointments shall be staggered so that terms of no more than five (5) members will expire at any one time. The Committee will annually, at its first meeting of the calendar year, select its officers, consisting of a Chair and Vice Chair.

The Committee, when necessary to fulfill the purposes of this Memorandum, shall meet on the call of the Chair of the Committee as provided in Article 12 of the Agreement and Article VI of the Bylaws of PRISM (hereinafter referred to as the "Bylaws").

A majority of the members of the Committee shall constitute a quorum for the transaction of business. Except as otherwise provided herein, all actions of the Property Committee shall require the affirmative vote of a majority of the members of the Committee. Any meeting of the Committee shall be subject to the applicable provisions of Government Code § 54950 et seq., commonly known as the "Brown Act."

3. **Premiums.** The participating members, in accordance with the provisions of Article 14 of the Agreement, shall be assessed an annual premium for the purpose of funding the Property Program. Annual premium contributions, including administrative costs associated with the Program shall be established by the Property Committee.

4. **Cost Allocation.** Each member's share of annual premium shall be determined by the Property Committee; however, the Committee may delegate any or all of this authority as it deems appropriate.

5. **Application to the Program**. All applications to join the Property Program will be evaluated and subject to approval by the Committee and the underwriter. Any entity, which makes application to become a participating member of the Program, who is not already a participating member in PRISM must also be approved in accordance with the provisions of Article 19 of the Agreement.

New members may be added to the Program during the term of the coverage year on a pro-rata basis.

6. **Withdrawal and/or Cancellation From the Program**. Withdrawal of a member from the Program shall be in accordance with the withdrawal provisions of Article 20 or 21 of the Agreement**.**

7. **Late Payments.** All provisions for payments shall be in accordance with the Invoicing and Payment Policy adopted by the Board of Directors. Notwithstanding any other provision to the contrary regarding late payment of invoices or cancellation from a Program, at the discretion of the Executive Committee, any member that fails to pay an invoice when due may be given a ten (10) day written notice of cancellation.

8. **Resolution of Disputes**. Any question or dispute with respect to the rights and obligations of the parties to this Memorandum shall be determined in accordance with Article 31 of the Agreement, Dispute Resolution.

9. **Amendment**. This Memorandum may be amended by a majority vote of the Property Committee, upon ninety (90) days advance written notice to the members and county counsels. Each member shall approve of any amendment by signature on the Memorandum by a member's representative who shall have authority to execute this Memorandum. Should a member of the Program fail to execute any amendment to this Memorandum within the time provided by the Committee, the member will be deemed to have withdrawn from the Program on the next annual renewal date.

10. **Complete Agreement**. Except as otherwise provided herein, this Memorandum constitutes the full and complete agreement of the members.

11. **Severability.** Should any provision of this Memorandum be judicially determined to be void or unenforceable, such determination shall not affect any remaining provision.

12. **Effective Date of Agreement**. This Memorandum shall become effective on the date of coverage for the member or upon approval by the Property Committee of any amendment, whichever is later.

13. **Execution in Counterparts**. This Memorandum may be executed in several counterparts, each of which shall be an original, all of which shall constitute but one and the same instrument.

IN WITNESS WHEREOF, the undersigned have executed this Memorandum as of the date set forth below.

6/19/2008 _____
Dated Public Risk Innovation, Solutions, and Management

_____ _____
Dated Member Entity: _____

AGENDA ITEM NO. 11.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Public Works

City Manager: **Department Head:**

SUBJECT:
Bid opening for Resurfacing of the Runway 7-25 and Resurfacing of Taxiways and Trench Drain Extension for Hawthorne Municipal Airport Project (Project # 25-06)

RECOMMENDED MOTION:

DISCUSSION:
Bid opening for Resurfacing of the Runway 7-25 and Resurfacing of Taxiways and Trench Drain Extension for Hawthorne Municipal Airport Project (Project # 25-06)

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
N/A

FISCAL IMPACT:
N/A

NOTICING PROCEDURE:
N/A

AGENDA ITEM NO. 12.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Public Works

City Manager: **Department Head:**

SUBJECT:

PUBLIC HEARING AND RESOLUTION NO. 8538
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, CONFIRMING THE ASSESSMENT DIAGRAM AND ASSESSMENT AMOUNTS AS ORIGINALLY PROPOSED, AND AUTHORIZING THE LEVY AND COLLECTION OF ASSESSMENTS FOR IMPROVEMENT OF THE STREET LIGHTING SYSTEM (LANDSCAPING AND STREET LIGHTING ACT OF 1972) FOR THE FISCAL YEAR 2025-2026.

RECOMMENDED MOTION:
Staff recommends that the City Council open and close public hearing and approve Resolution No. 8538.

DISCUSSION:
The laws governing Street Lighting Assessment Districts require an annual report recommending, and a resolution adopting, the Street Lighting Assessment rates for the new fiscal year. An Engineer's Report was filed with the City Clerk's Office on May 1, 2025, which was then approved by the City Council on June 10, 2025, without a modification.

The City's Street Lighting system is a utility-owned system for which we pay a flat tariff based on the number and types of lights provided. This tariff includes all poles, traffic signal lighting, wiring and maintenance necessary to operate this system. The rates assessed by the City's Street Lighting Assessment District have not increased over the last forty-seven years.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
None

FISCAL IMPACT:
The Street Lighting Assessment is estimated to generate $622,723.95 in Fiscal Year 2025-2026. These revenues will pay a portion of the costs of providing energy for street lighting, traffic signal lighting, and administration of the street lighting district.

NOTICING PROCEDURE:
Notice of Public Hearing was published in the Hawthorne Press Tribune on June 12th, and June 19th.

ATTACHMENTS
Street Light Engineer's Report FY 25-26
Reso 8538

CITY OF HAWTHORNE
City of Good Neighbors

RECEIVED
2025 APR 29 A 10:57
CITY CLERK
DEPARTMENT

City of Hawthorne, California

CITY ENGINEER'S REPORT
EXHIBIT "A"

STREET LIGHTING

MAINTENANCE DISTRICT

PROPOSED ASSESSMENTS FOR

FISCAL YEAR 2025- 2026

Published by:
Engineering Division
PUBLIC WORKS DEPARTMENT

AKBAR FAROKHI

...projects/ongoing/stlite/25-26/coverpge

May 1, 2025

City of Hawthorne, California

May 1, 2025

Honorable Mayor and City Council
CITY OF HAWTHORNE
4455 W. 126th Street
Hawthorne, CA 90250

RE: STREET LIGHTING MAINTENANCE ASSESSMENT FOR FISCAL YEAR 2025-2026

Honorable Mayor and City Council Members:

In as much as your honorable body, on April 12, 1982, formed a Street Lighting Maintenance District for the purpose of assessing said District to pay the cost and expenses of maintaining and operating the street lighting system throughout the City of Hawthorne, this report sets forth proposed street lighting assessment rates for Fiscal Year 2025- 2026, and is filed in accordance with the provisions of §22500 et seq., as amended, of the Streets and Highways Code of the State of California.

Detailed information pertaining to the individual zones within the district are set forth in the City Engineer's report entitled, *"Street Lighting Maintenance District"*, dated March 3, 1982. This report, which is on file with the City Clerk and is available for public inspection, is by reference made part of this report.

This year's street lighting assessment rates remain the same as in recent years.

Sincerely,

AKBAR FAROKHI
Director of Public Works

... engineer/wpdocs/projects/ongoing/stlites/25-26/mayor

CITY OF HAWTHORNE
City of Good Neighbors

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SCHEDULE	**4**
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STREET LIGHTING ASSESSMENT DISTRICT MAP	*Attached*

CITY OF HAWTHORNE
City of Good Neighbors

ESTIMATE OF COSTS

2025 - 2026 STREET LIGHTING ASSESSMENT

I.	**2024- 2025 TOTAL COSTS**	$ 810,111.00
II.	**2025 - 2026 ESTIMATED COSTS**	
	Street, Traffic and Safety Lights Utility Cost	$ 650,000.00
	Proposed Installations	$ 10,000.00
	SUB-TOTAL:	**$660,000.00**
	INFLATION & CONTINGENCIES:	$ 10,000.00
	SUB-TOTAL:	**$ 670,000.00**
III.	**ADMINISTRATION CHARGE**	$ 130,723.95
	TOTAL COST:	**$ 800,723.95**
IV.	**CONTRIBUTION FROM MEASURE R**	**$ 98,000.00**
V.	**CONTRIBUTION FROM PROP. C.**	**$ 80,000.00**
	TOTAL ASSESSMENT DISTRICT CHARGES FOR 2025 - 2026:	**$ 622,723,95**

ASSESSMENT COST BY ZONES

ZONES	LIN.FT	PARCELS	$ RATE/FT.	AMOUNT
1.	637,700	11257	$0.58	$ 369,866.00
2.	128,575	1000	$1.33	$ 171,004.75
3.	27,560	250	$2.97	$ 81,853.20
			TOTAL:	**$ 622,723.95**

ASSESSMENT COSTS OF TYPICAL 50-FOOT WIDE LOT

	ZONES	LIN. FT	05-06 RATE	05-06 CHARGE
1.	*Residential*	50	$ 0.58	$ 29.00
2.	*Major Streets*	50	$ 1.33	$ 66.50
3.	*Hawthorne Bl.*	50	$ 2.97	$ 148.50

NOTE: THIS YEAR'S RATES ARE THE SAME AS LAST YEAR'S RATES

CITY OF HAWTHORNE
City of Good Neighbors

PROPOSED ASSESSMENT 2025 - 2026

The following table shows the proposed assessment for 2025-2026 by zone and type of light:

ZONE	TYPE OF LIGHT	ESTIMATED FRONT FOOTAGE	RATE	ESTIMATED AMOUNT
1.	9,500 LSV	637,700	$ 0.58	$ 369,866.00
2.	27,500 LSV 50,000 LSV	128,575	$ 1.33	$ 171,004.75
3.	50,000 LSV	27,560	$ 2.97	$ 81,853.20
	TOTAL			**$ 622,723.95**

City of Hawthorne, California

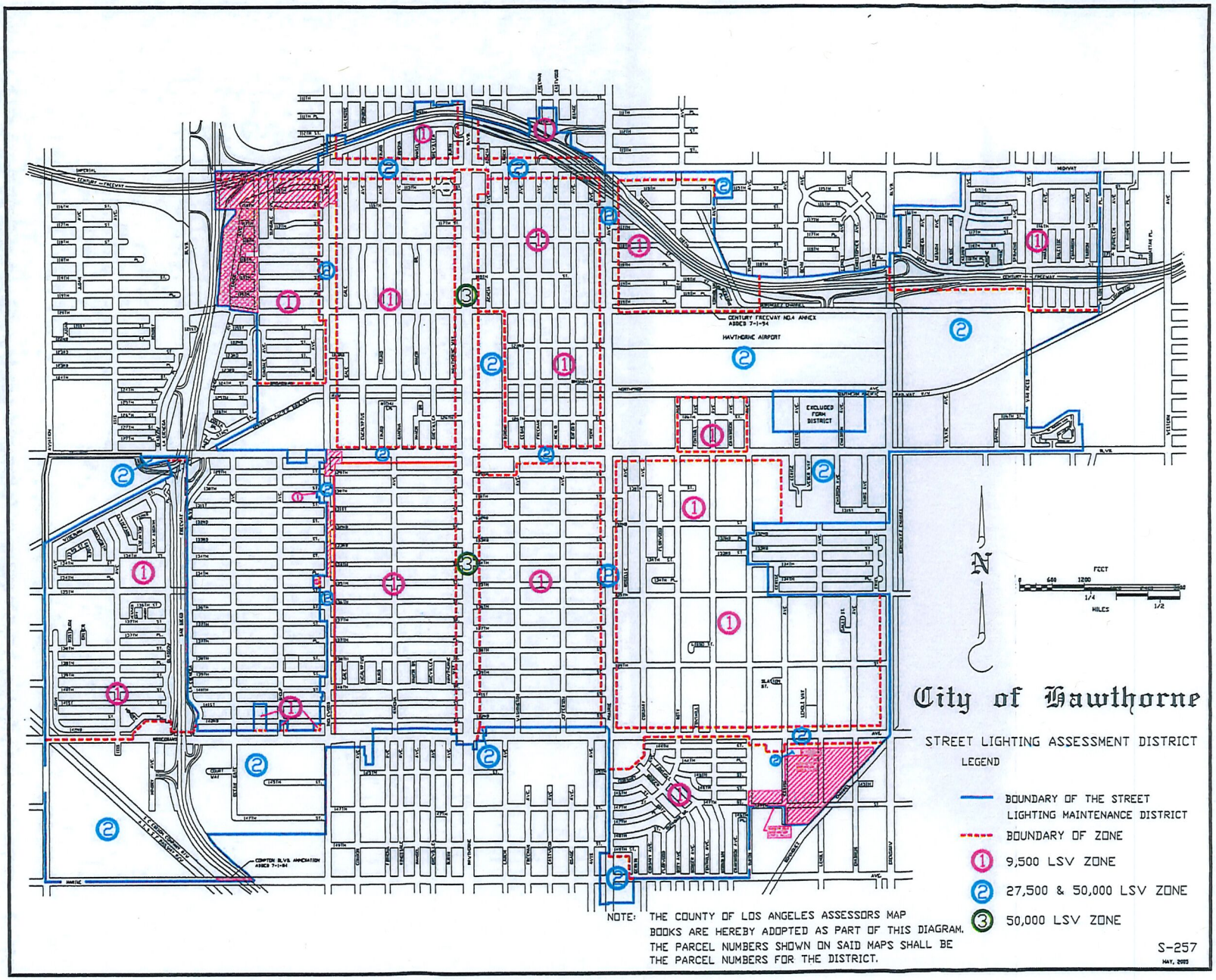
DIAGRAM SHOWING THE PROPOSED ASSESSMENT DISTRICT

The Diagram S-257 showing the proposed Assessment District is attached and made part of this report. The boundaries of the respective lots and parcels of land shall be those assigned by the County Assessor in the Assessment Rolls for the City of Hawthorne, and those applicable portions of that said county Assessor's Assessment Map Books are herein made part of this report and are available for inspection by the general public.

LEGAL DESCRIPTION OF THE DISTRICT

All the City of Hawthorne, County of Los Angeles, State of California as the same existed July 1, 2025:

EXCEPTING there from any lots or parcels of land belonging to the United States, or to said State or to any county, city, public agency mandatory of the government, school board, educational, penal or reform institution, or institution for feeble-minded or the insane, which are in use in the performance of any public function, and EXCEPTING the excluded area as shown on the above-referenced diagram which is attached hereto.


CENTURY FREEWAY NO.4 ANNEX
ABDCB 7-1-94
HAWTHORNE AIRPORT
EXCLUDED FORM DISTRICT
COMPTON BLVD. ANNEXATION
ABDCB 7-1-84
N
FEET
0
600
1200
1/4
1/2
MILES
City of Hawthorne
STREET LIGHTING ASSESSMENT DISTRICT
LEGEND
BOUNDARY OF THE STREET LIGHTING MAINTENANCE DISTRICT
BOUNDARY OF ZONE
1 9,500 LSV ZONE
2 27,500 & 50,000 LSV ZONE
3 50,000 LSV ZONE
NOTE: THE COUNTY OF LOS ANGELES ASSESSORS MAP BOOKS ARE HEREBY ADOPTED AS PART OF THIS DIAGRAM. THE PARCEL NUMBERS SHOWN ON SAID MAPS SHALL BE THE PARCEL NUMBERS FOR THE DISTRICT.
S-257
MAY, 2005

City of Hawthorne, California

2025 – 2026

STREET LIGHTING ASSESSMENT SCHEDULE

	DATE	ACTION	REMARKS
1.	4-08-25	City Council adopts resolution describing any proposed new improvements or any substantial changes in existing improvements and orders the City Engineer to prepare and to file a report.	
	5-01-25	City Engineer files report with City Council and City Clerk.	
2.	5-13-25	City Council approves the report, and passes a resolution declaring intention to levy and collect assessments for 2025 - 2026 and setting the time and date of a public hearing.	
	5-15-25	Engineering publishes Notices of Public Hearing.	May 15 and May 22, 2025 *Or mail* by May 27, 2025
3.	6-10-25	Public hearing is held.	FIRM DATE
	6-10-25	City Council passes resolution confirming and approving diagram and rates for 2025 - 2026.	
	7-09-25	Engineering files diagram and assessment rolls with Los Angeles County Auditor.	By August 1, 2025

City of Hawthorne, California

CERTIFICATION OF FILING

I, the undersigned, do HEREBY CERTIFY THAT this report was filed in the office of the City Clerk of the City of Hawthorne, CA on the **1st** day of **May 2025**

4-29-2025
Date

DAYNA WILLIAMS-HUNTER, CITY CLERK
City of Hawthorne

RESOLUTION NO. 8538

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HAWTHORNE, CALIFORNIA, CONFIRMING THE ASSESSMENT DIAGRAM AND ASSESSMENT AMOUNTS AS ORIGINALLY PROPOSED, AND AUTHORIZING THE LEVY AND COLLECTION OF ASSESSMENTS FOR IMPROVEMENT OF THE STREET LIGHTING SYSTEM (LANDSCAPING AND STREET LIGHTING ACT OF 1972) FOR THE FISCAL YEAR 2025-2026

WHEREAS, the City of Hawthorne intends to levy and collect assessments within the City Landscaping and Lighting Assessment District during Fiscal Year 2025-2026; and

WHEREAS, the City Council of the City of Hawthorne, California adopted Resolution No. 8534 on the 10th day of June 2025, which **(1)** approved the engineering report without a modification setting forth estimated street lighting assessments for fiscal year 2025-2026 (duly filed with the City Clerk's office) and (2) set a public hearing regarding the levy of the proposed assessment for improvement of the street lighting system (Landscaping and Street Lighting Act of 1972) for said fiscal year ending June 30, 2026; and

WHEREAS, the City Council held a duly noticed public hearing on June 24, 2025 pursuant to Streets and Highways Code Section 22625 on the street lighting assessment for fiscal year 2025-2026; and

WHEREAS, said public hearing afforded the public ample opportunity to be heard regarding the proposed assessment; and

WHEREAS, the City Council has considered all evidence, written and oral, submitted to it and has reviewed the annual engineer's report, confirming the assessment diagram and assessments amount.

NOW THEREFORE, BE IT HEREBY RESOLVED by the City Council of the City of Hawthorne, California as follows:

SECTION 1. The City Council finds that all of the facts set forth in the recitals of this Resolution are true and correct.

SECTION 2. The proposed diagram and assessment contained in the Engineer's Report, attached as Exhibit "A" to this Resolution, are hereby confirmed as originally proposed and the County Tax Collector is hereby authorized to collect the assessment set forth in the Engineer's Report for fiscal year 2025-2026.

SECTION 3. Pursuant to the provisions of the Landscaping and Street Lighting Act of 1972 and the Report of the Engineer, that the estimated amount necessary to maintain and operate the street lighting system and traffic signal lighting within the street lighting maintenance district for the fiscal year 2025-2026 is six hundred and twenty two thousand seven hundred and twenty three dollars and ninety five cents ($622,723.95), an assessment for said amount is hereby levied in said district at the rate of $0.58 per front foot for properties located in Zone 1, $1.33 per front foot in Zone 2, and $2.97 per front foot in Zone 3.

SECTION 4. The City Council adopts Resolution No. 8538 pursuant to Section 22631 of the California Streets & Highway Code.

SECTION 5. The City Clerk shall certify to the adoption of this Resolution and thereafter the same shall be in full force and effect.

PASSED, APPROVED, AND ADOPTED THIS 24th DAY OF JUNE 2025.

ALEX VARGAS, Mayor
City of Hawthorne, California

ATTEST:

DAYNA WILLIAMS-HUNTER, City Clerk
City of Hawthorne, California

APPROVED AS TO FORM:

ROBERT KIM, City Attorney
City of Hawthorne, California

EXHIBIT “A”

ENGINEER’S REPORT

AGENDA ITEM NO. 13.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Public Works

City Manager: **Department Head:**

SUBJECT:
Progress Payment #4 in the amount of $497,923.71 due to Martinez Landscape Company, Inc. of Sylmar, CA for General Maintenance (Project # 22-05).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #4 to Martinez Landscape Company, Inc. of Sylmar, CA.

DISCUSSION:
This contract covers a wide range of important maintenance services, including the City's Weed Abatement Project, general landscape upkeep, and key tasks like concrete and asphalt repair, sidewalk, curb, and gutter replacements. It also includes essential tree planting, removal, and maintenance along major corridors such as Hawthorne Blvd, Prairie Ave, Inglewood Ave, and Imperial Hwy. In addition, this payment supports bulky item pickups and extensive sidewalk improvements. These services help keep our neighborhoods safe, clean, and visually appealing. Sidewalk repairs support pedestrian safety and ADA access, bulky item pickups help reduce illegal dumping, and ongoing weed and median maintenance not only improve the city's appearance but also reduce fire hazards and support environmental health. All of this work is designed to complement efforts by City staff and ensure our public spaces are well-maintained for the entire community.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
Maintaining clean, safe, and accessible public spaces boosts property values and encourages private investment in surrounding neighborhoods. These improvements also attract businesses and visitors, helping to stimulate local spending and support job growth.

FISCAL IMPACT:
None. Funds for this payment in the amount of $497,923.71 are available in the adopted Fiscal Year 2024-25 budget and will be paid for with approved and allocated funds from Proposition C, Measure R and Non-Gas Tax Funds.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Progress Payment 4

24-Jun-25
Council Date

Honorable Mayor and City Council
City of Hawthorne
Hawthorne, CA 90250

RE: GENERAL MAINTENANCE *(PROJECT #22-05)*

The following is a detailed breakdown of **Progress Payment No.4** due to Martinez Landscaping Co., **12357 SAN FERNANDO ROAD, SYLMAR, CA 91342**, for work done on the subject project through May 2025

Base Bid				CONTRACT		PREVIOUS MONTH		CURRENT MONTH		TOTAL TO DATE	
ITEM#	QUANTITY	UNIT	ITEM DESCRIPTION	Unit Price	Total Price	QUANTITY	Total Price	QUANTITY	Total Price	QUANTITY	AMOUNT
1	30,000.00	S.F.	Mowing Lots	$0.35	$10,500.00		$0.00		$0.00	-	$0.00
2	30,000	S.F.	Mowing Parkways	$0.25	$7,500.00		$0.00	$2,868.00	$717.00	2,868.00	$717.00
3	100,000	S.F.	Hand Cleaning of debris from lots as required	$0.10	$10,000.00		$0.00		$0.00	-	$0.00
4	40	Location	Removal of rubbish per 10 lbs. to 500 lbs.	$175.00	$7,000.00		$0.00	2.00	$350.00	2.00	$350.00
5	30	Location	Removal of rubbish per 500 lbs. to 1,000 lbs.	$225.00	$6,750.00	10.00	$2,250.00		$0.00	10.00	$2,250.00
6	100	Location	Removal of rubbish per 1,001 lbs. to 1 ton.	$225.00	$22,500.00	50.00	$11,250.00		$0.00	50.00	$11,250.00
7	25	Location	Removal of rubbish per 1 ton or more	$250.00	$6,250.00	62.00	$15,500.00	110.00	$27,500.00	172.00	$43,000.00
8	20	Tree	Remove 10"-30" diameter Tree and stump, including disposal	$225.00	$4,500.00	35.00	$7,875.00		$0.00	35.00	$7,875.00
9	30	Tree	Remove 30" to 40" diameter Tree and stump, including disposal	$450.00	$13,500.00	20.00	$9,000.00		$0.00	20.00	$9,000.00
10	15	Tree	Remove 40" - or above diameter Tree and stump, including disposal	$575.00	$8,625.00	10.00	$5,750.00		$0.00	10.00	$5,750.00
11	50	Tree	Plant 24" box Tree with root barriers	$300.00	$15,000.00		$0.00		$0.00	-	$0.00
12	100	Tree	Plant 36" box Tree with root barriers	$575.00	$57,500.00	7.00	$4,025.00		$0.00	7.00	$4,025.00
13	2,000	L.F.	Root pruning and root barrier	$1.55	$3,100.00	1,800.00	$2,790.00		$0.00	1,800.00	$2,790.00
14	300	L.F.	INSTALL New 8-ft. high chain link fence	$95.00	$28,500.00	135.00	$12,825.00		$0.00	135.00	$12,825.00
15	500	L.F.	INSTALL New 14-ft. high chain link fence	$75.00	$37,500.00	350.00	$26,250.00		$0.00	350.00	$26,250.00
16	3,000	L.F.	INSTALL 6' high reinforced masonary block wall (8" thick)	$57.00	$171,000.00	27.00	$1,539.00		$0.00	27.00	$1,539.00
17	2,000	L.F.	INSTALL 8' high reinforced block wall (8" thick)	$85.00	$170,000.00		$0.00		$0.00	-	$0.00
18	500	L.F.	Repair chain link fence	$1.25	$625.00		$0.00		$0.00	-	$0.00
19	10,000	S.F.	Clean sidewalks	$0.10	$1,000.00		$0.00		$0.00	-	$0.00
20	50	Each	INSTALL 6ft. High barrier post	$60.00	$3,000.00		$0.00		$0.00	-	$0.00
21	50	Each	Remove and replace 6-ft. wheel stop	$37.00	$1,850.00		$0.00		$0.00	-	$0.00
22	30	Each	Remove and replace bus bench	$1,000.00	$30,000.00		$0.00		$0.00	-	$0.00
23	150	Each	Remove posters, flyers, signage, etc.	$1.10	$165.00		$0.00		$0.00	-	$0.00
24	14,000	S.F.	Remove and excavate existing sidewalk and Construct new 4" thick PCC sidewalk, per 112-1 over 4" CMB	$9.95	$139,300.00	31,543.08	$313,853.65	28,514.80	$283,722.26	60,057.88	$597,575.91
25	300	Each	Remove and replace street signs	$15.00	$4,500.00		$0.00		$0.00	-	$0.00
26	2,000	L.F.	Remove and replace curb and gutter	$42.00	$84,000.00	304.25	$12,778.50	316.25	$13,282.50	620.50	$26,061.00
27	30	Each	Trash receptacle	$1,250.00	$37,500.00		$0.00		$0.00	-	$0.00
28	15,000	S.F.	Remove and excavate existing alleys pavement and reconstruct new 8" thick PCC Concrete pavement, per APWA STD Plan 134-1 & 131-1 over 7" CMB	$18.00	$270,000.00	4,393.00	$79,074.00		$0.00	4,393.00	$79,074.00
29	3,000	S.F.	Remove and excavate existing driveway and construct new 6" thick PCC driveway, per APWA STD Plan 110-1 over 6" CAB	$9.95	$29,850.00	580.63	$5,777.27	939.52	$9,348.22	1,520.15	$15,125.49
30	10	Each	Construct AC Speed Hump	$1,800.00	$18,000.00	4.00	$7,200.00		$0.00	4.00	$7,200.00
31	5,000	S.F.	(Localized repair) Remove and replace aspahlt concrete pavement (4" AC over 8" CMB)	$9.25	$46,250.00		$0.00	88.00	$814.00	88.00	$814.00
32	20	Location	Install sewer backflow system	$260.00	$5,200.00		$0.00		$0.00	-	$0.00
33	10	Each	Furnish and install 2" remote control Valves superior 950's	$275.00	$2,750.00	22.00	$6,050.00		$0.00	22.00	$6,050.00
34	500	L.F.	Furnish and install 1" PVC Pipe sch. 40	$0.65	$325.00	1,000.00	$650.00		$0.00	1,000.00	$650.00
35	1,000	L.F.	Furnish and install 2" PVC Pipe sch. 40	$1.45	$1,450.00	800.00	$1,160.00		$0.00	800.00	$1,160.00
36	1,000	L.F.	Furnish and install 2 1/2" PVC pipe Class 315 sch. 40	$2.50	$2,500.00		$0.00		$0.00	-	$0.00
37	1,000	L.F.	Furnish and install 3" PVC pipe Class 315 sch. 40.	$3.00	$3,000.00		$0.00		$0.00	-	$0.00
38	1,000	L.F.	Furnish and install 4" PVC pipe Class 315 sch. 40	$4.10	$4,100.00	230.00	$943.00		$0.00	230.00	$943.00
39	1,000	L.F.	Furnish and install 3/4" PVC Pipe sch. 40	$0.40	$400.00		$0.00		$0.00	-	$0.00
40	50	Each	Furnish and install 1812 Sams Rain Bird Pop-ups	$16.00	$800.00		$0.00		$0.00	-	$0.00
41	3	Each	Furnish and install 32" Sprinkler Clock LeMeur Enclosure	$1,200.00	$3,600.00		$0.00		$0.00	-	$0.00
42	40	Each	Furnish and install Hunter I-40	$45.00	$1,800.00	60.00	$2,700.00		$0.00	60.00	$2,700.00
43	60	Each	Furnish and install Hunter I-25	$32.00	$1,920.00		$0.00		$0.00	-	$0.00
44	60	Each	Furnish and install Hunter I-20	$20.00	$1,200.00		$0.00		$0.00	-	$0.00
45	4	Each	Furnish and install 36-Station Controller Ev. Ex2 Stainless Steel	$4,125.00	$16,500.00	2.00	$8,250.00		$0.00	2.00	$8,250.00
46	4	Each	Furnish and install 1" Backflow prevention units/strainers	$550.00	$2,200.00		$0.00		$0.00	-	$0.00

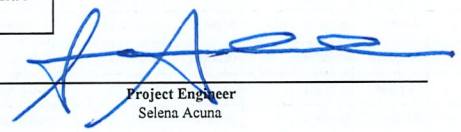
47	6	Each	Furnish and install 1" Quick coupling valves	$200.00	$1,200.00		$0.00		$0.00	-	$0.00
48	5	Each	Connect to existing 4" water lines	$675.00	$3,375.00	25.00	$16,875.00	-	$0.00	25.00	$16,875.00
49	5	Each	Connect to existing 110v electrical Power supply for Irrigation Controller	$400.00	$2,000.00	1.00	$400.00		$0.00	1.00	$400.00
50	5	Each	Furnish and install 4" Gate valves	$475.00	$2,375.00	2.00	$950.00		$0.00	2.00	$950.00
51	3	Each	Furnish and install 3" Master valve # 3100	$500.00	$2,500.00		$0.00		$0.00	-	$0.00
52	4	Each	Furnish and install 2" Flow sensor	$280.00	$1,120.00		$0.00		$0.00	-	$0.00
53	10	Each	Furnish and install Grounding protection (rod, plate, etc.)	$130.00	$1,300.00		$0.00		$0.00	-	$0.00
54	1,000	L.F.	Furnish and install Tracer wires	$0.15	$150.00		$0.00		$0.00	-	$0.00
55	500	Each	Furnish and install ¾" PVC Fittings sch. 40	$0.47	$235.00		$0.00		$0.00	-	$0.00
56	500	Each	Furnish and install 1" PVC Fittings sch. 40	$0.50	$250.00		$0.00	-	$0.00	-	$0.00
57	500	Each	Furnish and install 1.5" PVC Fittings sch. 40	$0.50	$250.00	1,500.00	$750.00		$0.00	1,500.00	$750.00
58	500	Each	Furnish and install 2" PVC Fittings sch. 40	$0.97	$485.00		$0.00		$0.00	-	$0.00
59	60	Each	Furnish and install 2.5" PVC Fittings sch. 40	$2.25	$135.00		$0.00		$0.00	-	$0.00
60	20	Each	Furnish and install 3" PVC Fittings sch. 40	$3.50	$70.00		$0.00		$0.00	-	$0.00
61	50	Each	Furnish and install 4" PVC Fittings sch. 40	$6.50	$325.00	10.00	$65.00		$0.00	10.00	$65.00
62	200	Each	Furnish and install 1" Marlex Street Ells	$0.40	$80.00		$0.00		$0.00	-	$0.00
63	3	Each	Furnish and install PVC Weld-On 2711/P-70 Primer	$8.00	$24.00		$0.00		$0.00	-	$0.00
64	5,000	L.F.	Furnish and install Wire/Cable 14 gage	$0.25	$1,250.00		$0.00	-	$0.00	-	$0.00
65	20	Each	Furnish and install Rain Bird 1300 A-F Bubbler	$4.00	$80.00	$50.00	$200.00		$0.00	50.00	$200.00
66	10,000	CY.	Unclassified excavation including neatly saw cut edges where applicable	$47.00	$470,000.00	$7,608.00	$357,576.00		$0.00	7,608.00	$357,576.00
67	5	Each	Furnish and install 2"Gate Valve T-113	$160.00	$800.00	$2.00	$320.00		$0.00	2.00	$320.00
68	1	Each	Furnish and install 3" Pressure reducing backflow 880 series with Y strainer	$2,500.00	$2,500.00		$0.00		$0.00	-	$0.00
69	2	Each	Furnish and install 48" LeMeur Backflow Enclosure	$1,200.00	$2,400.00		$0.00		$0.00	-	$0.00
70	30	Each	Furnish and install 14" x 18" Rectangular Valve Boxes	$38.00	$1,140.00		$0.00		$0.00	-	$0.00
71	30	Each	Furnish and install Valve Identification Tags	$1.50	$45.00		$0.00	-	$0.00	-	$0.00
72	100	Each	Plant 1 Gallon Strelitzia Reginae "Bird of Paradise"	$6.50	$650.00		$0.00		$0.00	-	$0.00
73	100	Each	Plant 1 Gallon Agapanthus Africanus "Lily of Nile"	$6.00	$600.00		$0.00		$0.00	-	$0.00
74	100	Each	Plant 1 Gallon Raphiolepis "Ballerinas"	$6.50	$650.00		$0.00		$0.00	-	$0.00
75	100	Each	Plant 1 Gallon Pittosporum tobira dwarf "Wheelers"	$6.25	$625.00		$0.00		$0.00	-	$0.00
76	100	Each	Plant 1 Gallon Pittosporum Tobira Variegated	$6.25	$625.00		$0.00		$0.00	-	$0.00
77	100	Each	Plant 1 Gallon Trachelosperum Jasminoides "Star Jasmine"	$6.00	$600.00		$0.00	-	$0.00	-	$0.00
78	100	Each	Plant 1 Gallon Ice Berg Roses	$15.00	$1,500.00		$0.00		$0.00	-	$0.00
79	100	Each	Plant Gazenies Ground Cover Flats	$27.00	$2,700.00		$0.00		$0.00	-	$0.00
80	100	Each	Plant 5 Gallon Nandina Nana	$25.00	$2,500.00	$80.00	$2,000.00		$0.00	80.00	$2,000.00
81	100	Each	Plant 5 Gallon Penstemon	$20.00	$2,000.00		$0.00	-	$0.00	-	$0.00
82	100	Each	Plant 5 Gallon Mexican Sage	$18.00	$1,800.00		$0.00		$0.00	-	$0.00
83	100	Each	Plant 1 Gallon Cuphia	$5.00	$500.00		$0.00		$0.00	-	$0.00
84	100	Each	Plant 5 Gallon Kangaroo Paw Red	$18.00	$1,800.00		$0.00		$0.00	-	$0.00
85	100	Each	Plant 5 Gallon Bird of paradise	$22.00	$2,200.00	$30.00	$660.00		$0.00	30.00	$660.00
86	100	Each	Plant 5 Gallon Liriope	$18.00	$1,800.00		$0.00		$0.00	-	$0.00
87	100	Each	Plant 5 Gallon Garlic Variegata	$18.00	$1,800.00		$0.00	-	$0.00	-	$0.00
88	500	L.F.	Install 18" Storm Drain Pipe(RCP) including joints and connection into existing	$50.00	$25,000.00		$0.00		$0.00	-	$0.00
89	500	L.F.	Install 8" VCP including joints and connection into existing	$57.00	$28,500.00		$0.00		$0.00	-	$0.00
90	200	L.F.	Install 6" VCP including joint and connection into existing	$25.00	$5,000.00		$0.00		$0.00	-	$0.00
91	2	Each	Construct new catch basin per SWPPWC Std. 300-3, W=7' including local depression per SPPWC Std. 313-3 over 6" CMB, Wd=7'	$7,500.00	$15,000.00		$0.00	-	$0.00	-	$0.00
92	100,000	S.F.	Maintenance of median landscaped	$0.92	$92,000.00		$0.00	-	$0.00	-	$0.00
93	3,000	Ton	Crushed Miscellaneous Base (CMB)	$25.00	$75,000.00	$900.00	$22,500.00		$0.00	900.00	$22,500.00
94	Annualy		Install Christmas Lights	$4,500.00	$4,500.00	1.00	$0.09		$0.00	1.00	$0.09
95	300	L.F.	Install 8ft. tall rod iron fence	$35.00	$10,500.00		$0.00		$0.00	-	$0.00

143	1	Each	CO1: Rental Trailer at Memorial Park, monthly charge	$2,670.00	$6,400.00	$9.00	$24,030.00	2.00	$5,340.00	11.00	$29,370.00
144	1	Each	CO2: Rubber Speed Radar Signs	$57,648.00	$57,648.00	$33,474.00	$91,121.00			33,474.00	$91,121.00
145	1	Each	CO3: Railroad clean u p for Holly Park to El Segundo Blvbd	$23,500.00	$23,500.00	$1.00	$23,500.00		$0.00	1.00	$23,500.00
146	1	Each	CO4: Broze Plaque for City Hall	$15,070.00	$15,070.00	$1.00	$15,070.00		$0.00	1.00	$15,070.00
147	1	Each	CO5: New bathroom for Pallet Shelter	$1.00	$10,890.00	$1.00	$10,890.00		$0.00	1.00	$10,890.00
148	1	Each	CO6: Pressure Valves for Jim Thorpe Park\	$1.00	$8,000.00	$2.00	$2.00		$0.00	2.00	$16,000.00
149	1	Each	Retention Release for Year 2	$1.00	$69,437.92	$1.00	$1.00		$0.00	1.00	$69,437.92
150	1	Each	CO7: Hawthorne Police Department	$1.00	$54,500.00	$1.00	$54,500.00		$0.00	1.00	$54,500.00
					$3,264,174.57		$1,826,910.50		$489,383.98		$2,456,229.40

Amount	$489,383.98
Year 2 CPI: (7.1%)	$34,746.26
TOTAL AMOUNT WITH CPI	$524,130.25
Less 5% Retention:	$ 26,206.51
LESS BILLINGS	
TOTAL AMOUNT DUE	$497,923.73

This 4th Progress Payment is hereby submitted for your review and approval. $497,923.73

#225-4106-000-0-0-45404	$293,000.00
#284-5502-418-0-0-47734	$150,000.00
#285-3400-000-0-0-44504	$54,923.73
TOTAL =	$497,923.73



Project Engineer
Selena Acuna

96	Per	Bus Stop	Power wash benches / bus stops	$95.00	$95.00		$0.00		$0.00	-	$0.00
97	Per	Tree	Tree trimming on median landscape	$45.00	$45.00	$1,125.00	$50,625.00		$0.00	1,125.00	$50,625.00
98	Per	L.F. (As Needed)	Trench for electrical conduit and backfill	$3.00	$3.00	$800.00	$2,400.00		$0.00	800.00	$2,400.00
99	Per	Post	Install temporary electrical post	$1,800.00	$1,800.00	$1.00	$1,800.00		$0.00	1.00	$1,800.00
100	Per	S.F.	Seal coat with stripping	$0.90	$0.90	$23,000.00	$20,700.00		$0.00	23,000.00	$20,700.00
101	Per	S.F.	Installation of water conservation plant material	$1.25	$1.25		$0.00		$0.00	-	$0.00
102	Per	Hour	Playground Restoration – Power wash and paint playground equipment	$45.00	$45.00		$0.00		$0.00	-	$0.00
103	Per	Hour	Bulky item monitoring throughout city	$27.00	$27.00	1,010.00	$27,270.00	255.00	$6,885.00	1,265.00	$34,155.00
104	Per	Hour (As Needed)	Bulky item removal – 2 man crew with minimum ¾ Ton vehicle	$150.00	$150.00	$1,601.00	$240,150.00	390.00	$58,500.00	1,991.00	$298,650.00
105	Per	Event	Temporary facilities for event – 3 restrooms with Hot water sinks / temporary light towers	$2,580.00	$2,580.00		$0.00		$0.00	-	$0.00
106	153,000	S.F.	Hawthorne Blvd. (medians, curb extensions and parkways) *from 105 Freeway to Rosecrans Ave.	$0.12	$18,360.00	$1,377,000.00	$165,240.00	306,000.00	$36,720.00	1,683,000.00	$201,960.00
107	12200	S.F.	Imperial Hwy. (median) *from Inglewood Ave. to Prairie Ave.	$0.12	$1,464.00	$108,000.00	$12,960.00	24,000.00	$2,880.00	132,000.00	$15,840.00
108	7000	S.F.	Crenshaw Blvd. (median) *from 120th St. to El Segundo Blvd.	$0.15	$1,050.00	$63,000.00	$9,450.00	14,000.00	$2,100.00	77,000.00	$11,550.00
109	12000	S.F.	120th Street *along South Dominguez Channel	$0.12	$1,440.00	$108,000.00	$12,960.00	24,000.00	$2,880.00	132,000.00	$15,840.00
110	26000	S.F.	Rosecrans Ave. (median & parkway) *from Aviation Blvd. to Inglewood Ave.	$0.15	$3,900.00	$234,000.00	$35,100.00	52,000.00	$7,800.00	286,000.00	$42,900.00
111	25000	S.F.	Prairie Ave. (median) *116th St. to El Segundo Blvd.	$0.15	$3,750.00	$225,000.00	$33,750.00	50,000.00	$7,500.00	275,000.00	$41,250.00
112	10500	S.F.	Inglewood Ave. (median) *from Imperial Hwy. to Rosecrans Ave.	$0.12	$1,260.00	94,500.00	$11,340.00	21,000.00	$2,520.00	115,500.00	$13,860.00
113	17500	S.F.	Marine Ave. (frontage and divider median) *from Gerkin Ave. to Yukon Ave.	$0.10	$1,750.00	$157,500.00	$15,750.00	35,000.00	$3,500.00	192,500.00	$19,250.00
114	26500	S.F.	Prairie Avenue (frontage and divider median) *from Cordary Avenue to 149th Street	$0.15	$3,975.00	$238,500.00	$35,775.00	53,000.00	$7,950.00	291,500.00	$43,725.00
115	6000	S.F.	147th Street *Inglewood Ave to Ocean Gate	$0.10	$600.00	$54,000.00	$5,400.00	12,000.00	$1,200.00	66,000.00	$6,600.00
116	Once	Per Week	Clean weeds and trash on 119th Street from Felton Avenue to Crenshaw Avenue	$325.00	$325.00		$0.00		$0.00	-	$0.00
117	Once	Per Week	Weekly center median watering with watertruck on Prairie Avenue from Rosecrans Avenue to El Segundo Boulevard	$875.00	$875.00	$19.00	$16,625.00	9.00	$7,875.00	28.00	$24,500.00
118	As Needed	As Needed	Emergency tree service and tree material removal - 2 person crew with boom truck and equipment	$1,880.00	$1,880.00	$3.00	$5,640.00		$0.00	3.00	$5,640.00
119	30	Each	Mattress Pad from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$14,744.00	$442,320.00		$0.00		$0.00	-	$0.00
120	1	Each	2 Stall Bathroom Unit (Toilet, Shower, Sink) from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$41,200.00	$41,200.00		$0.00		$0.00	-	$0.00
121	1	Each	2 Stall ADA Bathroom Unit (Toilet, Shower, Sink) from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$47,900.00	$47,900.00		$0.00		$0.00	-	$0.00
122	6	Each	Handwashing Station from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$2,000.00	$12,000.00		$0.00		$0.00	-	$0.00
123	2	Each	100 Sq. Ft. 4 Washer/Dryer Laundry Unit from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$67,200.00	$134,400.00		$0.00		$0.00	-	$0.00
124	2	Each	400 Sq. Ft. Shelter for administrative purposes from Pallet Shelter Company or equivalent with installation per manufacturer specifications	$47,900.00	$95,800.00		$0.00		$0.00	-	$0.00
125	3	Each	ADA Accessible Ramp for Shelters and Bathroom Unit with installation per manufacturer specifications	$2,200.00	$6,600.00		$0.00		$0.00	-	$0.00
126	1	Each	Dumpster and 3 Yd. Recycling with Gate Enclosure	$1,200.00	$1,200.00		$0.00		$0.00	-	$0.00
127	10	Each	6' Picnic Tables	$1,500.00	$15,000.00		$0.00		$0.00	-	$0.00
128	2	Each	8' x 8' Canopy	$4,700.00	$9,400.00	$1.00	$4,700.00		$0.00	1.00	$4,700.00
129	15	Each	Small, Portable Planter Boxes with Plants	$280.00	$4,200.00		$0.00		$0.00	-	$0.00
130	4	Each	Planter Boxes with Trees and Plants	$375.00	$1,500.00		$0.00		$0.00	-	$0.00
131	5	Each	Bicycle Lockers (Model #: Bike-Shell Model 301 Bicycle Locker or equivalent)	$2,700.00	$13,500.00		$0.00		$0.00	-	$0.00
132	1	Each	Motorized Driveway Swing Gate with Privacy Fence Screen Mesh	$3,700.00	$3,700.00		$0.00		$0.00	-	$0.00
133	200	L.F.	8' High Perimeter Fence with Privacy Fence Screen Mesh	$175.00	$35,000.00	$85.00	$14,875.00		$0.00	85.00	$14,875.00
134	1	Each	25' Rolling Gate with Privacy Fence Screen Mesh	$5,900.00	$5,900.00		$0.00		$0.00	-	$0.00
135	1000	L.F.	Privacy Fence Screen Mesh	$5.50	$5,500.00		$0.00		$0.00	-	$0.00
136	600	L.F.	Privacy Shrubs	$15.00	$9,000.00		$0.00		$0.00	-	$0.00
137	Per	L.F. (as needed)	Paint Pavement Striping	$3.50	$3.50		$0.00		$0.00	-	$0.00
138	1	Each	600 amp panel from So Cal Edison with 3" conduit from electrical pole on 111th St	$64,750.00	$64,750.00		$0.00		$0.00	-	$0.00
139	80000	L.F.	Weekly Maintenance of Pallet Shelter Lot	$0.10	$8,000.00		$0.00		$0.00	-	$0.00
140	1	Each	10" Topsoil for Vegetable/Herb Garden Including Excavation, Backfill, and Soil Preparation	$430.00	$430.00		$0.00		$0.00	-	$0.00
141	1	Each	Rent 24 x 16 stage (steel deck, stage Staircase with handlebars, ground support 24x20, audio and audio engineering, And installation) per day	$4,500.00	$4,500.00		$0.00		$0.00	-	$0.00
142	1	Each	Weekly center median watering with watertank on Crenshaw Blvd Between El Segundo Blvd and 120th St	$600.00	$600.00		$0.00		$0.00	-	$0.00

MARTINEZ LANDSCAPE CO., INC.

12357 San Fernando Road Sylmar, CA 91342

General Maintenance Contract Project #22-05

6/1/2025

Invoice # 4

				ENGINEER'S ESTIMATE		CONTRACT		PREVIOUS MONTH		CURRENT MONTH		TOTAL TO DATE	
ITEM#	QUANTITY	UNIT	ITEM DESCRIPTION	UNIT PRICE	AMOUNT	Unit Price	Total Price	QUANTITY	Total Price	QUANTITY	Total Price	QUANTITY	AMOUNT
1	30,000.00	SQ. FT	Mowing Lots		$0.00	$0.35	$10,500.00		$0.00		$0.00	0.00	$0.00
2	30,000.00	SQ. FT	Mowing Parkways		$0.00	$0.25	$7,500.00		$0.00	2,868.00	$717.00	2868.00	$717.00
3	100,000.00	SQ. FT	Hand Cleaning of debris from lots as required		$0.00	$0.100	$10,000.00		$0.00		$0.00	0.00	$0.00
4	40	Locations	Removal of rubbish per 10lbs. To 500lbs.		$0.00	$175.000	$7,000.00		$0.00	2.00	$350.00	2.00	$350.00
5	30	Locations	Removal of rubbish per 500lbs. To 1,000lbs.		$0.00	$225.00	$6,750.00	10.00	$2,250.00		$0.00	10.00	$2,250.00
6	100	Locations	Removal of rubbish per 1,001lbs. To 1 ton		$0.00	$225.00	$22,500.00	50.00	$11,250.00		$0.00	50.00	$11,250.00
7	25	Locations	Removal or rubbish per 1 ton or more		$0.00	$250.00	$6,250.00	62.00	$15,500.00	110.00	$27,500.00	172.00	$43,000.00
8	20	Trees	Removal 10"-30" diameter Tree and stump, including disposal		$0.00	$225.00	$4,500.00	35.00	$7,875.00		$0.00	35.00	$7,875.00
9	30	Trees	Remove 30" to 40" diameter Tree and stump, including disposal		$0.00	$450.00	$13,500.00	20.00	$9,000.00		$0.00	20.00	$9,000.00
10	15	Trees	Remove 40"-or above diameter Tree and stump, including disposal		$0.00	$575.00	$8,625.00	10.00	$5,750.00		$0.00	10.00	$5,750.00
11	50	Trees	Plant 24" box Trees with root barrier		$0.00	$300.00	$15,000.00		$0.00		$0.00	0.00	$0.00
12	100	Trees	Plant 36" box Tree with root barrier		$0.00	$575.00	$57,500.00	7.00	$4,025.00		$0.00	7.00	$4,025.00
13	2,000	L.F	root pruning and installation of root barrier		$0.00	$1.55	$3,100.00	1800.00	$2,790.00		$0.00	1800.00	$2,790.00
14	300	L.F	INSTALL New 8-ft. high chain link fence		$0.00	$95.00	$28,500.00	135.00	$12,825.00		$0.00	135.00	$12,825.00
15	500	L.F	INSTALL New 14-ft. high chain link fence		$0.00	$75.00	$37,500.00	350.00	$26,250.00		$0.00	350.00	$26,250.00
16	3,000	L.F	INSTALL 6' high reinforced masonary block wall (8" thick)		$0.00	$57.00	$171,000.00	27.00	$1,539.00		$0.00	27.00	$1,539.00
17	2,000	L.F	INSTALL 8' high reinforced masonary block wall (8" thick)		$0.00	$85.00	$170,000.00		$0.00		$0.00	0.00	$0.00
18	500	L.F	Repair Chain Link Fence		$0.00	$1.25	$625.00		$0.00		$0.00	0.00	$0.00
19	10,000	S.F	Clean the sidewalks		$0.00	$0.10	$1,000.00		$0.00		$0.00	0.00	$0.00
20	50	EA	INSTALL 6ft. High barrier post		$0.00	$60.00	$3,000.00		$0.00		$0.00	0.00	$0.00
21	50	EA	Remove and replace 6-ft. wheel stop		$0.00	$37.00	$1,850.00		$0.00		$0.00	0.00	$0.00
22	30	EA	Remove and Replace bus bench		$0.00	$1,000.00	$30,000.00		$0.00		$0.00	0.00	$0.00

Exhibit 15-D
BID TABULATION SUMMARY SHEET

23	150	EA	Remove posters, flyers, signage, etc.		$0.00	$1.10	$165.00		$0.00		$0.00	0.00	$0.00
24	14,000	S.F	Remove and excavate exisiting sidewalk and Construct new 4" thick PCC sidewalk, per 1112-1 over 4" CMB		$0.00	$9.95	$139,300.00	31543.38	$313,856.63	28,514.80	$283,722.28	60058.18	$597,578.92
25	300	EA	Remove and replace street signs		0	$15.00	$4,500.00		$0.00		$0.00	0.00	$0.00
26	2,000	L.F	Remove and Replace curb and gutter		0	$42.00	$84,000.00	304.25	$12,778.50	316.25	$13,282.50	620.50	$26,061.00
27	30	EA	Trash Receptacle		0	$1,250.00	$37,500.00		$0.00		$0.00	0.00	$0.00
28	15,000	S.F	Remove and excavate exisiting alleys pavements and reconstruct new 8" thick PCC concrete pavement, per			$18.00	$270,000.00	4393.00	$79,074.00		$0.00	4393.00	$79,074.00
29	3,000	S.F	Remove and excavate exisiting driveway and construct new 6" thick PCC driveway, per APWA STD Plan 110-1			$9.95	$29,850.00	580.63	$5,777.27	939.52	$9,348.17	1520.15	$15,125.44
30	10	EA	Construct AC Speed Hump			$1,800.00	$18,000.00	4.00	$7,200.00		$0.00	4.00	$7,200.00
31	5,000	S.F	Remove and replace asphalt concrete pavement (4" AC over 8" CMB)			$9.25	$46,250.00		$0.00	88.00	$814.00	88.00	$814.00
32	20	Locations	Install Sewer Backflow Prevention Device			$260.00	$5,200.00		$0.00		$0.00	0.00	$0.00
33	10	EA	Furnish and install 2" remote control Valves superior 950's			$275.00	$2,750.00	22.00	$6,050.00		$0.00	22.00	$6,050.00
34	500	L.F	Furnish and install 1" PVC Pipe sch 40			$0.65	$325.00	1000.00	$650.00		$0.00	1000.00	$650.00
35	1,000	L.F	Furnish and install 2" PVC Pipe shc.40			$1.45	$1,450.00	800.00	$1,160.00		$0.00	800.00	$1,160.00
36	1,000	L.F	Furnish and install 2 1/2" PVC pipe Class 315 sch. 40			$2.50	$2,500.00		$0.00		$0.00	0.00	$0.00
37	1,000	L.F	Furnish and install 3" PVC pipe Class 315 sch. 40			$3.00	$3,000.00		$0.00		$0.00	0.00	$0.00
38	1,000	L.F	Furnish and install 4" PVC pipe Class 315 sch. 40			$4.10	$4,100.00	230.00	$943.00		$0.00	230.00	$943.00
39	1,000	L.F	Furnish and install 3/4" PVC Pipe sch. 40			$0.40	$400.00		$0.00		$0.00	0.00	$0.00
40	50	EA	Furnish and install 1812 Sams Rain Bird Pop-ups			$16.00	$800.00		$0.00		$0.00	0.00	$0.00
41	3	EA	Furnish and install 32" Sprinkler Clock LeMeur Enclosure			$1,200.00	$3,600.00		$0.00		$0.00	0.00	$0.00
42	40	EA	Furnish and install Hunter I-40			$45.00	$1,800.00	60.00	$2,700.00		$0.00	60.00	$2,700.00
43	60	EA	Furnish and install Hunter I-25			$32.00	$1,920.00		$0.00		$0.00	0.00	$0.00
44	60	EA	Furnish and install Hunter I-20			$20.00	$1,200.00		$0.00		$0.00	0.00	$0.00
45	4	EA	Furnish and install 36-Station Controller Ev.Ex2 Stainless Steel			$4,125.00	$16,500.00	2.00	$8,250.00		$0.00	2.00	$8,250.00
46	4	EA	Furnish and install 1" Backflow prevention units/strainers			$550.00	$2,200.00		$0.00		$0.00	0.00	$0.00
47	6	EA	Furnish and install 1" Quick coupling valves			$200.00	$1,200.00		$0.00		$0.00	0.00	$0.00
48	5	EA	Connect to exisiting 4" water line			$675.00	$3,375.00	25.00	$16,875.00		$0.00	25.00	$16,875.00
49	5	EA	Connect to exisiting 110v electrical Power supply for Irrigation Controller			$400.00	$2,000.00	1.00	$400.00		$0.00	1.00	$400.00

50	5	EA	Furnish and install 4" Gate Valves			$475.00	$2,375.00	2.00	$950.00		$0.00	2.00	$950.00
51	5	EA	Furnish and install 3" Master Valve #3100			$500.00	$2,500.00		$0.00		$0.00	0.00	$0.00
52	4	EA	Furnish and install 2" Flow sensor			$280.00	$1,120.00		$0.00		$0.00	0.00	$0.00
53	10	EA	Furnish and install Grounding protection (rod, plate, etc)			$130.00	$1,300.00		$0.00		$0.00	0.00	$0.00
54	1,000	L.F	Furnish and install Tracer wires			$0.15	$150.00		$0.00		$0.00	0.00	$0.00
55	500	EA	Furnish and install 3/4" PVC fittings sch 40.			$0.47	$235.00		$0.00		$0.00	0.00	$0.00
56	500	EA	Furnish and install 1" PVC Fittings sch 40.			$0.50	$250.00		$0.00		$0.00	0.00	$0.00
57	500	EA	Furnish and isntall 1.5" PVC Fittings sch. 40			$0.50	$250.00	1500.00	$750.00		$0.00	1500.00	$750.00
58	500	EA	Furnish and install 2" PVC Fittings sch. 40			$0.97	$485.00		$0.00		$0.00	0.00	$0.00
59	60	EA	Furnish and install 2.5" PVC Fittings sch. 40			$2.25	$135.00		$0.00		$0.00	0.00	$0.00
60	20	EA	Furnish and install 3" PVC Fittings sch 40.			$3.50	$70.00		$0.00		$0.00	0.00	$0.00
61	50	EA	Furnish and install 4" PVC Fittings sch. 40			$6.50	$325.00	10.00	$65.00		$0.00	10.00	$65.00
62	200	EA	Furnish and install 1" Marlex Street Ells			$0.40	$80.00		$0.00		$0.00	0.00	$0.00
63	3	EA	Furnish and install PVC weld- on 2711/P-70 Primer			$8.00	$24.00		$0.00		$0.00	0.00	$0.00
64	5,000	L.F	Furnish and install Wire/Cable 14 gage			$0.25	$1,250.00		$0.00		$0.00	0.00	$0.00
65	20	EA	Furnish and Install Rain Bird 1300 A-F Bubbler			$4.00	$80.00	50.00	$200.00		$0.00	50.00	$200.00
66	10,000	CY	Unclassified excavation including neatly saw cut edges where applicable			$47.00	$470,000.00	7608.00	$357,576.00		$0.00	7608.00	$357,576.00
67	5	EA	Furnish and install 2" Gate Valve T-113			$160.00	$800.00	2.00	$320.00		$0.00	2.00	$320.00
68	1	EA	Furnish and install 3" Pressure reducing backflow 880 series with Y strainer			$2,500.00	$2,500.00		$0.00		$0.00	0.00	$0.00
69	2	EA	Furnish and install 49" LeMeur Backflow Enclosure			$1,200.00	$2,400.00		$0.00		$0.00	0.00	$0.00
70	30	EA	Furnish and install 14"X18" Rectangular Valve Boxes			$38.00	$1,140.00		$0.00		$0.00	0.00	$0.00
71	30	EA	Furnish and isntall Valve Identification Tags			$1.50	$45.00		$0.00		$0.00	0.00	$0.00
72	100	EA	Plant 1 Gallon Strelizia Reginae "Birds of Paradise"			$6.50	$650.00		$0.00		$0.00	0.00	$0.00
73	100	EA	Plant 1 Gallon Agapanthus Africanus " Lily of Nile"			$6.00	$600.00		$0.00		$0.00	0.00	$0.00
74	100	EA	Plant 1 Gallon Raphiolepis "Ballerinas"			$6.50	$650.00		$0.00		$0.00	0.00	$0.00
75	100	EA	Plant 1 Gallon Pittosoporum tobira dwarf "Wheelers"			$6.25	$625.00		$0.00		$0.00	0.00	$0.00

76	100	EA	Plant 1 Gallon Pittosporum Tobira Variegated			$6.25	$625.00		$0.00		$0.00	0.00	$0.00
77	100	EA	Plant 1 Gallon Trachelesperum Jasminoides "Star Jasmine"			$6.00	$600.00		$0.00		$0.00	0.00	$0.00
78	100	EA	Plant 1 Gallon Ice Berg Roses			$15.00	$1,500.00		$0.00		$0.00	0.00	$0.00
79	100	EA	Plant Gazenics Ground Cover Flats			$27.00	$2,700.00		$0.00		$0.00	0.00	$0.00
80	100	EA	Plant 5 Gallon Nandina Nana			$25.00	$2,500.00	80.00	$2,000.00		$0.00	80.00	$2,000.00
81	100	EA	Plant 5 Gallon Penstemon			$20.00	$2,000.00		$0.00		$0.00	0.00	$0.00
82	100	EA	Plant 5 Gallon Mexican Sage			$18.00	$1,800.00		$0.00		$0.00	0.00	$0.00
83	100	EA	Plant 1 Gallon Cuphia			$5.00	$500.00		$0.00		$0.00	0.00	$0.00
84	100	EA	Plant 5 Gallon Kangaroo Paw Red			$18.00	$1,800.00		$0.00		$0.00	0.00	$0.00
85	100	EA	Plant 5 Gallon Birds of paradise			$22.00	$2,200.00	30.00	$660.00		$0.00	30.00	$660.00
86	100	EA	Plant 5 Gallon Liriope			$18.00	$1,800.00		$0.00		$0.00	0.00	$0.00
87	100	EA	Plant 5 Gallon Garlic Variegata			$18.00	$1,800.00		$0.00		$0.00	0.00	$0.00
88	500	L.F	Install 18" Storm Drain Pipe including joints and connections into exisiting (5 to 10 Feet deep)			$50.00	$25,000.00		$0.00		$0.00	0.00	$0.00
89	500	L.F	Install 10" to 18" VCP including joints and connection into exisiting (8 to 12 Feet deep)			$57.00	$28,500.00		$0.00		$0.00	0.00	$0.00
90	200	L.F	Install 6" VCP including joint and connection into existing (5 to 10 Feet Deep)			$25.00	$5,000.00		$0.00		$0.00	0.00	$0.00
91	2	EA	Construct new catch basin per SPPWC Std. 300-3, W=7' including local depression per SPPWC Std. 313-3 over 6" CMB, Wd=7'			$7,500.00	$15,000.00		$0.00		$0.00	0.00	$0.00
92	100,000	SF	Maintenance of Median Landscape			$0.92	$92,000.00		$0.00		$0.00	0.00	$0.00
93	3,000	Ton	Crushed Miscellaneous Base (CMB)			$25.00	$75,000.00	900.00	$22,500.00		$0.00	900.00	$22,500.00
94	Annually		Install Christmas Lights			$4,500.00	$4,500.00	1.00	$4,500.00		$0.00	1.00	$4,500.00
95	300	L.F	Install 8ft. Tall rod iron fence			$35.00	$10,500.00		$0.00		$0.00	0.00	$0.00
96	Per Bus Stop		Power Wash benches/bus stops			$95.00	$95.00		$0.00		$0.00	0.00	$0.00
97	Per Tree		Tree Trimming on median landscape			$45.00	$45.00	1,125.00	$50,625.00		$0.00	1125.00	$50,625.00
98	Per LF As needed		Trench for electrical conduit and backfill			$3.00	$3.00	800.00	$2,400.00		$0.00	800.00	$2,400.00
99	Per Post		Install temporary electrical post			$1,800.00	$1,800.00	1.00	$1,800.00		$0.00	1.00	$1,800.00
100	Per Post		Seal coat with striping			$0.90	$0.90	23,000.00	$20,700.00		$0.00	23000.00	$20,700.00

101	Per S.F as needed		Installation of water conservation plant material			$1.25	$1.25		$0.00		$0.00	0.00	$0.00
102	Per Hour		Playground Restoration- Power wash and paint playground equipment			$45.00	$45.00		$0.00		$0.00	0.00	$0.00
103	Per Hour		Bulky item monitering throughout city			$27.00	$27.00	1,010.00	$27,270.00	255.00	$6,885.00	1265.00	$34,155.00
104	Per hour As Needed		Bulky Item removal- 2man crew with minimum 3/4 ton vehicle			$150.00	$150.00	1,501.00	$225,150.00	390.00	$58,500.00	1891.00	$283,650.00
105	Per Event		Temporary facilitues for event- 3 restrooms with hot water sinks/ Temporary light towers			$2,580.00	$2,580.00		$0.00		$0.00	0.00	$0.00
106	153,000	SQ.FT	Hawthorne Blvd. (medians, curb extenstions and parkways)* from 105 Freeway to Rosecrans Ave.			$0.12	$18,360.00	1,377,000.00	$165,240.00	306,000.00	$36,720.00	1683000.00	$201,960.00
107	12,000	SQ.FT	Imperial Hwy. (median) * from Inglewood Ave. to Prairie Ave.			$0.12	$1,440.00	108,000.00	$12,960.00	24,000.00	$2,880.00	132000.00	$15,840.00
108	7,000	SQ.FT	Crenshaw Blvd. (median) * from 120th St. to El Segundo Blvd.			$0.15	$1,050.00	63,000.00	$9,450.00	14,000.00	$2,100.00	77000.00	$11,550.00
109	12,000	SQ.FT	120th Street *along South Dominguez Channel			$0.12	$1,440.00	108,000.00	$12,960.00	24,000.00	$2,880.00	132000.00	$15,840.00
110	26,000	SQ.FT	Rosecrans Ave. (median &parkway) *from Aviation Blvd. to Inglewood Ave.			$0.15	$3,900.00	234,000.00	$35,100.00	52,000.00	$7,800.00	286000.00	$42,900.00
111	25,000	SQ.FT	Praire Ave. (median) *116th St. to El Segundo Blvd.			$0.15	$3,750.00	225,000.00	$33,750.00	50,000.00	$7,500.00	275000.00	$41,250.00
112	10,500	SQ.FT	Inglewood Ave (median) * from Imperial Hwy. to Rosecrans Ave.			$0.12	$1,260.00	94,500.00	$11,340.00	21,000.00	$2,520.00	115500.00	$13,860.00
113	17,500	SQ.FT	Marine Ave. (frontage and divider median) *from Gerkin Ave. to Yukon Ave.			$0.10	$1,750.00	157,500.00	$15,750.00	35,000.00	$3,500.00	192500.00	$19,250.00
114	26,500	SQ.FT	Prairie Avenue (frontage and divider median) * from Cordary Avenue to 149th Street			$0.15	$3,975.00	238,500.00	$35,775.00	53,000.00	$7,950.00	291500.00	$43,725.00
115	6,000	SQ.FT	147th Street* Inglewood Ave. to Ocean Gate			$0.10	$600.00	54,000.00	$5,400.00	12,000.00	$1,200.00	66000.00	$6,600.00
116	Once Per Week		Clean weeds and trash on 119th Street from Felton Avenue to Crenshaw Avenue.			$325.00	$325.00		$0.00		$0.00	0.00	$0.00
117	Once Per Week		Weekly center median watering with water truck on Prairie Avenue from rosecrans Avenue to El Segundo Boulevard			$875.00	$875.00	19.00	$16,625.00	9.00	$7,875.00	28.00	$24,500.00
118	As Needed		Emergency Tree service and tree material removal-2 person crew with boom truck and equipment			$1,880.00	$1,880.00	3.00	$5,640.00		$0.00	3.00	$5,640.00
119	30		64 Sq. Ft Insulated Shelter with Heater, Air Conditioner, Folding bed and Mattress Pad for Pallet Shelter compant or equivalent with installation per manufacter specification			$14,744.00	$442,320.00		$0.00		$0.00	0.00	$0.00
120	1		2 Stall Bathroom Unit (Toilet, Shower, Sink) from Pallet Shelter Company or equivalent with installation per manufacturer specification			$41,200.00	$41,200.00		$0.00		$0.00	0.00	$0.00
121	1		2 Stall ADA Bathroom Unit (Toilet, Shower, Sink) from Pallet Shelter Company or equivalent with installation per manufacterer specification			$47,900.00	$47,900.00		$0.00		$0.00	0.00	$0.00
122	6		Handwashing Station from pallet Shelter Compant or equivelant with installation per manufacturer specifications			$2,000.00	$12,000.00		$0.00		$0.00	0.00	$0.00
123	2		100 Sq.Ft 4 Washer/ Dryer Laundry Unit from Pallet Shelter Company or equivalent with installation per manufacturer specifications			$67,200.00	$134,400.00		$0.00		$0.00	0.00	$0.00

124	2		400 Sq.Ft Shelter for adminstrative purposes from Pallet Shelter Company or equivalent with installation per manufacturer specification			$47,900.00	$95,800.00		$0.00		$0.00	0.00	$0.00
125	3		ADA Accessible Ramp for Shelters and Bathroom Unit with installation per manufacturer specifications			$2,200.00	$6,600.00		$0.00		$0.00	0.00	$0.00
126	1		Dumpster and 3 Yd. Recylcing with Gate Enclosure			$1,200.00	$1,200.00		$0.00		$0.00	0.00	$0.00
127	10		6' Picnic Tables			$1,500.00	$15,000.00		$0.00		$0.00	0.00	$0.00
128	2		8'X8' Canopy			$4,700.00	$9,400.00	1.00	$4,700.00		$0.00	1.00	$4,700.00
129	15		Small, Portable Planter Boxes with Plants			$280.00	$4,200.00		$0.00		$0.00	0.00	$0.00
130	4		Planter Boxes with Trees and Plants			$375.00	$1,500.00		$0.00		$0.00	0.00	$0.00
131	5		Bicycle Lockers (Model #: Bike- Shell Model 301 Bicycle Locker or equivalent)			$2,700.00	$13,500.00		$0.00		$0.00	0.00	$0.00
132	1		Motorized Driveway Swing Gate with Privacy Fence Screen Mesh			$3,700.00	$3,700.00		$0.00		$0.00	0.00	$0.00
133	200	L.F	8' High Perimeter Fence with Privacy Fence Screen Mesh			$175.00	$35,000.00	85.00	$14,875.00		$0.00	85.00	$14,875.00
134	1		25' Rolling Gate with Privacy Fence Screen Mesh			$5,900.00	$5,900.00		$0.00		$0.00	0.00	$0.00
135	1,000	L.F	Privacy Fence Screen Mesh			$5.50	$5,500.00		$0.00		$0.00	0.00	$0.00
136	600	L.F	Privacy Shrubs			$15.00	$9,000.00		$0.00		$0.00	0.00	$0.00
137	Per L.F. As Needed		Paint Pavement Striping			$3.50	$3.50		$0.00		$0.00	0.00	$0.00
138	1		600 amp panel from So Cal Edison with " conduit from electrical pole on 111th St.			$64,750.00	$64,750.00		$0.00		$0.00	0.00	$0.00
139	80,000	SQ.Ft	Weekly Maintenance of Pallet Shelter Lot			$0.10	$8,000.00		$0.00		$0.00	0.00	$0.00
140	1		10" Topsoil for Vegetable/ Herb Garden Including Excavation, Backfill and Soil Preparation			$430.00	$430.00		$0.00		$0.00	0.00	$0.00
141	1		Rent 24X16 stage (steel deck, stage Staircase with handlebars, ground support 24X20, audio and audio engineering, and installation) per day			$4,500.00	$4,500.00		$0.00		$0.00	0.00	$0.00
142	1		Weekly center median watering with watertank on Crenshaw Blvd. between El Segundo Blvd and 120th St			$600.00	$600.00		$0.00		$0.00	0.00	$0.00
143	1		Change Order #1: Rental Trailer at Memorial Park, monthly charge			$2,670.00	$6,400.00	9.00	$24,030.00	2.00	$5,340.00	11.00	$29,370.00
144	1		Change Order #2: Rubber speed humps			$57,648.00	$57,648.00	1.00	$91,121.00		$0.00	1.00	$91,121.00
145	1		Change Order #3: RailRoad Cleanup from Holly Park to El Segundo			$23,500.00	$23,500.00	1.00	$23,500.00		$0.00	1.00	$23,500.00
146	1		Change Order #4: Bronze Plaques for City Hall			$15,070.00	$15,070.00	1.00	$15,070.00		$0.00		$15,070.00
147	1		Change Order #5: New Bathrooms for Pallet Shelter			$1.00	$10,890.00	1.00	$10,890.00		$0.00		$10,890.00
148	1		Change Order #6: Pressure Valves at Jim Thorpe			$1.00	$8,000.00	2.00	$16,000.00		$0.00		$16,000.00

150	1		Retention Release for Year #2			$1.00	$69,437.92	1.00	$69,437.92		$0.00		$69,437.92
151	1		Change Order #7 Hawthorne Police Department			$54,500.00		1.00	$54,500.00		$0.00		$54,500.00
						TOTAL=	**$3,264,150.57**		**$1,901,848.32**		**$489,383.96**		**$2,445,732.28**

Approved CPI Increase of 7.1%	$34,746.26
Total Amount with CPI Increase	**$524,130.22**
Less 5% Retention	$26,206.51
Total Amount Due	***$497,923.71***

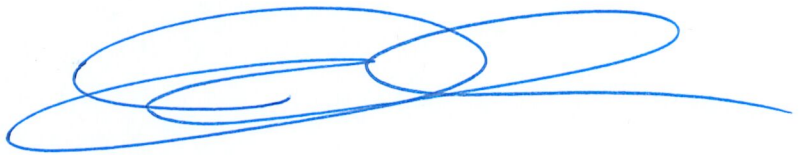


Exhibit 15-D
BID TABULATION SUMMARY SHEET

AGENDA ITEM NO. 14.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Housing

City Manager: **Department Head:**

SUBJECT:
HUD Correction to 2021 HOME-ARP Allocation

RECOMMENDED MOTION:
The staff recommends that the City Council:
1. Receive and approve the correction to the HOME- ARP allocation based on an increase of 3,245 AND
2. Authorize the City Manager or designer to submit documents of compliance to the US Department of Housing and Urban Development AND
3. Authorize the Finance Department to make the proper line item budget changes for FY 24-25 and 25-26 as necessary

DISCUSSION:
In 2021, the Department of Housing and Urban Development's (HUD or the Department) Office of Community Planning and Development (CPD) allocated $5 billion appropriated by the American Rescue Plan Act (ARP) of 2021 to HOME Investment Partnerships Program participating jurisdictions. These funds, known as "HOME-ARP," are intended to give jurisdictions the financial tools to assist the City's most vulnerable citizens by providing housing, shelter, tenant-based rental assistance, and supportive services for persons experiencing or at risk of homelessness, fleeing or attempting to flee domestic violence, dating violence, sexual assault, stalking, or human trafficking, and other populations at greatest risk of housing instability.

While conducting recent quality control efforts, the Department discovered an administrative error in the allocations of the HOME-ARP funds. This error resulted in the City inadvertently being allocated less HOME-ARP funds than it was legally entitled to receive. Specifically, the Department determined that the City received $3,245.00 less in its HOME-ARP allocation than it should have. The full allocation is below and has already been allocated through a previously approved 21-22 Action Plan. This amount does not trigger a need for a substantial amendment to the Action Plan. It will simply increase the available funds for the Bridge of Hope Community Housing Project.

Original HOME-ARP Award	Additional Allocation Amount	Revised HOME-ARP Award
$2,166,698	$3,245	$2,169,943

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
None

FISCAL IMPACT:
None

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Hawthorne HOME ARP Letter

U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-7000

OFFICE OF COMMUNITY PLANNING
AND DEVELOPMENT

April 30, 2025

The Honorable Alex Vargas
Mayor of Hawthorne
City of Hawthorne
4455 W 126th Street
Hawthorne, CA 90250-4417

Dear Mayor Vargas:

In 2021, the Department of Housing and Urban Development's (HUD or the Department) Office of Community Planning and Development (CPD) allocated $5 billion appropriated by the American Rescue Plan Act (ARP) of 2021 to HOME Investment Partnerships Program participating jurisdictions. These funds, known as "HOME-ARP," are intended to give you the financial tools to assist your most vulnerable citizens by providing housing, shelter, tenant-based rental assistance, and supportive services for persons experiencing or at risk of homelessness, fleeing or attempting to flee domestic violence, dating violence, sexual assault, stalking, or human trafficking, and other populations at greatest risk of housing instability.

While conducting recent quality control efforts, the Department discovered an administrative error in the allocations of the HOME-ARP funds. This error resulted in your jurisdiction inadvertently being allocated less HOME-ARP funds than it was legally entitled to receive. Specifically, the Department determined that your jurisdiction received $3,245.00 less in its HOME-ARP allocation than it should have. This letter notifies you of the corrected amount of your HOME-ARP award.

Original HOME-ARP Award	Additional Allocation Amount	Revised HOME-ARP Award
$2,166,698.00	$3,245.00	$2,169,943.00

Attached is an amended HOME-ARP grant agreement for your agency's signature, indicating the additional amount you are entitled to and your final corrected amount. Please sign this agreement and return it to your CPD Representative. Please note: Build America, Buy America provisions continue to be waived for HOME-ARP.

Additionally, you must amend your HOME-ARP allocation plan to include the correct amount of HOME-ARP funds in accordance with HUD Notice CPD-21-10 and your citizen participation plan. Depending upon the criteria for substantial amendments established in your citizen participation plan, you may be required to develop a substantial amendment to the HOME-ARP allocation plan.

The requirements for substantial amendments can be found in section V.C.6 of HUD Notice CPD-21-10. The Department can assist you in determining what may be required to be included in a substantial amendment.

The Department regrets this error and apologizes for any inconvenience it may cause. We are working hard to make this process as seamless as possible for all affected recipients. If you or your staff wish to discuss this correction or have any questions about HOME-ARP, please contact your local HUD Field Office or HUD's Office of Affordable Housing Programs at HOMEARP@hud.gov.

Sincerely,



Claudette Fernandez
General Deputy Assistant Secretary
for Community Planning and Development

AGENDA ITEM NO. 15.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Finance

City Manager: **Department Head:**

SUBJECT:
Fiscal Year 2024/25 & 2025/26 Blanket Purchase Orders

RECOMMENDED MOTION:
Staff recommends the Council approve fiscal year 2024/25 Blanket Purchase Orders (BPO's) for supplies and services in a total amount not to exceed $565,000 and 2025/26 total amount not to exceed $61,458,124.

DISCUSSION:
Fiscal Year 2024-2025

Request #1 - Vendor: Richard, Watson & Gershon
Purchase Order Amount Not to Exceed: $130,000
Contract Services for City Attorney Administration for various legal services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #2 - Vendor: J Lee Engineering Inc.
Purchase Order Amount not to Exceed: $70,000
The Building & Safety Department maintains an agreement with J LEE Engineering, Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #3 -- Vendor -- Kimley-Horn and Associates, Inc.
Purchase Order Amount not to Exceed: $350,000
Kimley- Horn will be the primary consultant helping the City to develop a new General Plan. The old General Plan was adopted in 1989 and 1990, and most elements have not been amended since, so they are a poor policy fit for today.

Request #4-- Vendor: Create the LAB
Purchase order Amount not to Exceed: $15,000
The vendor collaborates with the city's annual events such as State of the City among others.

Fiscal Year 2025-2026

Request #1 - Vendor: LA County Fire Department
Purchase Order Amount Not to Exceed: $16,000,000
Annual fees associated with the agreement with the Consolidated Fire Protection District. A corresponding BPO is required to pay for the service associated with this agreement.

Request #2 - Vendor: South Bay Regional Public Comm. Authority (aka: "RCC")
Purchase Order Amount Not to Exceed: $3,300,000
Annual assessment fee for 9-1-1 dispatching services as established by the Joint Powers Authority's Board of Directors. A corresponding BPO is required to pay for the service associated with this agreement.

Request #3 -- Vendor: Harris & Associates
Purchase Order Amount not to Exceed: $41,000
Tax Revenue Sharing Agreement Reporting. A corresponding BPO is required to pay for the service associated with this agreement.

Request #4 -- Vendor: ARTHUR J. GALLAGHER (INSURANCE BROKERS)
Purchase Order Amount not to Exceed: $125,000
Provide Earthquake/Flood/APD/Storage Tanks insurance coverage. A corresponding BPO is required to pay for the service associated with this agreement.

Request #5 -- Vendor: ADMINSURE (WC ADMINISTRATION)
Purchase Order Amount not to Exceed: $150,000
AdminSure provides Third-Party Workers' Compensation Claims Management.
A corresponding BPO is required to pay for the service associated with this agreement.

Request #6 -- Vendor: DEPT. OF INDUSTRIAL RELATIONS (OSIP)
Purchase Order Amount not to Exceed: $85,000
The City of Hawthorne in Accordance with Labor Codes 62.5 and 6.26, Authorizing DIR to Assess Employers for the Costs of the State of California WC programs. A corresponding BPO is required to pay for the service associated with this agreement.

Request #7 -- Vendor: PRISM
Purchase Order Amount not to Exceed: $2,900,000
The City is retaining a new insurance carrier, Public Risk Innovation, Solutions and Management (PRISM) for its General Liability program. PRISM is a pooled insurance Joint Powers Authority (JPA) like Independent Cities Risk Management (ICRMA). PRISM provides excess commercial general liability insurance and pooled self-insurance for many state and local agencies. The coverage will also provide training and risk assessments. It is essentially the same as ICRMA but has a larger pool of agencies that allows for lower premiums for each excess layers of coverage. Additionally, PRSIM does not have the questionable administration that caused assessments to the City and other pool members, that occurred with ICRMA. A corresponding
BPO is required to pay for the service associated with this agreement.

Request #8 -- Vendor: PRISM (EXCESS WC)
Purchase Order Amount not to Exceed: $350,000
Provide Excess Insurance for the City's Workers' Compensation Program. A corresponding BPO is required to pay for the service associated with this agreement.

Request #9 -- Vendor: TRUE COURSE AVIATION INSURANCE SERVICE (HELICOPTER & HULL)
Purchase Order Amount not to Exceed: $100,000
True Course Aviation to Provide Liability Insurance Coverage for HPD Helicopter/Storage Hull. A corresponding BPO is required to pay for the service associated with this agreement.

Request #10 -- Vendor: STEPHEN T. HONDA, M.D., INC. (BAYSIDE)
Purchase Order Amount not to Exceed: $10,000
The City contracts with Dr. Stephen T. Honda, M.D., dba Bayside Medical Clinic
For Employee medical services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #11 - Vendor: Advanced Air Aircraft SVCS LLC
Purchase Order Amount Not to Exceed: $50,000
Advanced Air Aircraft SVCS LLC is the primary supplier of fuel for the Police Department's fixed wing aircraft. In addition to being located at Hawthorne Airport where the Police Department fixed wing aircraft is based, their monthly cost for fuel is competitive with other area vendors, and allows the fixed wing to remain in the immediate area in case of an emergency. Based on figures from the 2024-25 fiscal year, the BPO amount requested will cover all projected fuel costs for the helicopter through the end of the 2025-26 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #12 - Vendor: Pacific Harbor Medical Group
Purchase Order Amount Not to Exceed: $25,000
Pacific Harbor Medical Group is a vendor the Hawthorne Police Department uses for the annual physical assessments for the employees per the HPOA and HPMSG MOU agreements. This amount will cover the costs of this year's assessments for the 2025-26 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #13 - Vendor: ForceMetrics
Purchase Order Amount Not to Exceed: $97,000
ForceMetrics empowers law enforcement with precision policing tools and technology, leading to safer communities. This technology is pivotal in scanning for specific data through numerous databases to allow law enforcement to make better informed decisions in real time, while also serving as crucial investigative tool. A corresponding BPO is required to pay for the service associated with this agreement.

Request #14 - Vendor: Dooley Enterprises
Purchase Order Amount Not to Exceed: $50,000
Dooley Enterprises, Inc. is the main vendor utilized by the Police Department for the acquisition of ammunition required for training and duty use for most of the Department's firearms. A corresponding BPO is required to pay for the service associated with this agreement.

Request #15 - Vendor: Security Aviation, Inc.
Purchase Order Amount Not to Exceed: $140,000
Security Aviation, Inc. is has provided maintenance and supplies for the Police Department's fixed wing aircraft program since 2024. They are located in the hanger directly next to the PD hanger, which significantly reduces downtime. They have specific knowledge of our fixed wing, which leads to reduced costs and time on troubleshooting, while minimizing any conflicts related to attempting maintenance between multiple repair vendors. The BPO amount requested will cover all remaining projected maintenance costs for the air program through the end of the 2025-26 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #16 - Vendor: FususOps
Purchase Order Amount Not to Exceed: $150,000
Fusus is a cloud-based Real-Time Crime Center map interface that combines private and public video streams and CAD data into a single easy to access feed, enabling greater situational awareness and common operating picture. Video streams from fixed and mobile sources are all seamlessly combined into a single platform. This system seamlessly integrates with Hawthorne's public safety systems as well as our regional system and is the only vendor that provides this type of service. The BPO amount requested from this account will cover all projected associated costs with the camera integration program through the end of the 2024-25 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #17 -- Vendor: Johnson 225 Investigations
Purchase Order Amount Not to Exceed: $50,000
Johnson 225 Investigations is the primary background investigation provider for potential Police Department new hires. State regulations require an extensive background investigation be comppleted for any law enforcement agency staff with access to specific databases. This vendor allows for agency review of any investigation subject as concerns arise, thereby keeping overall costs down. The BPO

amount requested should be sufficient to cover all investigations for projected hiring through the end of the 2025-26 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #18 - Vendor: K & P Janitorial
Purchase Order Amount Not to Exceed: $190,000
K & P Janitorial has provided janitorial services for the Police Department building since 2004. The Police Department is currently on a month to month agreement with K & P. The company provides staff for all hours of the day, thereby making daily police department operations possible without the interruption of cleaning crews. Only K & P staff who have been cleared via a background check are authorized to enter the police department facility. The BPO amount requested will cover janitorial service costs for the Police Department for the remainder of the 2025-26 fiscal year. A corresponding BPO is required to pay for the service associated with this agreement.

Request #19 - Vendor: LA Uniforms & Tailoring
Purchase Order Amount Not to Exceed: $55,000
LA Uniforms & Tailoring is a local uniform store which carries all Department approved uniforms for all our uniformed staff. A corresponding BPO is required to pay for the service associated with this agreement.

Request #20 - Vendor: Los Angeles County Sheriff's Department
Purchase Order Amount Not to Exceed: $30,000
The Police Department operates a jail facility classified as "Type 1," by the State of California's Standards and Training for Corrections (STC). A "Type 1" jail is defined as a facility that can hold an arrestee in custody for up to 48 business hours, when the arrestee is required to be arraigned in a court. The STC sets forth requirements for nutritional values for meals served to arrested individuals, which also consider religious considerations. The Los Angeles County Sheriff's Department is the main provider for the meals served to arrestees housed in our jail facility. A corresponding BPO is required to pay for the service associated with this agreement.

Request #21 - Vendor: The Lovejoy Foundation
Purchase Order Amount Not to Exceed: $205,000
The Lovejoy Foundation is the primary animal sheltering service utilized by the Police Department's Animal Control program. It is local, increasing convenience for Hawthorne residents to be reunited with pets that have gone missing, but were recovered by City Animal Control Officers. The vendor provides sheltering services in accordance with County regulations. A corresponding BPO is required to pay for the remainder of the 2024-25 fiscal year.

Request #22 - Vendor: Redflex
Purchase Order Amount Not to Exceed: $265,000
Redflex Traffic Systems is the vendor utilized by the Police Department for the City's red light camera enforcement program. A corresponding BPO is required to pay for the service associated with this agreement. The BPO amount requested from this account will cover all projected associated costs with the Redflex red light camera program through the end of the 2025-26 fiscal year. A corresponding BPO is required to pay for the remainder of the 2024-25 fiscal year.

Request #23 - Vendor: Sheldon Mechanical
Purchase Order Amount Not to Exceed: $35,000
Sheldon Mechanical provides routine and emergency service related to air handlers (a part of the station's climate control / HVAC system) in the Police Department building. A corresponding BPO is required to pay for estimated annual services related the climate control system for the 2025-26 fiscal year.

Request #24 - Vendor: TMC Shooting Range
Purchase Order Amount Not to Exceed: $50,000
TMC Shooting Range specialize in building shooting ranges and providing top quality service for cleaning, repair and the maintenance needs of the Police Department indoor range. The BPO amount

requested from this account will cover all projected associated costs with repairing and cleaning the range through the end of the 2025-26 fiscal year.

Request #25 - Vendor: City of Torrance -- Interoperability Network South Bay JPA
Purchase Order Amount Not to Exceed: $180,924
The City of Torrance administers the Interoperability Network of South Bay JPA. As such, the member cities / organizations of the JPA are billed for projects related to the interoperability project The BPO amount requested from this account will cover all projected associated costs with the INSB radio communications through the end of the 2025-26 fiscal year.

Request #26 -- Vendor: Ron Smith & Associates, Inc
Purchase Order Amount Not to Exceed: $60,000
Ron Smith & Associates is a vendor that oversees and consults with the process of obtaining an official accreditation with our forensics lab. Completing the accreditation process will allow the Hawthorne PD crime lab to be recognized with the standard of processing evidence for investigative purposes. This will allow the Hawthorne PD to forgo sending evidence to the L. A. County crime lab, which greatly reduces the turnaround time for processed evidence. A corresponding BPO is required to pay for the service associated with this agreement.

Request #27 - Vendor: Code Red Fire Inc.
Purchase Order Amount Not to Exceed: $35,000
Police Facility - Fire system upgrade/replacement in Data Center from a water based to a safer solution for equipment. A corresponding BPO is required to pay for the service associated with this agreement.

Request #28 - Vendor: Lawrence Doors
Purchase Order Amount Not to Exceed: $4,400
Police Facility - Replacement of motor on the Jail - Sally Port B. A corresponding BPO is required to pay for the service associated with this agreement.

Request #29 -- Vendor: Bob and Marc Plumbing
Purchase Order Amount not to Exceed: $24,500
Police Facility - Repairs to water shutoff valves. After 20 years the valves no longer work and we are unable to shut the water off in an emergency. $9,000 to replace existing isolation valves for potable water booster system in mechanical room. $15,500 to replace existing 2" isolation valves. A corresponding BPO is required to pay for the service associated with this agreement.

Request #30 -- Vendor: KDC Systems
Purchase Order Amount not to Exceed: $45,000
Police Facility -- HVAC VAV software system is at "end of life". Needs replacement to continue to control AC in the building. A corresponding BPO is required to pay for the service associated with this agreement.

Request #31 -- Vendor: Sheldon Mechanical
Purchase Order Amount not to Exceed: $20,000
Police Facility -- Repairs to Air Handler # 2. Handler is functioning off limited air and the compressor needs to be replaced. A corresponding BPO is required to pay for the service associated with this agreement.

Request #32 -- Vendor: Stanley Louis Company
Purchase Order Amount not to Exceed: $52,700
Police Facility -- Boiler upgrade and Repairs. $47,000 to replace the 22-year-old boiler. $2,200 to repair the hydronic heating system. $3,500 to replace B-vent from boiler to above roof. Including rain cap and flue product deflector to prevent existing flue vent damage above roof line. A corresponding BPO is required to pay for the service associated with this agreement.

Request #33 -- Vendor: Stanley Louis Company

Purchase Order Amount not to Exceed: $22,500
Police Facility -- Replace both water heaters, including the non-functional water heater service isolation valves. A corresponding BPO is required to pay for the service associated with this agreement.

Request #34 - Vendor: Coffman Associates
Purchase Order Amount not to Exceed: $28,000
Coffman Associates provides a full range of airport consulting services for the Hawthorne Municipal Airport including airport planning services, airport environmental services, and airport grant administration services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #35 - Vendor: Associated Soils Engineering Inc.
Purchase Order Amount not to Exceed: $60,000
Associated Soils Engineering provides material and compaction testing services, including quality control and quality assurance for Street Improvement Project. A corresponding BPO is required to pay for the service associated with this agreement.

Request #36 - Vendor: Kurt Fisher Structural Engineering Inc.
Purchase Order Amount not to Exceed: $50,000
Kurt Fisher Structural provides seismic evaluations to City properties via contract on an as needed basis. A corresponding BPO is required to pay for the service associated with this agreement.

Request #37 - Vendor: Stantec Consultant Services, Inc.
Purchase Order Amount not to Exceed: $30,000
Stantec Consultant Services Inc. provides services to update the City's existing pavement management program. A corresponding BPO is required to pay for the service associated with this agreement.

Request #38 - Vendor: LA County Public Works
Purchase Order Amount not to Exceed: $500,000
LA County Public Works provides services to the City on an "as-needed" basis. These services include traffic signal maintenance, construction inspection, equipment testing, catch basin cleaning, and other public works services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #39 - Vendor: C&S Engineers, Inc.
Purchase Order Amount not to Exceed: $170,000
C&S provides airport consulting services for a full range of aviation development needs including airport engineering and design, construction administration, grant applications, and special feasibility and cost estimate studies. A corresponding BPO is required to pay for the service associated with this agreement.

Request #40 - Vendor: Consolidated Disposal Service
Purchase Order Amount not to Exceed: $100,000
Consolidated Disposal Services provides the City with street sweeping services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #41 - Vendor: DRC Engineering, Inc.
Purchase Order Amount not to Exceed: $75,000
DRC Engineering, Inc. provides the City with topographic surveying and on-call map checking services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #42 - Vendor: John L Hunter & Associates
Purchase Order Amount not to Exceed: $90,000
John L. Hunter and Associates provide contract services relating to the implementation of

the City's NPDES (Municipal Storm Water Pollution Prevention) and SSMP (Sewer System Management Plan) Program. A corresponding BPO is required to pay for the service associated with this agreement.

Request #43 - Vendor: Republic Services
Purchase Order Amount not to Exceed: $400,000
The City has a Franchise Agreement with Republic Services for Residential, Commercial and Roll-off Refuse Collection and Disposal. A corresponding BPO is required to pay for the service associated with this agreement.

Request #44 - Vendor: WGJ Enterprises Inc., dba PCI
Purchase Order Amount not to Exceed: $150,000
WGJ Enterprises Inc., dba PCI the City with signage and associated hardware. This includes but is not limited to signage for parking restriction, directional traffic markings, and associated hardware and accessories. A corresponding BPO is required to pay for the supplies and service associated with this agreement.

Request #45 - Vendor: Department of Transportation (Caltrans)
Purchase Order Amount not to Exceed: $250,000
Department of Transportation provides signal maintenance services at shared intersections. A corresponding BPO is required to pay for the service associated with this agreement.

Request #46 - Vendor: L. Everett & Associates
Purchase Order Amount not to Exceed: $120,000
The City contracts with L. Everett and Associates for assistance in operating a Soil Vapor Extraction (SVE) system at the site of the former dry cleaner at 12601 Hawthorne Blvd. as well as regular ground water monitoring. A corresponding BPO is required to pay for the service associated with this agreement.

Request #47 - Vendor: Tetra Tech
Purchase Order Amount not to Exceed: $100,000
The City has contracted with Tetra Tech for services related to updating the Sewer Master Plan, 10-point repairs, 20,000 linear feet of pipeline and 87 manhole rehabilitations, construction observation services and preparing deliverables for the next phase of the Sewer Rehabilitation Program. A corresponding BPO is required to pay for the service associated with this agreement.

Request #48 - Vendor: Labib Funk and Associates
Purchase Order Amount not to Exceed: $50,000
The City's has contracted with this Structural Engineering/Architectural Company on an as-needed basis for services on various city owned facilities. Recently, the City was awarded a Building Resilient Infrastructure and Communities (BRIC) grant through FEMA to seismically retrofit four City-owned structures, which includes the Hawthorne Memorial Center, Hawthorne Water Tower, Hawthorne City Yard, and Hawthorne City Hall. The retrofitting will involve updating and strengthening the lateral forces- resisting system of each structure to meet current seismic safety standards. The project is divided into two phases; Phase 1 will compromise project planning, design, permitting, and geotechnical studies, while Phase 2 will concentrate on project construction. A corresponding BPO is required to pay for the service associated with this agreement.

Request #49 - Vendor: South Bay Cities Council of Governments
Purchase Order Amount not to Exceed: $250,000
South Bay Cities Council of Government assists the City with their Green Business Certification Program by recruiting and certifying a minimum of 15 businesses, which includes marketing and outreach to local businesses reporting, inspections, and auditing. This also includes an annual fee for administration and cost sharing for implementing the

coordinated integrated monitoring program for the Dominguez Channel Watershed Management Area. A corresponding BPO is required to pay for the service associated with this agreement.

Request #50 - Vendor: South Bay Ford
Purchase Order Amount not to Exceed: $300,000
The City contracts with South Bay ford who provides original equipment manufacturing parts and services for fleet. A corresponding BPO is required to pay for the service associated with this agreement.

Request #51 - Vendor: Eddings Bros. (Napa Auto Parts)
Purchase Order Amount not to Exceed: $25,000
The City has contracted with Eddings Bros., Napa Auto Parts to provide the City with aftermarket parts and supplies for all city-owned vehicles and equipment. A corresponding BPO is required to pay for the service associated with this agreement.

Request #52 - Vendor: Completes Plus
Purchase Order Amount not to Exceed: $25,000
The City has contracted with Complete Plus to provide the City with aftermarket parts and supplies for all city-owned vehicles and equipment. A corresponding BPO is required to pay for the service associated with this agreement.

Request #53 - Vendor: Mason Oil Services LLC.
Purchase Order Amount not to Exceed: $25,000
The City contracts with Mason Oil Services LLC. to provide aftermarket parts and supplies for all city owned vehicles and equipment. A corresponding BPO is required to pay for the service associated with this agreement.

Request #54 - Vendor: Angels Auto Electric
Purchase Order Amount not to Exceed: $50,000
The City contracts with Angels Auto Electric to perform all vehicle related air conditioning service and repairs for city owned vehicles. They also perform specialized repairs that need special programing and we do not have the programming technology available. They also perform some repairs if the shop is backed up with work. A corresponding BPO is required to pay for the service associated with this agreement.

Request #55 - Vendor: Wrap Bully Inc.
Purchase Order Amount not to Exceed: $50,000
The City contracts with Wrap Bully, Inc to provide Autobody graphic wraps for Police Department vehicles. A corresponding BPO is required to pay for the service associated with this agreement.

Request #56 - Vendor: Parkhouse Tire Inc.
Purchase Order Amount not to Exceed: $25,000
Parkhouse Tire, Inc. supplies tires for Police Pursuit vehicles under terms that were negotiated with the State of California's competitive bid process and is exempt from bidding per section IX.G of the City of Hawthorne's purchasing Policy. This vendor also provides repairs and services of large heavy-duty vehicle tires for City and Police vehicles that cannot be performed in-house due to lack of equipment. A corresponding BPO is required to pay for the supplies, equipment, and services provided.

Request #57 - Vendor: Sam's Alignment Tire Center Inc.
Purchase Order Amount not to Exceed: $20,000
The City contracts with Sam's Alignment Tire Center Inc. to provide tires and tire alignment for City owned vehicles. A corresponding BPO is required to pay for the service associated with this agreement.

Request #58 - Vendor: Fine Line Auto Body & Paint
Purchase Order Amount not to Exceed: $150,000
The City contracts with Fine Line Auto Body & Paint to perform body shop related repairs to City of Hawthorne owned vehicles. A corresponding BPO is required to pay for the service associated with this agreement.

Request #59 - Vendor: Merrimac Energy Group
Purchase Order Amount not to Exceed: $500,000
The City contracts with Merrimac Energy Group to cover the years purchase of unleaded, propane, natural gas (CNG) and diesel fuels for the City's fleet. A corresponding BPO is required to pay for the service associated with this agreement.

Request #60 - Vendor: Wood Oil Company of California
Purchase Order Amount not to Exceed: $20,000
The City contracts with Wood Oil Company of California to provide fuel, motor oil, and antifreeze for city owned vehicles. A corresponding BPO is required to pay for the service associated with this agreement.

Request #61 - Vendor: South Bay Regional Public
Purchase Order Amount not to Exceed: $340,000
The City contracts with South Bay Regional Public Communication Authority to provide emergency vehicle workload support. A corresponding BPO is required to pay for the service associated with this agreement.

Request #62 - Vendor: E J Ward Inc.
Purchase Order Amount not to Exceed: $25,000
The City contracts with E J Ward Inc. to provide electronic equipment, maintenance and repair of equipment for city owned vehicles. A corresponding BPO is required to pay for the service associated with this agreement.

Request #63 - Vendor: New Look Auto Detail
Purchase Order Amount not to Exceed: $25,000
The City contracts with New Look Auto Detail to provide the Police Department with biweekly car wash, daily disinfecting of vehicles due to COVID-19. A corresponding BPO is required to pay for the service associated with this agreement.

Request #64 - Vendor: JDS Tank testing & repair Inc.
Purchase Order Amount not to Exceed: $15,000
The City contracts with JDS Tank Testing & Repair Inc to provide monthly inspections of City owned fuel tank. A corresponding BPO is required to pay for the service associated with this agreement.

Request #65 - Vendor: Tyler Technologies
Purchase Order Amount not to Exceed: $40,000
The City contracts with Tyler Technologies to provide services to implement the Virtual City Hall Project with EnerGov. This new project will provide City online services such as automated permitting, development project processing, plan check processing, business license processing and centralized cashiering. Tyler Technologies EnerGov system consolidates many of the City's functions and transitions them from traditional on premises to cloud based for automated administration. A corresponding BPO is required to pay for the service associated with this agreement.

Request #66 - Vendor: Hydronex dba Smartcover Systems
Purchase Order Amount not to Exceed: $43,000
The City contracts with Hydronex dba Smartcover Systems to provide smart cover rentals and maintenance. A corresponding BPO is required to pay for the service associated with this agreement.

Request #67 - Vendor: ACCO Engineered Systems
Purchase Order Amount not to Exceed: $220,000
The City contracts with ACCO Engineered systems to provide maintenance services to the City on an "as needed" basis. A corresponding BPO is required to pay for the service associated with this agreement.

Request #68 - Vendor: Ninyo and Moore
Purchase Order Amount not to Exceed: $25,000
The City contracts with Ninyo and Moore to provide the City with material testing services during constructions of various projects. A corresponding BPO is required to pay for the service associated with this agreement.

Request #69 - Vendor: State Water Resource Control Board
Purchase Order Amount not to Exceed: $100,000
State Water Resource Control Board's annual site clean-up cost recovery program for overseeing the ground water monitoring. A corresponding BPO is required to pay for the service associated with this program.

Request #70 - Vendor: Esri Inc.
Purchase Order Amount not to Exceed: $40,000
Esri Inc. provides the City Geographical Information System (GIS). A corresponding BPO is required to pay for the service associated with this service.

Request #71 - Vendor: Richards, Watson & Greshon Attorney Service
Purchase Order Amount not to Exceed: $50,000
The City contracts with Richards, Watson & Greshon Attorney Service for filing and serving of legal pleadings, serves subpoena and document retrieval for the Public Works. A corresponding BPO is required to pay for the service associated with this agreement.

Request #72 - Vendor: Kimley-Horn and Associates, Inc.
Purchase Order Amount not to Exceed: $400,000
The City contracts with Kimley Horn for Traffic Engineering Services on an as needed basis. These services include conducting traffic studies, traffic signal timing and design, and plan check review services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #73 - Vendor: General Technologies and Solutions (GTS)
Purchase Order Amount not to Exceed: $30,000
The City contracts with General Technologies and Solutions (GTS) for Traffic Engineering Services on an as needed basis. These services include conducting traffic studies, traffic signal timing and design, and plan check review services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #74 - Vendor: Office Untitled
Purchase Order Amount not to Exceed: $550,000
The City contracts with Office Untitled. For provide design services for the City Hall Expansion and Civic Park Project. A corresponding BPO is required to pay for the service associated with this agreement.

Request #75 - Vendor: Rania Alomar Architect, Inc
Purchase Order Amount not to Exceed: $300,000
The City contracts with Rania Alomar Architect, Inc. For provide design services for the New City Yard. A corresponding BPO is required to pay for the service associated with this agreement.

Request #76 - Vendor: Rania Alomar Architect, Inc
Purchase Order Amount not to Exceed: $300,000
The City contracts with Rania Alomar Architect, Inc. For provide design services for the Senior Center. A

corresponding BPO is required to pay for the service associated with this agreement.

Request #77 -- Vendor Heecheol Kwon,P.E.
Purchase Order Amount not to Exceed: $25,000
The Public Works Department maintains an agreement with Heecheol Kwon,P.E. Consultants Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #78 - Vendor: Clean Harbor
Purchase Order Amount not to Exceed: $30,000
Clean Harbor site clean-up cost for Hazmat material handler and transporter
A corresponding BPO is required to pay for the service associated with this program.

Request #79 - Vendor: Roadline Products Inc.
Purchase Order Amount not to Exceed: $70,000
Roadline Products Inc for Traffic signs, hardware, and Paint for Graffiti
A corresponding BPO is required to pay for the service associated with this program.

Request #80 - Vendor: Beacon Valuation Group, LLC
Purchase Order Amount not to Exceed: $10,000
The City contracts with Beacon Valuation Group, LLC. For provide Valuation for the City of Hawthorne's Water System. A corresponding BPO is required to pay for the service associated with this agreement.

Request #81 - Vendor: Koury Engineering and Testing, Inc.
Purchase Order Amount not to Exceed: $40,000
The City contracts with Koury Engineering and Testing, Inc.to provide the City with material testing services during constructions of various projects. A corresponding BPO is required to pay for the service associated with this agreement.

Request #82 - Vendor: Niktab, Nasser
Purchase Order Amount not to Exceed: $30,000
The Public Works Department maintains an agreement with Niktab, Nasser for design services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #83 - Vendor: Pacific Products and Services, LLC
Purchase Order Amount not to Exceed: $50,000
The city contract with Pacific Products and Services to provide Traffic Paint, Signs and associated sign installation hardware on an as needed basis. A corresponding BPO is required to pay for the services associated with this agreement.

Request #84 - Vendor: Martinez Landscape Company, Inc.
Purchase Order Amount not to Exceed: $2,000,000
The City has contracted with Martinez Landscape Company Inc. for a General Maintenance Project that includes weed abatement, landscaping, and a variety of maintenance services. These services cover concrete and asphalt repairs, including sidewalk, curb, and gutter replacements, as well as essential tree planting, removal, and maintenance within city medians. A corresponding BPO is required to pay for the services associated with this agreement.

Request #85 - Vendor: Martinez Landscape Company, Inc.
Purchase Order Amount not to Exceed: $10,000,000
The City contracts with Martinez Landscape for the City of Hawthorne New City Yard Project. A corresponding BPO Is required to pay for the services associated with this agreement.

Request #86 - Vendor: Chargie
Purchase Order Amount not to Exceed: $690,000
The City contracts with Chargie for the EV Charger project which will install EV Charging stations throughout the city facilities. A corresponding BPO is required to pay for the services associated with this

agreement.

Request #87 - Vendor: PCN3
Purchase Order Amount not to Exceed: $10,000,000
The City contracts with PCN3 for the Senior Center Renovations project. A corresponding BPO is required to pay for the services associated with this agreement.

Request #88 - Vendor: American Wholesale Lighting
Purchase Order Amount not to Exceed: $380,000
The City contracts with American Wholesale Lighting for the Police Department Lighting Project. A corresponding BPO is required to pay for the services associated with this agreement.

Request #89 - Vendor: Chapman Coast Roof Co. Inc.
Purchase Order Amount not to Exceed: $880,000
The City contracts with Chapman Coast Roof Co. for the Hawthorne Police Department Roof Replacement Project. A corresponding BPO is required to pay for the services associated with this agreement.

Request #90 - Vendor: DTA Public Finance
Purchase Order Amount not to Exceed: $75,000
The City contracts with DTA Public Finance for a Development Impact Fee study. A corresponding BPO is required to pay for the services associated with this agreement.

Request #91 - Vendor: J Lee Engineering Inc.
Purchase Order Amount not to Exceed: $400,000
The Building & Safety Department maintains an agreement with J LEE Engineering, Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #92 - Vendor: J Lee Engineering Inc.
Purchase Order Amount not to Exceed: $250,000
The Building & Safety Department maintains an agreement with J LEE Engineering, Inc. for expedited plan checking and inspection services for Space X specific projects. A corresponding BPO is required to pay for the service associated with this agreement.

Request #93 - Vendor: Amtechcorp Inc.
Purchase Order Amount not to Exceed: $75,000
The Building & Safety Department maintains an agreement with Amtechcorp Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #94 - Vendor: Riad Itani,P.E.
Purchase Order Amount not to Exceed: $25,000
The Building & Safety Department maintains an agreement with Riad Itani P.E. Consultants Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #95 - Vendor: Labib Funk
Purchase Order Amount not to Exceed: $150,000
The Building & Safety Department maintains an agreement with J LEE Engineering, Inc. for on-call plan checking and inspection services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #96 - Vendor: Ernest Engineering
Purchase Order Amount not to Exceed: $30,000

The Building & Safety Department maintains an agreement with Ernest Engineering for design services. A corresponding BPO is required to pay for the service associated with this agreement.

Request #97 -- Vendor: Box.com.
Purchase Order Amount not to Exceed: $50,000
The vendor provides an unlimited cloud storage platform via an online portal to the City's departments, allowing for data storage and sharing of large files outside of the City's network and the solution is DOJ/CJIS & HIPPA compliant. A corresponding BPO is required to pay for the online services associated with this existing agreement.

Request #98 -- Vendor: CDW Government
Purchase Order Total Amount not to Exceed: $190,000
The City utilizes CDW-Government as a secondary supplier of computer supplies, equipment, and software licensing. Pricing for these purchases has been established under the NSAPO cooperative purchasing contract, ensuring the most competitive rates since all items available for purchase have already been bid out for the best possible pricing. This purchase order also includes annual renewals for software and hardware support and maintenance for purchases already made by the City. A corresponding BPO is required to pay for services and equipment.

Request #99 -- Vendor: CentralSquare Technologies (Tiburon)
Purchase Order Amount not to Exceed: $134,000
Annual contract renewal for software support and maintenance for the Police Department's enterprise software systems including; CAD, CARS, GCT, JailRECORDS, MobileCOM, Oracle database software, Incident Transfer, and CLETS message switch. A corresponding BPO is required to pay for the service associated with this existing agreement. This cost is partially reimbursed by our client cities.

Request #100 -- Vendor: CitiBot
Purchase Order Amount not to Exceed: $30,000
Annual platform software-as-a-service (SaaS) licensing for an AI-based chatbot on the City's website. This service allows citizens to interact with the City online, enabling quicker and more efficient responses to inquiries. The chatbot is designed to streamline communication, providing 24/7 assistance with common questions and requests, thereby enhancing the overall user experience and reducing response times for City services.

Request #101 -- Vendor: CitCOM Inc
Purchase Order Amount not to Exceed: $50,000
The contractor provides contract review services, negotiation services and best practices oversite for the Mark43 RMS/JMS solution and RCC's new Versaterm's CAD system integration. As well, as project management guidance and contract development for the replacement system. A corresponding BPO is required to pay for the service associated with this contractor.

Request #102 -- Vendor: Continental Computers
Purchase Order Amount not to Exceed: $535,000
Continental Computers is a designated Milestone Systems reseller and manages the citywide public safety camera program account, as well as the city's wireless backhaul data solutions, connecting all remote sites to our data centers. Due to their platinum-level status, they can offer the most competitive pricing on all quotes. The Milestone XProtect Video Management System is the foundation of the City's safety camera program. The corresponding BPO is required to pay for services, licensing, support, and replacement equipment. This cost is partly covered by Measure A funding.

Request #103 -- Vendor: Creative Wireless Inc.
Purchase Order Amount not to Exceed: $155,000
The vendor provides installation, troubleshooting and repair of cameras at various locations including; Parks, Memorial Center, Airport, Police station, city Hall and City Yard. Because of the vendor's in-depth knowledge of the City's camera infrastructure, it would be impractical and not in the City's best interest to pursue competitive bidding for these services at this time. A corresponding BPO is required to pay for services. This cost is partly covered by Measure A funding.

Request #104 -- Vendor: Dell Computers
Purchase Order Amount not to Exceed: $1,310,000
The vendor is the primary supplier of computer systems, replacement equipment, and related services, providing these in a timely and efficient manner. Pricing has been established under the NASPO, NPA, & GSA purchasing contracts, ensuring the most competitive rates. The BPO also includes annual support and maintenance for the City's Microsoft Enterprise licensing for all users, the computer hardware management system, and the mobile device management system to maintain compliance with California Department of Justice and FBI security policies. A corresponding BPO is required to pay for the hardware and services associated with these existing agreements. This cost is partly covered by ARPA funding.

Request #105 -- Vendor: ESRI
Purchase Order Amount not to Exceed: $35,000
Annual software support renewal and right-to-use licensing for GIS software supporting the Planning, Public Works, ITS, and Police departments in creating and updating city maps, as well as server infrastructure that supports the online permitting process. This cost is partially reimbursed by our client cities.

Request #106 -- Vendor: Gov Connection
Purchase Order Total Amount not to Exceed: $310,000
The City utilizes GovConnection as a primary supplier of computer supplies, equipment, and software licensing. Pricing for these purchases has been established under the NASPO, NPA, GSA purchasing contracts, ensuring the most competitive rates since all items available for purchase have already been bid out for the best possible pricing. This purchase order also includes annual renewals for software and hardware support and maintenance for purchases already made by the City. A corresponding BPO is required to pay for services and equipment.

Request #107 -- Contractor: Keith Nelson
Purchase Order Amount not to Exceed: $35,000
The contractor provides advanced data center, networking and specialized Microsoft cloud support to all of our city departments. A corresponding BPO is required to pay for the service associated with this contractor.

Request #108 -- Vendor: Lexis Nexis
Purchase Order Amount not to Exceed: $194,000
LexisNexis provides public records data searches to police agencies across the United States to assist in locating and apprehending criminal offenders. A corresponding BPO is required to pay for the services associated with this existing agreement. This cost is partially reimbursed by our client cities.

Request #109 -- Vendor Lotus Telecommunications
Purchase Order Amount not to Exceed: $45,000
The vendor provides installation, troubleshooting, and repair of Ethernet and fiber cabling at various locations, including several parks, the Memorial Center, Airport, Police Station, and City Yard. This vendor offers the most competitive bids. A corresponding BPO is required to pay for the services associated with this agreement.

Request #110 -- Vendor: Mark43 Inc
Purchase Order Amount not to Exceed: $250,000
Annual contract renewal for the Police Department/Public Safety Consortium Records Management System (RMS), Jail Management System (JMS), and DOJ Interface. A corresponding BPO is required to pay for the services associated with this existing agreement. This cost is partially reimbursed by our client cities.

Request #111 -- Vendor: NMK Corporation
Purchase Order Amount not to Exceed: $100,000
The vendor provides advanced data center, networking and phone system support as well as licensing

and other support services to all of our city departments. A corresponding BPO is required to pay for the services and annual licensing associated with this vendor.

Request #112 -- Vendor: OSI - Hardware
Purchase Order Amount not to Exceed: $25,000
This vendor provides the city with network equipment and offers the lowest competitive price for optical interface units and related hardware. OSI is the preferred vendor due to offering a lifetime warranty coverage and single point of contact for support. A corresponding BPO is required to pay for the equipment associated with this vendor.

Request #113-- Vendor: Pricon
Purchase Order Amount not to Exceed: $35,000
This vendor provides the city with the ability to order toner supplies and printer maintenance equipment in a timely and efficient manner. A corresponding BPO is required to pay for the service associated with this vendor.

Request #114 -- Vendor : Race Telecommunications
Purchase Order Amount not to Exceed: $38,000
Race Telecommunications provides internet access services (ISP) to ensure that the City can access all existing cloud-based technologies under an agreement brokered by the South Bay Council of Governments. A corresponding BPO is required to pay for the service associated with this existing agreement.

Request #115 -- Vendor : Ricoh-USA
Purchase Order Amount not to Exceed: $155,000
Ricoh-USA provides print management services and supports the City's electronic document workflows through licensing and maintenance of the DocuWare document management system. These services ensure the City can maintain secure, efficient digital recordkeeping and printing operations. A corresponding BPO is required to cover the costs associated with ongoing service, support, and system licensing under this existing agreement.

Request #116 - Contractor: Rudy Ramos
Purchase Order Amount not to Exceed: $80,000
The vendor provides specialized technical support for the City's data center infrastructure, enterprise networking environment, and Cisco-based phone systems support systems. They are routinely leveraged for complex configurations, system diagnostics, and high-impact troubleshooting across multiple City departments, including public safety and administrative operations. The contractor plays a critical role in maintaining continuity and performance of key technology systems. A corresponding BPO is required to pay for the services associated with this contractor.

Request #117 -- Vendor: Signals82
Purchase Order Amount not to Exceed: $30,000
This vendor provides website coordination and content management support for the Police Department, and general website maintenance services. The vendor also provides enterprise-level consulting to assist with strategy and training. A corresponding BPO is required to pay for the services associated with this contractor.

Request #118 -- Vendor: The Tec Network
Purchase Order Amount not to Exceed: $115,000
This vendor supplies the City with network equipment and offers the most competitive pricing on networking-related gear. Tec Network is the preferred vendor due to its lifetime warranty coverage and single point of contact for support. A corresponding BPO is required to pay for the equipment provided by this vendor.

Request #119 -- Vendor: Time Warner Spectrum Business Class
Purchase Order Amount not to Exceed: $39,000
Spectrum Business provides dedicated internet access to ensure the City can reliably access all existing

cloud-based technologies as a secondary internet service provider. A corresponding BPO is required to pay for the services associated with this existing agreement.

Request #120 -- Vendor: Tyler Technologies
Purchase Order Amount not to Exceed: $357,100
This is an annual contract renewal for the city's Enterprise Resource Program (ERP, formerly Munis), Land Use and Permitting Management application (EPL, formerly EnerGOV), and Human Capital Management programs. These systems form the foundation of the city's management software applications and provide services to all departments. A corresponding BPO is required to pay for the annual software licensing and support associated with this existing agreement.

Request #121 -- Vendor: Motorola Public Safety Systems (Vigilant Solutions, Inc.)
Purchase Order Amount not to Exceed: $92,000
Annual contract renewal for software support, maintenance, and replacement parts for the Vigilant parking management system. This system provides trusted tools that enhance community safety and manage parking data. The equipment gives parking officers in the field real-time access to stolen vehicle information, scofflaw tables, and timed parking data. A corresponding BPO is required to pay for the services associated with this existing agreement.

Request #122 -- Contractor: Yaser Khouja
Purchase Order Amount not to Exceed: $30,000
The contractor provides detailed geographic information system (GIS) support to public safety systems in support of the police department, 9-1-1 communications center (RCC) and our public safety consortium as well as internal services to our Planning and Public Works areas. A corresponding BPO is required to pay for the services associated with this contractor. This cost is partially reimbursed by our client cities.

Request #123 -- Vendor: WestCoast Cabling, Inc.
Purchase Order Amount not to Exceed: $75,000
The vendor provides specialized installation, troubleshooting, and repair of ethernet and fiber cabling at all city locations. This vendor offers the most competitive bids for specialized outdoor cabling and conduit. A corresponding BPO is required to pay for the services provided by this vendor.

Request #124 -- Vendor: Wordly
Purchase Order Amount not to Exceed: $30,000
Annual contract to provide advanced multilingual translation services for City Council meetings, field operations, and front window operations. This program supports all departments, enabling citizens to effectively communicate in any language with City departments.

Request #125 - Vendor: Quadient Finance USA, Inc.
Purchase Order Amount not to Exceed: $55,000
Vendor provides services related to postage machine, lease, supplies, maintenance and postage used for the mailings for City business. A corresponding BPO is required to pay for the service associated with this agreement.

Request #126 - Vendor: League of California Cities
Purchase Order Amount not to Exceed: $40,000
The League of California Cities is annual membership dues that provides continuous education for both staff and Councilmembers on a yearly basis. This payment has been paid since 2009/2010. A corresponding BPO is required to pay for the services associated with this existing agreement.

Request #127- Vendor: Telehealth
Purchase Order Amount not to Exceed: $100,000
The vendor partners with the City to provide mental health services in collaboration with the City's Homeless Services program.

Request #128 - Vendor: South Bay Cities Council of Governments
Purchase Order Amount not to Exceed: $40,000

The South Bay Cities Council of Governments is annual membership dues that also provides continuous education for both staff and Councilmembers on a yearly basis. This payment has been paid since 2010/2011. A corresponding BPO is required to pay for the services associated with this existing agreement

Request #129 -- Vendor: Kosmont Corporation
Purchase order Amount not to Exceed: $75,000
The city partners with the company to assist with Economic Development and assessing housing units to determine city wide benefits.

Request #130 -- Vendor: California Consulting
Purchase Order Amount not to Exceed: $20,000
California Consulting is responsible for eligibility assessment, evaluation plans, and compliance check of the City's Grant Writing projects. A corresponding BPO is required to pay for the service associated with this agreement.

Request #131 -- Vendor: National League of Cities
Purchase Order Amount not to Exceed: $25,000
The organization dedicated to representing and advancing the interests of cities across the country.

Request #132 - Vendor: RPLG- Renee Public Law Group
Purchase order Amount not to Exceed: $25,000
The vendor will be providing legal assistance (as needed) for matters related to the City's bargaining groups and/ or employee relations

Request #133 - Vendor: Tripepi, Smith, and Associates
Purchase Order Amount not to Exceed: $25,000
Tripepi, Smith, and Associates is the consulting firm responsible for the City's branding, social media interests, and communication trainings. A corresponding BPO is required to pay for the service associated with this agreement.

Request #134 - Vendor: Victor's Market
Purchase Order Amount not to Exceed: $5,000
Victor's Market collaborates with the city during Thanksgiving for the supply of their turkeys. A corresponding BPO is required to pay for the service associated with this agreement.

Request #135 - Vendor: Colantuono Highsmith & Whatley, PC
Purchase Order Amount not to Exceed: 50,000
The company is responsible for reviewing and analyzing the proposal to make the City of Hawthorne a Charter City. A corresponding BPO is required to pay for the service associated with this agreement.

Request #136 - Vendor: EJMA Planning and Development, Inc.
Purchase order Amount not to Exceed: $250,000
Vendor is responsible for the Business development of the City's Cannabis retailers including permit compliance and facility designs.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:

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FISCAL IMPACT:

Funds for each of the above requested BPOs, which total $565,000 and $61,458,124, are included in the approved Fiscal Year 2024/25 & 2025/26 Budgets.

NOTICING PROCEDURE:

72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
Blanket PO List 24-25 & 25-26

Blanket Purchase Order List

Fiscal Year 2024-2025 Blanket Purchase Order List				
Request #	**Vendor**	**Account #**	**Account Name**	**Not to Exceed**
1	Richard, Watson & Gershon	100-1501-000-0-0-40514	Contract Services - Legal	$130,000
			City Attorney	**$ 130,000**
2	J Lee Engineering Inc	100-4302-000-40514	Contract Services - Plan Check	$70,000
			Building & Safety	**$ 70,000**
3	Kimley Horne	100-4201-000-0-0-40514	Contract Services - General Plan	$350,000
			City Manager	**$ 350,000**
4	Create The LAB	100-1150-000-45154	State of the City	$15,000
			City Manager	**$ 15,000**
			Total Blanket Purchase Orders 24-25	**$ 565,000**

Fiscal Year 2025-2026 Blanket Purchase Order List				
Request #	**Vendor**	**Account #**	**Account Name**	**Not to Exceed**
1	LA County Fire Department	100-1150-000-0-0-40774	County Fire Services	$6,000,000
		100-1150-121-0-0-40774	County Fire Srvcs - HH	$10,000,000
2	SB Reg Public Com Auth ("RCC")	100-1150-121-0-0-43014	SBRPCA-911 Services	$3,300,000
3	Harris & Associates	461-4601-112-40514	Tax Revenue Sharing Reporting	$41,000
			Finance	**$ 19,341,000**
4	Arthur J. Gallagher	250-1902-736-0-0-46244	Auto Prop Dam/CE/Earth Mov	$125,000
5	Adminsure	250-1901-000-0-0-45684	Workers Comp. Admin.	$150,000
6	Dept. of Industrial Relations (OSIP)	250-1901-736-0-0-45554	Dir OSIP Employer WC	$85,000
7	PRISM	250-1902-736-0-0-46224	Gen Liab Auto Prop Da	$2,900,000
8	PRISM	250-1901-000-0-0-44204	Excess workers comp. Ins.	$350,000
9	True Course Aviation	250-1902-736-0-0-46254	Tru course Insurance Services	$100,000
10	Stephen T. Honda, MD, Inc (Bayside)	250-1902-000-0-0-45064	Bayside	$10,000
			City Attorney	**$ 3,720,000**
11	Advanced Air Aircraft SVCS LLC	230-2102-244-0-0-45144	Airship/Airplane Program – Gasoline and Oil	$50,000
12	Pacific Harbor Medical Group	100-2101-224-0-0-40514	Training Contract Services	$25,000
13	ForceMetrics	100-2102-229-0-0-40514	RTIC Contract Services	$97,000
14	Dooley Enterprises, Inc.	100-2101-225--0-0-41594	Range – Targets and Ammunition	$50,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name	Not to Exceed
15	Security Aviation, Inc.	230-2102-244-0-0-42014	Airship Program Repairs	$140,000
16	FususOps	100-2102-229-0-0-40514	RTIC Contract Services	$150,000
17	Johnson 225 Investigations	100-2101-000-0-0-40514	Admin / Contract Services	$50,000
18	K&P Janitorial	100-2101-221-0-0-42024	Facilities – Building Maintenance	$190,000
19	LA Uniforms and Tailoring	100-2101-224-0-0-41614	Training – Uniforms & Safety Equipment	$55,000
20	Los Angeles County Sheriff's Department	100-2102-220-0-0-45314	Custody – Prisoner Expense	$30,000
21	The Lovejoy Foundation	100-2101-230-0-0-40514	Animal Control / Contract Services	$205,000
22	RedFlex	100-104-51431	Vehicle Code Fines	$265,000
23	Sheldon Mechanical	100-2101-221-0-0-42024	Facilities / Building Maintenance	$35,000
24	TMC Shooting Range	100-2101-222-0-0-40514	Contract Services	$50,000
25	City of Torrance – Interop Network South Bay JPA	100-2101-222-0-0-40644	INSB Project – Justice – Machinery & Equipment	$180,924
26	Ron Smith & Associates, Inc	100-2102-215-0-0-45024	Detective Bureau Forensics	$60,000
27	Code Red Fire Inc.	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$35,000
28	Lawrence Doors	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$4,400
29	Bob and Marc Plumbing	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$24,500
30	KDC Systems	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$45,000
31	Sheldon Mechanical	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$20,000
32	Stanley Louis Company	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$52,700
33	Stanley Louis Company	500-4101-506-0-0-40514	Capital Improvement Fund - Police Dept	$22,500
			Police	**$ 1,837,024**
34	Coffman Associates	520-3505-295-0-0-40514	Airport Administration	$28,000
35	Associated Soils Engineering, Inc	283-5502-417-4051, 225-4106-000-4051, 284-5502-418-4051, 285-3400-000-4051	MTA Measure R, Street Fund, Measure M, Proposition C	$60,000
36	Kurt Fisher Structural Eng. Inc.	100-4105-000-0-0-40514	General-Building Maintenance, Community/Senior Center	$50,000
37	Stantec Consultant Servs, Inc	283-5502-417-4051, 220-4106-272-4051, 284-5502-418-4051	MTA Measure R, Gas Tax, MTA Measure M	$30,000
38	LA County Public Works	220-4106-000-4210 & 285-3400-000-4051 & 284-5502-418 - 4051 & 291-5502-462,463-40514	Gas Tax, Proposition C & Measure M & Measure W	$500,000
39	C & S Engineers, Inc	520-3503-000-0-0-40514	Airport Administration	$170,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name	Not to Exceed
40	Consolidated Disposal Service	100-4107-410-0-0-40514	General-NPDES	$100,000
41	DRC Engineering, Inc	291-5502-462,463-4781, 285-3400-000-4051, 284-3400-4051, 100-4102-000-4051, 283-5502-417-4773,	Street Improvements, Proposition C, MTA Measure M,General-General Engineering MTA Measure R	$75,000
42	John L Hunter & Associates	560-9101-000-4245, 100-4107-401-4051, 560-9101-000-4051, 560-9101-000-4245 & 289-5502-421-4051	Sewer Fund, General-Solid Waste, Measure W	$90,000
43	Republic Services	100-4107-410-4051, 290-5401-000-4051, 225-4106-408-4583	General-NPDES Storm Drains, AB2766 Air Quality Funds, Street Fund	$400,000
44	WGJ Enterprises Inc., dba PCI	284-5502-418-4773, 220-4106-272-4051 & 100-4103-000-0-0-40514	MTA Measure M, Gas Tax	$150,000
45	Department of Transportation	220-4106-000-4051, 285-3400-000-4051, 284-5502-418-4051, 200-2500-000-4544, 200-4106-000-4210, 220-4106-272-4051	Gas Tax, Proposition C, MTA Measure M, Street Lighting	$250,000
46	L. Everett & Associates	289-5502-421-2051	Special Fund*	$120,000
47	Tetra Tech	560-9101-000-4051	Sewer Fund	$100,000
48	Labib Funk	284-5502-418-4773, 220-4106-272-4051 & 100-4103-000-0-0-40514	Contract Services	$50,000
49	South Bay Cities	100-4108-000-4051, 289-5502-421-2051	General-NPDES Storm Drains, General - Calif Green Buss Network	$250,000
50	South bay ford v#101153	600-3103-000-0-0-42064	EQUIPMENT	$300,000
51	Eddings bros. (Napa auto parts) v#6550	600-3103-000-0-0-42064	EQUIPMENT	$25,000
52	Completes plus V# 91961	600-3103-000-0-0-42064	EQUIPMENT	$25,000
53	Mason Oil Services LLC.	600-3103-000-0-0-45144	EQUIPMENT	$25,000
54	Angel's auto electric V# 114567	600-3103-000-0-0-42014	EQUIPMENT	$50,000
55	Wrap bullys, inc. V#120853	600-3103-000-0-0-42014	EQUIPMENT	$50,000
56	Parkhouse tire inc. V#99213	600-3103-000-0-0-42554	EQUIPMENT	$25,000
57	Sam's Alignment tire center inc. V#116672	600-3103-000-0-0-42554	EQUIPMENT	$20,000
58	Fine line auto body & paint V#115709	600-3103-000-0-0-42004	EQUIPMENT	$150,000
59	Merrimac energy group V# 100108	600-3103-000-0-0-45144	EQUIPMENT	$500,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name	Not to Exceed
60	Wood oil company of California V# 122280	600-3103-000-0-0-45144	EQUIPMENT	$20,000
61	South Bay regional public V# 17857	600-3103-000-0-0-47404 & 41514	EQUIPMENT	$340,000
62	E J Ward inc V# 105084	600-3103-000-0-0-47304	EQUIPMENT	$25,000
63	New look auto detail V# 120965	600-3103-000-0-0-40514	EQUIPMENT	$25,000
64	JDS tank testing & repair inc. V # 116464	600-3103-000-0-0-40514	EQUIPMENT	$15,000
65	Tyler Technologies	100-4102-000-0-0-45184	EnerGOV Project	$40,000
66	Hydronex	560-9101-000-0-0-40514	SEWER FUND	$43,000
67	Acco Enginered Systems	100-4105-000-4065, 520-3503-000-4051	Public works, Airport	$220,000
68	Ninyo and Moore	285-3400-000-0-0-40514	Material testing services during constructions	$25,000
69	State Water Resrc Control Board	289-5502-421-0-0-40514	Measure W	$100,000
70	Esri, Inc	100-1301-000-0-0-40514	Public Works	$40,000
71	Richards, Watson & Gershon	520-3505-295-0-0-40514 & 40574	Airport Administration	$50,000
72	Kimley-Horn and Associates, Inc.	291-5502-460-0-0-40514, 291-5502-461-0-0-40514, 291-5502-468-0-0-40514	Street Improvement	$400,000
73	General Technologies and Solutions (GTS)	291-5502-465-0-0-40514, 291-5502-467-0-0-40514	Street Improvement	$30,000
74	Office Untitled	500-4101-501,502,503,504,505-0-0-40514	City Hall Cotract Services	$550,000
75	Rania Alomar Architect, Inc	600-3103-000-0-0-40514 600-3103-000-0-0-47304 560-9101-000-0-0-47304 560-9101-000-0-0-40514	City Yard Cotract Services	$300,000
76	Rania Alomar Architect, Inc	331-6107-000-0-0-40514 331-6107-000-0-0-44474	Senior Center Cotract Services	$300,000
77	Heecheol Kwon,P.E.	291-5502-462,463-4781, 285-3400-000-4051, 284-3400-4051, 100-4102-000-4051, 283-5502-417-4773,	Contract Services	$25,000
78	Clean Harbor	857-4107-403-4051	Hazmat material handler and transporter	$30,000
79	Roadline Products Inc.	100-4112-000-4140, 285-3400-000-4051, 560-9101-000-4730	Traffic signs, hardware, and Paint for Graffiti	$70,000
80	Beacon Valuation Group, LLC	225-4106-408-0-0-45834	City of Hawthorne's Water System	$10,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name	Not to Exceed
81	Koury Engineering and Testing, Inc.	285-3400-000-0-0-40514	Material testing services during constructions	$40,000
82	NIKTAB, NASSER	100-4102-000-0-0-41514	Contract Services	$30,000
83	Pacific Products and Services LLC	100-4112-000-4140, 285-3400-000-4051, 560-9101-000-4730	Street signs and paint	$50,000
84	Martinez Landscape Company, Inc.	200-4106-000-0-0-45404, 45484 and 225-4106-000-0-0-45404, 45464, 45744, 45834 and 283-5502-417-0-0-47734 and 284-5502-418-0-0-47734 and 285-3400-000-0-0-40514, 44504	General Mainteance Landscape	$2,000,000
85	Martinez Landscape Company, Inc.	600-3103-000-0-0-40514, 600-3103-000-0-0-47304, 560-9101-000-0-0-40514, 560-9101-000-0-0-47304, 331-6107-000-0-0-40514	City Yard Project	$10,000,000
86	Chargie	225-4106-408-0-0-45834	EV Charger Installation Project	$690,000
87	PCN3	330-6112-000-0-0-40514, 500-4101-509-0-0-40514	Senior Center Project	$10,000,000
88	American Wholesale Lighting	225-4106-408-0-0-45834	Police Department Lighting project	$380,000
89	Chapman Coast Roof Co Inc.	500-4101-506-0-0-40514	Police Department Roof Project	$880,000
90	DTA Public Finance	410-4601-000-0-040514	Contract Services	$75,000
			Public Works	**$ 30,396,000**
91	J Lee Engineering Inc	100-4302-000-40514	Contract Services	$400,000
92	J Lee Engineering Inc	100-4302-000-40514	Contract Services	$250,000
93	Amtechcorp Inc.	100-4301-000-40514	Contract Services	$75,000
94	Riad Itani,P.E.	100-4301-000-40514	Contract Services	$25,000
95	Labib Funk	100-4302-000-40514	Contract Services	$150,000
96	Ernest Engineering	500-4101-507-0-0-40514	Contract Services	$30,000
			Building & Safety	**$ 930,000**
97	Box.com	100-2101-222-0-0-40514	Contract Services	$50,000
98	CDW-G	100-2101-222-0-0-47404	Machinery & Equipment	$120,000
		100-2101-222-0-0-40514	Contract Services	$70,000
99	Central Square Inc (Tiburon)	100-2101-222-0-0-40644	Public Safety Information Services Costs	$134,000
100	CitBot	100-2101-222-0-0-40514	Contract Services	$30,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name	Not to Exceed
101	CitCOM	100-2101-222-0-0-40644	Public Safety Information Services Costs	$50,000
102	Continental Computers	100-2101-222-0-0-47404	Machinery & Equip	$75,000
		100-2101-222-0-0-40514	Contract Services	$60,000
		230-2102-000-0-0-47404	Machinery & Equip (PD)	$100,000
		100-2102-245-0-0-40514	Machinery & Equip	$300,000
103	Creative Wireless Inc	100-2101-222-0-0-47404	Machinery & Equip	$75,000
		100-2102-245-0-0-47404	Contract Services	$50,000
		100-2102-245-0-0-40514	Machinery & Equip	$30,000
104	Dell Marketing	100-2101-222-0-0-47404	Machinery & Equip	$100,000
		100-2101-222-0-0-40514	Contract Services	$300,000
		230-2102-000-0-0-47404	Machinery & Equip (PD)	$160,000
		605-8105-000-0-0-47404	Machinery & Equip (Replacement)	$500,000
		100-1150-125-0-0-41014	Virtual Desktop Interface	$250,000
105	ESRI	100-2101-222-0-0-40514	Contract Services	$35,000
106	GovConnection Inc	100-2101-222-0-0-47404	Machinery & Equip	$210,000
		230-2102-000-0-0-47404	Machinery & Equip (PD)	$100,000
107	Keith Nelson	100-2101-222-0-0-40514	Contract Services	$10,000
		100-2101-222-0-0-40644	Public Safety Information Services Costs	$25,000
108	Lexis Nexis (AVCC & DORS)	100-2101-222-0-0-40644	Public Safety Information Services Costs	$194,000
109	Lotus Telecommunications	100-2101-222-0-0-47404	Machinery & Equip	$45,000
110	Mark43 Inc	100-2101-222-0-0-40644	Public Safety Information Services Costs	$250,000
111	NMK Corporation	100-2101-222-0-0-43054	Telephone/Internet	$25,000
		100-2101-222-0-0-40544	Computer Services	$55,000
		100-2101-222-0-0-47404	Machinery & Equip	$20,000
112	OSI-Hardware	100-2101-222-0-0-47404	Machinery & Equip	$25,000
113	Pricon Enterprise Technologies	100-2101-222-0-0-40614	City Print Services	$35,000
114	Race Telecommunications	100-2101-222-0-0-43054	Telephone/Internet	$38,000
115	Ricoh	100-2101-222-0-0-40614	City Print Services	$55,000
		100-1150-125-0-0-41004	Virtual Document Migration	$100,000
116	Rudy Ramos	100-2101-222-0-0-40514	Contract Services	$45,000
		100-2101-222-0-0-40644	Public Safety Information Services Costs	$10,000
		100-2102-245-0-0-40514	Contract Services	$25,000
117	Signals82	100-2101-222-0-0-40024	Web Coordinator - PT	$15,000
		100-2101-222-0-0-40644	Public Safety Information Services Costs	$10,000

Blanket Purchase Order List

Request #	Vendor	Account #	Account Name		Not to Exceed
		100-2101-222-0-0-40514	Contract Services		$5,000
118	Tec Network	100-2101-222-0-0-47404	Machinery & Equip		$35,000
		230-2102-000-0-0-47404	Machinery & Equip (PD)		$30,000
		100-2102-245-0-0-47404	Machinery & Equip		$50,000
119	Time Warner Spectrum Bus Class	100-2101-222-0-0-43054	Telephone/Internet		$39,000
120	Tyler Technology	100-2101-222-0-0-40514	Contract Services		$340,000
		100-1150-125-0-0-40964	Virtual City Hall		$17,100
121	Motorola Public Safety Systems	100-2101-222-0-0-40514	Contract Services		$37,000
		230-2102-000-0-0-47404	Machinery & Equip (PD)		$55,000
122	Yaser Khouja	100-2101-222-0-0-40644	Public Safety Information Services Costs		$30,000
123	WestCoast Cabling	100-2101-222-0-0-47404	Machinery & Equip		$75,000
124	Wordly	100-2101-222-0-0-40514	Contract Services		$30,000
			Police Information Technology	**$**	**4,524,100**
125	Quadient Finance USA, Inc	100-1150-000-43044	Postage	$	55,000
126	League of California Cities	100-1150-000-45104	Dues & Subscriptions	$	40,000
127	Telehealth	100-1150-122-48724	Mental Health and Welness	$	100,000
128	South Bay Cities Council of Governments	100-1150-000-40514	Contract Services	$	40,000
129	Kosmont Corporation	100-1301-000-40514	Contract Services	$	75,000
130	California Consulting	100-1150-000-40514	Contract Services	$	20,000
131	National League of Cities	100-1150-000-45104	Dues & Subscriptions	$	25,000
132	Renee Public Law Group	100-1301-000-40514	Contract Services	$	25,000
133	Tripepi, Smith, and Associates	100-1150-000-40514	Contract Services	$	25,000
134	Victor's Market	990-23019	Thanksgiving Turkey Giveaway	$	5,000
135	Colantuano Highsmith and Whatley, PC	250-1902-000-0-0-45064	Liability Expense	$	50,000
136	EJMA Planning and Devt Inc	100-1301-000-40514	Contract Services	$	250,000
			City Manager	**$**	**710,000**
			Total Blanket Purchase Orders 25-26	**$**	**61,458,124**

AGENDA ITEM NO. 16.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Planning

City Manager: **Department Head:**

SUBJECT:
A new professional services agreement for continued help related to an affordable housing project and PLHA grant administration.

RECOMMENDED MOTION:
Approve the contract.

DISCUSSION:
Harris & Associates has been working with the City for several years on the processing of the RFP related to the City-owned property on Cordary Avenue. This contract will extend the services and reflect the expanded scope of facilitating agreements with the developer. This contract will also continue ongoing administration of the PLHA grants.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
Not applicable.

FISCAL IMPACT:
$103,984 from Planning Department budget for FY 2025-2026.

NOTICING PROCEDURE:
Not required.

ATTACHMENTS
Contract & scope

PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF HAWTHORNE AND HARRIS & ASSOCIATES

This PROFESSIONAL SERVICES AGREEMENT ("AGREEMENT") is made and entered into this ____ day of _____, 2025, by and between the City of Hawthorne, a California municipal corporation and general law city ("CITY") and Harris & Associates, a California Corporation ("CONSULTANT"). This agreement is made with reference to the following:

RECITALS

A. CITY requested a proposal for professional services with respect to providing consulting services related to affordable housing and grant applications.

B. CONSULTANT submitted a proposal for the performance of such services, a true and correct copy of which is attached hereto as Exhibit "A" and by this reference made a part hereof.

C. CITY desires for CONSULTANT to provide professional services as described in Exhibit "A".

D. CONSULTANT represents and warrants that it has the qualifications, experience and facilities necessary to properly perform the services required under this AGREEMENT in a thorough, competent and professional manner. CONSULTANT shall at all times faithfully, competently, and to the best of its ability, experience and talent, perform all services described herein. In meeting its obligations under this AGREEMENT, CONSULTANT shall employ, at a minimum, generally accepted standards and practices utilized by persons engaged in providing services similar to those required of CONSULTANT under this AGREEMENT.

NOW, THEREFORE, in consideration of the foregoing Recitals, the agreement of the parties as set forth herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. DEFINITIONS

The following definitions shall apply to the following terms, except where the context of this AGREEMENT otherwise requires:

(a) Project: Provide consultation and other services related to the Cordary Affordable Housing development DDA, Permanent Local Housing Allocation grant reporting and administration, and other housing services deemed necessary by CITY staff.

(b) Services: CONSULTANT shall provide professional services for the project as described in Exhibit "A" attached herein

(c) Duration: Said AGREEMENT shall be effective from the date of execution of this AGREEMENT until acceptance and approval of all final documents and studies.

(d) Completion of Project: CONSULTANT shall complete all tasks as noted in Exhibit "A" for a period as noted in the agreement with a period not to extend past June 30, 2026.

(e) Consultant: Harris & Associates, 101 Progress, Ste 250; Irvine, CA 92618

(f) City: 4455 W 126th St., Hawthorne, CA 90250

2. SCOPE OF SERVICES

(a) CONSULTANT shall forthwith undertake and complete the project in accordance with Exhibit "A" hereto and all in accordance with Federal, State and City statues, regulations, ordinances and guidelines, all to the reasonable satisfaction of CITY.

(b) CONSULTANT shall, at CONSULTANT'S sole cost and expense, secure and hire such other persons as may, in the opinion of CONSULTANT, be necessary to comply with the terms of this Agreement. In the event any such other persons are retained by CONSULTANT, CONSULTANT hereby warrants that such persons shall be fully qualified to perform services required hereunder. CONSULTANT further agrees that no subcontractor shall be retained by CONSULTANT except upon the prior written approval of CITY.

3. COMPENSATION, METHOD OF PAYMENT, AND ADDITIONAL SERVICES

(a) CITY shall pay CONSULTANT no more than the total project cost ($103,984.00) as set forth in the proposal, Exhibit "A."

(b) Payments to CONSULTANT shall be made by CITY in accordance with the invoices submitted by CONSULTANT, and such invoices shall be paid within thirty (30) days after said invoices are received by CITY. Each invoice shall detail work performed and charges. All charges shall be in accordance with CONSULTANT's proposal with respect to hourly rates and project costs as set forth in Exhibit "A".

(c) Payment to CONSULTANT for work performed pursuant to this AGREEMENT shall not be deemed to waive any defects in work performed by CONSULTANT.

4. CITY ASSISTANCE AND AVAILABILITY OF CITY RECORDS

(a) The CITY shall provide the following assistance to CONSULTANT as needed so CONSULTANT can perform the services described above:

(i.) Information and assistance as set forth in Exhibit "A".

(ii.) Photographically reproducible copies of forms, documents, codes and other information, if available, which CONSULTANT considers necessary in order to complete the project.

(iii.) Such information as is generally available from CITY files applicable to the project.

(iv.) Assistance, if necessary, in obtaining information from other governmental agencies and/or private parties. However, it shall be CONSULTANT's responsibility to make all initial contact with respect to the gathering of such information.

5. CONSULTANT'S BOOK OF RECORDS

(a) CONSULTANT shall maintain any and all documents and records demonstrating or relating to CONSULTANT's performance of services pursuant to this AGREEMENT. CONSULTANT shall maintain any and all ledgers, books of account, invoices, vouchers, canceled checks, or other documents or records evidencing or relating to work, services, expenditures and disbursements charged to CITY pursuant to this AGREEMENT. Any and all such documents or records shall be maintained in accordance with generally accepted accounting principles and shall be sufficiently complete and detailed so as to permit an accurate evaluation of the services provided by CONSULTANT pursuant to this AGREEMENT. Any and all such documents or records shall be maintained for five (5) years from the date of execution of this AGREEMENT and to the extent required by laws relating to audits of public agencies and their expenditures.

(b) Any and all records or documents required to be maintained pursuant to this section shall be made available for inspection, audit and copying at any time during regular business hours, upon written request by the CITY or CITY's designated representative. Copies of such documents or records shall be provided directly to the requesting party for inspection, audit and copying when it is practical to do so; otherwise, unless an alternative is mutually agreed upon. Such documents and records shall be made available at CONSULTANT's address indicated for receipt of notices in this AGREEMENT.

(c) Where CITY or CONSULTANT has reason to believe that any of the documents or records required to be maintained pursuant to this section may be lost or discarded due to dissolution or termination of CONSULTANT's business, the CITY may, by written request, require that custody of such documents or records be given to the requesting party and that such documents and records be maintained by the requesting party. Access to such documents and records shall be granted to all parties to this AGREEMENT, as well as to their successors-in-interest and authorized representatives.

6. TERMINATION OF AGREEMENT

This AGREEMENT may be terminated without cause by CITY upon the giving of a written "Notice of Termination" to CONSULTANT upon thirty (30) days prior written notice or the CONSULTANT may terminate this contract upon thirty (30) days prior written notice. In the event this Agreement is so terminated, CONSULTANT shall be compensated at CONSULTANT's

applicable hourly rates as set forth in Exhibit "A", on a pro-rata basis with respect to the percentage of the project completed as of the date of termination. In no event, however, shall CONSULTANT receive more than the maximum specified in paragraph 3(a), above. CONSULTANT shall provide to CITY any and all documents, data, studies, surveys, drawings, maps, models, photographs and reports, whether in draft or final form, prepared by CONSULTANT as of the date of termination. CONSULTANT may not terminate this Agreement except for cause.

7. NOTICES AND DESIGNATED REPRESENTATIVES

(a) Any and all notices, demands, invoices and written communications between the parties hereto shall be addressed as set forth in this paragraph. The below named individuals, furthermore, shall be those persons primarily responsible for the performance by the parties under this AGREEMENT:

To CITY
4455 West 126th Street,
Hawthorne, CA 90250
Attn: Director of Planning

To CONSULTANT
Dima Galkin, Director
101 Progress, Ste 250
Irvine, CA 92618

(b) Any such notices, demands, invoices and written communications, by mail, shall be deemed to have been received by the addressee forty-eight (48) hours after deposit thereof in the United States mail, postage prepaid and properly addressed as set forth above.

8. CONTINUITY OF PERSONNEL

CONSULTANT shall make every reasonable effort to maintain the stability and continuity of CONSULTANT's staff assigned to perform the services required under this AGREEMENT, CONSULTANT shall notify CITY of any changes in CONSULTANT's staff assigned to perform the services required under this AGREEMENT, prior to any such performance. CITY shall not be responsible for time and costs associated with CONSULTANT's turnover or reassignment of staff.

9. STATUS OF CONSULTANT

(a) The parties hereto agree that CONSULTANT and its employers, officers and agents are independent contractors under this Agreement and shall not be construed for any purpose to be employees of CITY.

CONSULTANT shall have no authority to bind CITY in any manner, nor to incur any obligation, debt or liability of any kind on behalf of or against CITY, whether by contract or otherwise. Unless such authority is expressly conferred under this AGREEMENT or is otherwise expressly conferred in writing by CITY.

(b) The personnel performing the services under this AGREEMENT on behalf of CONSULTANT shall at all times be under CONSULTANT's exclusive direction and control. Neither CITY, nor any elected or appointed boards, officers, officials, employees or agents of CITY shall have control over the conduct of CONSULTANT or any of CONSULTANT's officers, employees or agents, except as set forth in this AGREEMENT. CONSULTANT shall not at any time or in any manner represent that CONSULTANT or any of CONSULTANT's officers, employees or agents are in any manner officials, officers, employees or agents of CITY.

(c) The CONSULTANT or any of CONSULTANT's officers, employees or agents, shall not obtain any rights to retirement, health care or any other benefits that may otherwise accrue to CITY employees. CONSULTANT expressly waives any claim CONSULTANT may have to any such rights.

10. LEGAL RESPONSIBILITIES

The CONSULTANT shall keep itself informed of applicable State and Federal laws and regulations, which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this AGREEMENT. The CONSULTANT shall at all times observe and comply with all such laws and regulations pursuant to sound professional practices including, but not limited to, possessing and maintaining all necessary licensing. CITY, and its officers and employees, shall not be liable at law or in equity occasioned by negligent failure of the CONSULTANT to comply with this Section.

11. NON-DISCRIMINATION

CONSULTANT shall not discriminate, harass, or allow harassment against any employee or applicant for employment because of sex, race, color, ancestry, religious creed, national origin, physical disability (including HIV and AIDS), mental disability, medical condition (cancer), sexual orientation, marital status, and denial of family care leave. CONSULTANT shall ensure that the evaluation and treatment of their employees and applicants for employment are free from discrimination and harassment. CONSULTANT shall comply with the provisions of the California Fair Employment and Housing Act (Government Code, Section 12900 et seq.), and the regulations promulgated thereunder (California Administrative Code, Title 2, Section 7285 et seq.). If applicable, CONSULTANT shall give written notice of their obligation under this clause to labor organizations with which they have a collective bargaining AGREEMENT or other AGREEMENT.

12. INDEMNIFICATION

To the fullest extent provided by law, CONSULTANT shall indemnify, hold harmless, and defend CITY, its officers, employees, elected and appointed officials, and volunteers from and against any and all claims and losses, costs or expenses for any damage resulting in death or injury to any person and/or injury or damage to any property resulting from any negligent act or omission of CONSULTANT or any of its officers, employees, agents, or subcontractors in the performance of this AGREEMENT. Such cost and expense shall include reasonable attorney fees.

13. CONFLICT OF INTEREST

(a) No CITY employee whose position with CITY enables such employee to influence the award of this AGREEMENT or any competing AGREEMENT, and no spouse or economic dependent of such employee, shall be employed in any capacity by the CONSULTANT or have any other direct or indirect financial interest in this AGREEMENT. No officer or employee of this CONSULTANT who may financially benefit from the performance of work hereunder shall in any way participate in the CITY's approval, or ongoing evaluation of such work, or in any way attempt to unlawfully influence CITY's approval or ongoing evaluation of such work.

(b) The CONSULTANT shall comply with all conflict of interest laws, ordinances, and regulations now in effect or hereafter to be enacted during the term of this AGREEMENT. The CONSULTANT warrants that it is not now aware of any facts that create a conflict of interest. If the CONSULTANT hereafter becomes aware of any facts that might reasonably be expected to create a conflict of interest, it shall immediately make full written disclosure of such facts to the CITY. Full written disclosure shall include, but is not limited to, identification of all persons implicated and a complete description of all relevant circumstances. Failure to comply with the provisions of this section shall be a material breach of this contract.

14. CONFIDENTIAL INFORMATION

All information gained or work product produced by CONSULTANT in performance of this AGREEMENT shall be considered confidential, unless information is in the public domain or already known to CONSULTANT. CONSULTANT shall not release or disclose any such information or work product to persons or entities other than CITY without prior written authorization from the CITY, except as may be required by law.

15. INSURANCE

CONSULTANT shall obtain and maintain at its expense, until completion of performance and acceptance by CITY, the following insurance placed with an insurer admitted to write insurance in California or a nonadmitted insurer on California's List of eligible Surplus Lines Insurers (LESLI) and having a rating of or equivalent to A:VIII by A.M. Best Company.

(a) Commercial General Liability (equivalent in coverage scope to Insurance Services office, Inc. (ISO) form CG 00 01 11 85 or 11 88) an amount not less than $2,000,000 per occurrence and $4,000,000 general aggregate. Such insurance shall include products and completed operations liability, independent contractor's liability, broad from contractual liability, and cross liability protection. The "City of Hawthorne, its officials, employees, and agents" must be separately endorsed to the policy as additional insured's on an endorsement equivalent to the Insurance Services Office, Inc. (ISO forms CG20 10 11 85 of CG 20 26 1185.

(b) Automobile Liability (equivalent in coverage scope to ISO form CA 00 01 06 92) in an amount not less than $1,000,000 combined single limit per accident for bodily injury and property damage covering Auto Symbol 1 (Any Auto).

(c) Workers' Compensation as required by the California Labor Code and Employer's Liability in an amount not less than $1,000,000 per accident.

16. AUTHORITY TO EXECUTE

The person or persons executing this AGREEMENT on behalf of CONSULTANT represents and warrants that he/she/they has/have the authority to so execute this AGREEMENT and to bind CONSULTANT to the performance of its obligations hereunder.

17. MODIFICATION OF AGREEMENT

No amendment to or modification of this AGREEMENT shall be valid unless made in writing and approved by the CONSULTANT and by the CITY. The parties agree that this requirement for written modifications cannot be waived and that any attempted waiver shall be void.

18. WAIVER

Waiver by any party to this AGREEMENT of any term, condition, or covenant of this AGREEMENT shall not constitute a waiver of any other term, condition, or covenant. Waiver by any party of any breach of the provisions of this AGREEMENT shall not constitute a waiver of any other provision, nor a waiver of any subsequent breach or violation of any provision of this AGREEMENT. Acceptance by CITY of any work or services by CONSULTANT shall not constitute a waiver of any of the provisions of this AGREEMENT.

19. LAW TO GOVERN; VENUE

This AGREEMENT shall be interpreted, construed and governed according to the laws of the State of California. In the event of litigation between the parties, venue in state trial courts shall lie exclusively in the County of Los Angeles.

20. ATTORNEY'S FEES, COSTS, AND EXPENSES

In the event litigation or other proceeding is required to enforce or interpret any provision of this AGREEMENT, the prevailing party in such litigation or other proceeding shall be entitled to an award of reasonable attorney's fees, costs and expenses, in addition to any other relief to which it may be entitled.

21. ENTIRE AGREEMENT

This AGREEMENT, including the attached Exhibit "A", is the entire, complete, final and exclusive expression of the parties with respect to the matters addressed therein and supersedes all other agreements or understandings, whether oral or written, or entered into between CONSULTANT and CITY prior to the execution of this AGREEMENT. No statements, representations or other agreements, whether oral or written, made by any party that are not

embodied herein shall be valid and binding. No amendment to this AGREEMENT shall be valid and binding unless in writing duly executed by the parties or their authorized representatives.

22. SEVERABILITY

If a term, condition or covenant of this AGREEMENT is declared or determined by any court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions of this AGREEMENT shall not be affected thereby and the AGREEMENT shall be read and construed without the invalid, void or unenforceable provision(s).

IN WITNESS WHEREOF, this Professional Services Agreement has been executed by their duly authorized representatives.

CITY OF HAWTHORNE

By:_____
Vontray Norris
City Manager

HARRIS & ASSOCIATES



By:_____
Hitta Mosesman
Vice President

APPROVED AS TO FORM:

By:_____
Robert M. Kim
City Attorney

ATTEST:

By:_____
Dayna Williams-Hunter
City Clerk

EXHIBIT A
PROPOSAL: FISCAL YEAR 2025-26 HOUSING SERVICES – PLANNING DEPARTMENT

June 17, 2025

Gregg McClain, Planning Department Director
City of Hawthorne
4455 W. 126th Street
Hawthorne, CA 90250

PROPOSAL: FISCAL YEAR 2025-26 HOUSING SERVICES – PLANNING DEPARTMENT

Dear Mr. McClain,

We are pleased to present this proposal for Harris and Associates ("Harris") to provide the City of Hawthorne ("City") Planning Department with Housing Services.

This proposal is a continuation of work that Harris has been doing with the City for the past five years. Unlike the previous agreements, however, this proposal separates work into separate contracts to streamline the invoicing process, as requested by the City.

Hitta Mosesman, Vice President, will serve as the Principal in Charge for the work. Hitta has over two decades of experience in providing affordable housing consulting services, including housing reporting as required by State law, compliance monitoring, financial underwriting, identifying and pursuing funding sources (such as grants), and advising on legal requirements. Dima Galkin will serve as Director, with Zaire Marin and Kyle Westra serving as the Co-Project Managers. Dima has managed housing services for the City for the past five years.

The following outlines our proposed Scope of Work and Proposed Fees to provide these services.

SCOPE OF WORK

Harris staff will assist City staff with the following activities on an as-needed basis.

Task 1: Cordary Affordable Housing Development DDA and Supplemental NOFA Implementation

Harris has worked with the City on implementing a NOFA/RFP for an affordable housing development on a City-owned property located on Cordary Avenue. This process has led to the selection of a developer for the site and the preparation of an Exclusive Negotiating Agreement ("ENA") to be completed before June 30, 2025. The ENA will establish the framework to allow the City to exclusively negotiate the proposed development terms with the selected developer.

The next step in the development process is the preparation of a Disposition and Development Agreement ("DDA") to be agreed to during the ENA's negotiating term. The DDA will outline the terms of the sale or lease of the Cordary property to the selected developer, and detail the development process, phases, and responsibilities for all parties. Harris will complete two (2) drafts and one (1) final version of the DDA with coordination and negotiation with the selected developer and City staff between each draft. This will include participation in up to

two (2) virtual meetings to negotiate the DDA with the selected developer. Once all parties agree to the final draft of the DDA, Harris will attend up to one (1) City Council meeting in-person, during which the DDA will be proposed.

Once the DDA is in place, City staff have requested a supplemental NOFA for affordable housing projects throughout the City to encumber the affordable housing funds left over after the Cordary process (currently estimated to be up to approximately $1.5 million). Harris will prepare a one (1) draft and one (1) final version of a Supplemental NOFA for affordable housing development throughout the City. The Supplemental NOFA will be accompanied by one (1) draft and one (1) final version each of a Preliminary Application and a Full Application for funding through the Supplemental NOFA.

While factors around the review process for these applications are flexible, Harris has proposed a budget that includes up to six (6) application reviews and proposal memos, and two (2) in-person meetings for the Supplemental NOFA. Harris and the City will discuss and determine specifics surrounding the Supplemental NOFA, including deadlines, review processes, and potential additional funding sources. Harris has budgeted for up to two (2) virtual strategy meetings with City staff for the Supplemental NOFA in its proposed budget.

Deliverables and Meetings:

- **Up to two (2) drafts and one (1) final DDA**
- **Attendance at up to two (2) virtual DDA negotiation sessions**
- **Attendance at one (1) in-person City Council meeting for DDA consideration**
- **One (1) draft and one (1) final Supplemental NOFA**
- **One (1) draft and one (1) final Preliminary Application**
- **One (1) draft and one (1) final Full Application**
- **Attendance at up to two (2) virtual Supplemental NOFA strategy meetings**
- **Up to six (6) Supplemental NOFA Application reviews**
- **Up to six (6) Proposal Analysis Memos**
- **Attendance at up to two (2) in-person City Council meetings for Supplemental NOFA proposals**

Task 2: PLHA Grant Reporting and Administration

Harris will provide grant implementation, drawdown guidance, and administrative services for the awarded Permanent Local Housing Allocation ("PLHA") grant.

Deliverables and Meetings:

- **One (1) draft and one (1) final PLHA Annual Report**
- **PLHA Annual Report Submission to HCD on the City's behalf (due July 31, 2025)**
- **One (1) draft and one final (1) Annual PLHA Application (CY 2024 PLHA NOFA expected to release in September 2025)**
- **PLHA Application Submission to HCD on the City's behalf**
- **Up to two (2) PLHA fund drawdown requests (as needed)**

Task 3: Project Management and Coordination

This task reflects the effort spent on coordination with City staff via email and calls, monitoring task schedules, and other duties such as invoicing throughout the duration of the contract term. Harris will:

- Oversee and coordinate all aspects of the project, ensuring alignment, timely completion of deliverables, and efficient resource allocation;
- Manage project timelines, monitor progress, resolve any issues that arise, facilitate communication with the client, provide regular updates, and ensure that the project stays on track and within scope; and

- Implement best practices in project management to drive successful outcomes while adapting to any changes in project requirements or priorities.

Task 4: Other As-Needed Services

Harris will provide other housing services as needed and as requested by City staff.

PROJECT TEAM

Hitta Mosesman, Vice President, will serve as the Principal in Charge for this assignment. Hitta joined Harris in August 2019 and was previously a Principal at RSG, a community development and financial consulting firm serving cities throughout California. Hitta has over 20 years of experience in providing affordable housing services to cities and non-profit agencies. Additional key personnel include Dima Galkin, Director, Zaire Marin, Project Manager, and Kyle Westra, Senior Analyst. Additional staff will be assigned as needed.

PROPOSED FEES

Harris will provide services on a time-and-materials basis based on a not-to-exceed budget of **$103,984.00**, including meetings and coordination.

		Vice President	Director	Project Manager	Senior Analyst	Analyst	Total
Task	*Billing Rate*	*$312*	*$249*	*$213*	*$161*	*$150*	
1	Cordary Affordable Housing Development DDA and Supplemental NOFA Implementation	0	76	65	146	72	**$ 67,075.00**
2	PLHA Grant Reporting and Administration	3	7	11	33	44	**$ 16,935.00**
3	Project Management & Coordination	3	8	16	8	8	**$ 8,824.00**
4	Other As-Needed Services	8	12	12	10	10	**$ 11,150.00**
	Total:	**14**	**103**	**104**	**197**	**134**	**$ 103,984.00**

Time spent on tasks will be billed in accordance with Harris' 2025 billing rates:

City of Hawthorne SCHEDULE OF PROFESSIONAL FEES AND EXPENSES (2025)	
Job Title	**Hourly Rate for Services**
Vice President	$312
Senior Director	$269
Director	$249
Senior Project Manager	$230
Project Manager	$213
Deputy Project Manager	$197
Senior Analyst	$161
Analyst	$150
Out of pocket fees paid on behalf of the City for filing of required reports or to obtain data from the County or other sources will be invoiced at actual cost plus 3% markup. Miscellaneous costs, including mileage, phone calls, postage, etc., are included in the hourly rates.	

The hourly rates shown above adjust annually beginning January 1, 2026, not to exceed 4% per year. Out-of-pocket fees paid on behalf of the City for filing required reports or to obtain data from the County or other sources will be invoiced with a 3% markup. Miscellaneous costs, including mileage, phone calls, postage, etc., are included in the hourly rates and are not charged separately.

We appreciate the opportunity to continue working with the City of Hawthorne. Please feel free to contact us if you have any questions.

Sincerely,

Harris & Associates, Inc.



Hitta Mosesman
Vice President, Community Development + Housing Consulting
(949) 291-3729 ■ Hitta.Mosesman@WeAreHarris.com

AGENDA ITEM NO. 17.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Public Works

City Manager: **Department Head:**

SUBJECT:
Progress Payment #2 in the amount of $1,198,964.22 is due to Martinez Landscape CO., Inc of Sylmar, CA for the City of Hawthorne New City Yard (Project #24-02).

RECOMMENDED MOTION:
Staff recommends that the City Council approve this Progress Payment #2 to Martinez Landscape Co. Inc. of Sylmar, CA.

DISCUSSION:
The work for the project includes adequate parking spaces for large and regular vehicles, a two-story building, a fuel-pumping station for gas and diesel vehicles, an above ground propane tank, a mechanic station, wash down bays, hazardous material storage, welding area, general storage, employee restroom, and storage space for large city vehicles. Vehicle parking spaces will have a photovoltaic canopy above, as well as on all building rooftops. The two-story administration building will contain ground level storage, public facing entrance/vestibule, elevator, office, restrooms, and elevator equipment room. The second story will include City offices, training rooms, conference rooms, mail intake and sorting, and staff restrooms. The roof of the administration building will also hold a new radio tower and drone pad. Additionally, new sidewalks will be installed that are ADA compliant, along with driveways that provide entrance and exit to the facility. This project also consists of multiple trades from low voltage electrical work to fueling station designing & construction. This requires the awarding contractor to have multiple subcontractors for various works which include but not limited to: low voltage electrical work for communication/security system, elevator construction and installation, mechanical lifts and pressure systems, fueling station design and installation, hazardous material storage construction, fire suppression system, standard plumbing, mechanical and electrical systems, ADA sidewalk construction, landscaping, etc. Any and all other additional, reduced or removed work will be made through negotiated change orders after the projects contract has been awarded in accordance with the bid documents.

The work completed up to date includes but not limited to:

- New Perimeter CMU wall
- Building B2 structural walls erected, shop drawings reviewed and approved, trenching for underground utilities (electrical/plumbing)
- Building A2 footing excavated, compacted, rebar placed, concrete poured. Underground electrical conduit and plumbing lines excavated and placed/being placed.
- Building A1 leveling and compaction completed, to commence trenching for underground utilities
- Fueling Station plans under review
- Working with Edison to Finalize Electrical Plans for main box/panel

ECONOMIC DEVELOPMENT STRATEGIC PLAN:

None

FISCAL IMPACT:
None. Funds for this progress payment in the amount of $1,198,964.22 will be funded through issuance 2024 Lease Revenue Bonds (the "2024 Bonds"), Equipment Funds, Sewer Funds, Proposition A & C, and allocated funds from the 2024-2025 budget.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act

ATTACHMENTS
PP#2

Honorable Mayor and City Council
City of Hawthorne
Hawthorne, CA 90250

24-June-25
Council Date

RE: PROGRESS PAYMENT NO.2 FOR CITY OF HAWTHORNE NEW CITY YARD PROJECT #24-02

The following is a detailed breakdown of Progress Payment No.2 due to Martinez Landscape Co., Inc Sylmar, CA for work done on the subject through June 2025.

ITEM	DESCRIPTION	CONTRACT QUANTITY	UNIT	UNIT PRICE	CONTRACT AMOUNT	QTY OR % PREVIOUS	QTY OR % THIS ESTIMATE	AMOUNT THIS ESTIMATE	TOTAL QTY OR % TO DATE	TOTAL AMOUNT TO DATE
A	**Building B2 structural walls erected, shop drawings reviewed and approved, trenching for underground utilities (electrical/plumbing). Building A2 footing excavated, compacted, rebar placed, concrete poured. Underground electrical conduit and plumbing lines excavated and placed/being placed. Building A1 leveling and compaction completed, to commence trenching for underground utilitie. Purchase of material and equipment include but not limited to electrical conduits, wiring, plumbing pipes, rebar, concrete, sand, steel, electrical box, receptacles, switches, etc.**	**LS**	**1**	**$ 13,770,087.00**	**$ 13,770,087.00**	**6%**	**9%**	**$ 1,262,067.60**	**16%**	**$ 2,187,885.08**
	TOTAL CONTRACT AMOUNT				**$ 13,770,087.00**					
							TOTAL:	$ 1,262,067.60		$ 2,187,885.08
							LESS RETENTION:	$ 63,103.38		$ 109,394.25
							LESS PREVIOUSLY PAID:	$ -		$ 879,526.61
							TOTAL AMOUNT DUE:	$ 1,198,964.22		$ 1,198,964.22

TOTAL AMOUNT DUE THIS 2nd PROGRESS PAYMENT:

ACCOUNT NUMBER:

560-9101-000-0-0-47304 **$ 1,198,964.22**

German Franco

German Franco

MARTINEZ LANDSCAPE CO., INC
12357 SAN FERNANDO RD | SYLMAR, CA 91342
PH: (818) 364-9188 | FAX: (818) 364-9958

APPLICATION FOR PAYMENT

TO: City Of Hawthorne

FROM: Martinez Landscape Co., Inc
(Contractor)
12357 San Fernando Rd. Sylmar, CA 91342
(Remittance Address)

PROJECT NAME: New City Yard
PROJECT ADDRESS: 12613 Doty Ave. Hawthorne, CA 90250
PROJECT NO: #24-02

	APPLICATION NO:	**2**
	APPLICATION DATE:	**6-Jun-25**
	PERIOD TO:	**31-May-25**
0	**CONTRACT START DATE:**	**0-Jan-00**
	CONTRACT NUMBER:	**24-02**
	VENDOR ID NO:	**0**

CONTRACTOR'S APPLICATION FOR PAYMENT

1. ORIGINAL CONTRACT AMOUNT	$	**13,770,087.00**
2. Net Change by Change Orders	$	**0.00**
3. CONTRACT AMOUNT TO DATE (Line 1 + Line 2)	$	**13,770,087.00**
4. TOTAL COMPLETED & STORED TO DATE (Column G on Continuation Sheet)	$	**2,254,025.48**
5. RETAINAGE:		
a. 5 % of Completed Work (Line 4) **$ 112,701**		
TOTAL RETAINAGE	$	**112,701.27**
6. TOTAL EARNED LESS RETAINAGE (Line 4 less Line 5 Total)	$	**2,141,324.21**
7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Application for Payment)	$	**879,256.61**
8. CURRENT PAYMENT DUE (Line 6 less Line 7)	$	**1,262,067.60**
9. BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 6)	$	**11,628,762.79**

CERTIFICATION

Under penalty of perjury under the Laws of California, I certify that all items, units, quantities and prices for work shown on this payment request are correct; that all Work has been performed and materials supplied in full accordance with the terms and conditions of the construction contract on this project; that all of the information set forth herein or attached hereto is a true and correct statement of the Contract Amount and the Contract Time up to and including the last day of the period covered by this invoice, and that no part of the "Current Payment Due" has been received.

Contractor: Martinez Landscape Co., Inc
(Please print name of company)
Paulette Martinez, Office Manager
(Name and title)
Paulette Martinez 06/11/2025
(Contractor's Signature) (Date)

Owner Use Only:

10. TOTAL WITHHOLDS (from *Owner Assessment Summary*):	$	
11. TOTAL RELEASES (from *Owner Assessment Summary*):	$	
12. ADJUSTED PAYMENT AMOUNT:	$	**1,262,067.60**

REVIEWED AND APPROVED AS PER TERMS OF CONTRACT

Owner's Authorized Representative (Signature) (Date)

AGENDA ITEM NO. 18.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
Agreement with Progressive Solutions, Inc. for Business License Software

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Agreement with Progressive Solutions, Inc.

DISCUSSION:
The Business License Department had been using Progressive Solutions, Inc. (Progressive) software for various license processing and record keeping, including issuance of tax certificates, annual renewals. The Progressive agreement is for the term of one fiscal year and is a vital part of the License Department.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
The Progressive Software affords an efficient system for processing license for business owners, an integral part of the city's economic development.

FISCAL IMPACT:
$42,704.91 from General Fund for fiscal year 2025/2026

NOTICING PROCEDURE:
72 Hours Posted Notice Pursuant to Ralph M. Brown Act.

ATTACHMENTS
Progressive Agreement

Progressive Solutions, Inc.
P O Box 783
Brea, CA 92822

PROGRESSIVE SOLUTIONS INC.
www.progressivesolutions.com

INVOICE

Invoice Number
4075

Invoice Details

Create Date: 6/30/2025
Due Date: 7/15/2025

Prepared By: Shawn Cobarrubias
Phone #: 714/671-1597

Account Information

Account Name: City of Hawthorne
Contact Name: Shuntell Dixon
Phone #: 310/349-1621

IT:
Email: sdixon@cityofhawthorne.org
Billing Address: 4455 W. 126th Street
Hawthorne CA 90250

Name	Designated Caller	Maintenance Fee
Software Maintenance-LicenseTrack (07/01/2025 - 06/30/2026)	Shuntell Dixon	20,968.82
Software Maintenance-PaymentCentral		10,373.95
Software Maintenance-LicenseTrack Web Renewals		3,930.86
Software Maintenance-LicenseTrack Web Applications		1,752.70
Software Maintenance-Credit Card Connector		333.87
Software Maintenance-Cannabis Permitting (included)		0.00
PSI PayHosting - LicenseTrack™ (07/01/2025 - 06/30/2026)		1,630.19
Cloud Hosting Charge (07/01/2025 - 06/30/2026)		1,979.52
SSL-Secured Socket Layer Access (07/01/2025 - 06/30/2026)		250.00
Zip plus 4 validation service (07/01/2025 - 06/30/2026)		790.00
Optional: One user conference registration (refundable up to 30 days prior to conference)		695.00
(Should you wish an invoice for more attendees, please contact Shawn and she will be pleased to revise and reissue your invoice.)		0.00
All Refund requests must be made in writing. Those prior to 10/17/2025 will be honored less a $50 processing fee. No refunds are available after 10/17/2025		0.00
CA Sales Tax 10.25%		0.00
We appreciate your prompt payment.	**TOTAL**	**$42,704.91**

Progressive Solutions Inc.
P O BOX 783
BREA, CA 92822

PROGRESSIVE SOLUTIONS
www.progressivesolutions.com

USAGE RIGHTS

Upon timely payment of the above total due, Customer shall be licensed to use the above identified *Progressive Solutions Inc.* software/modules for the License Term and number of Users as defined in this Order.

LICENSE TERM

License Start Date: 7/1/2025 **License End Date:** 6/30/2026

*Customer's License Start Date will commence no earlier than the signature date of this Order

TERMS OF USE

See Software Maintenance Agreement and Addendum - Hosted below

PAYMENT TERMS

Payment Frequency	Annually	**Payment Terms**	The Above Total Is Due Prior to License Expiration To Avoid Cessation of Software/Services and a 25% Reinstatement Fee

EXECUTION:
To avoid conflicting terms arising out of the integration of this Agreement, resulting purchase orders, letters and confirmation, the parties agree that should any conflict arise with any other unilateral writings of either party, this Agreement shall govern. Both Parties via their signatures below or electronically hereby certify 1) they are authorized to sign this agreement and 2) each signer accepts the attached terms and conditions on behalf of the above referenced organization. The Receiving Party via their signature below or electronically hereby certifies that there are no contractual conflicts with respect to any existing city charter or similar legislation or that any conflicts have been identified, fully disclosed to Licensor in writing and such written documentation has been attached to/made a part of this agreement; further any unidentified/unincorporated legislative conflicts shall be deemed waived.

CITY OF HAWTHORNE

Signature	Date
Name	Title

PROGRESSIVE SOLUTIONS INC.

Signature	Date
Name	Title

*Please Note - To avoid late penalties and to ensure continuation of service, receipt of a signed agreement prior to expiration entitles you to a 30-day payment grace period without penalty. Please SIGN & RETURN attached Software Maintenance Agreement or remit payment, by 6/30/2025.

I. NATURE AND DURATION OF SUPPORT.

Progressive Solutions Inc., a California corporation herein after referred to as "Licensor" is in the business of providing software maintenance services (*herein after referred to as "Software Maintenance"*). Software Maintenance is intended to facilitate smooth & efficient ongoing operations of the Licensed software. Licensee as identified above as 'Account Name' desires to obtain Software Maintenance for the specified Licensed software. This Agreement provides for remote services to be performed in Orange County, California, only during normal business hours (*6:30am PST to 5pm PST*). Maintenance services shall start and end on the dates specified above in the section titled LICENSE TERM. Services shall expire at 5:00 PM Pacific Standard Time on the end date specified above unless renewed (*WHETHER AUTOMATIC OR MANUAL*) as set forth below. Support outside of normal business hours is available for purchase. Requests for service for which the intended result is of negligible operational benefit are not available free of additional charge under this Software Maintenance Agreement. (i.e. *Changing the name of a non-Licensor hosted server absent a hardware upgrade which consequently results in the need to reinstall/verify the SQL data base software, the operating system, the Licensed software and to update every Licensee machine that runs the Licensed software*.) Licensees that purchase after hours support will be provided with the appropriate contact information. Licensor reserves the right to prorate the software maintenance fee and provide more or less than one year of coverage so that subsequent Software Maintenance Agreements expire on the above referenced License End Date. **UNLESS WRITTEN NOTICE OF TERMINATION HAS BEEN PROVIDED BY LICENSEE TO LICENSOR NO LATER THAN 60 DAYS PRIOR TO EXPIRATION OF THIS SOFTWARE MAINTENANCE AGREEMENT, THIS AGREEMENT SHALL AUTOMATICALLY RENEW THEREAFTER FOR A PERIOD OF TIME EQUAL TO THE DURATION OF THIS AGREEMENT AT THE SPECIFIED MAINTENANCE RATES IN EFFECT AT THAT TIME FOR THE RENEWAL PERIOD. NO OTHER TERMINATION OF THE AUTOMATIC RENEWAL PROVISION IS AVAILABLE. UPON EXPIRATION OF THE LICENSED SOFTWARE, SOME OR ALL OPERATIONAL FEATURES MAY NO LONGER FUNCTION AND NO SUPPORT SHALL BE AVAILABLE. THE LICENSED SOFTWARE MAY BE REACTIVATED WITHIN 30 DAYS BY PAYMENT OF THE OUTSTANDING SOFTWARE MAINTENANCE INVOICE PLUS THE REINSTATEMENT FEE IDENTIFIED ON THE COVER PAGE OF THIS AGREEMENT.**

II. LICENSEE'S RIGHTS, OBLIGATIONS & REPRESENTATIONS

a) Training for users, managers and other personnel is essential for efficient operation of the Licensed software. Licensee shall designate one employee as a primary contact for each Licensed software application. The designee must have been trained to use the Licensed software, must regularly use the system(s) and be primarily responsible for daily results/operation of the system(s). While designee may assign follow-up on a request for service to another staff member, designee must initiate contact with Licensor's support personnel and relate their questions or issues. Designee shall coordinate and/or test/verify all configurations including but not limited to: general ledger accounts, rates, rate types billing & charge groups. In addition, designee shall coordinate availability of necessary IT staff for software updates and installation (*when required by your local policy*). Licensor understands that staff turnover is inevitable. Should a change to the designee be required, a proposed designee shall meet at least one of these requirements 1) be well trained by the previous trained designee (*passage of a test on software functionality may be required*) 2) have scheduled/received onsite or remote training from Licensor at current rates or 3) agreed to regularly attend Licensor's annual user conference (*only if conference is scheduled to occur within 3 months of the proposed designee change as training is crucial to smooth operations*). Once at least one of the above conditions has been met, please contact Licensor to obtain the designee change form for subsequent submittal to Licensor. Such training is neither available nor appropriate via customer support lines. Licensee acknowledges that updates/version releases/patches made available to Licensee from time to time are an integral part of the overall performance and value of the Licensed commercial configured software. For local implementations, Licensee shall make a good faith effort to 1) install all software updates/version releases/ operating system patches in a test environment for thorough evaluation and testing prior to deployment in a production environment. And 2) install the tested upgrades/version releases/ operating system patches promptly after completion of testing occurring no later than nine (9) months from the date such updates are made available by Licensor. If the corrective nature of software upgrades are not promptly reviewed and/or the software upgrade installed shortly after notification of availability from Licensor, Licensor staff shall **NOT** provide further support (*i.e. workarounds*) relating to **any** issues where Licensor has offered Licensee a recommended resolution that requires implementation of a software update. Further as software versions older than one year are more expensive to support, when appropriate an obsolescence surcharge may be added to the next support invoice.

b) Software corrections are defined as: Licensor software updates as well as specified operating system patches. Licensee agrees to implement software corrections that have been identified as necessary by Licensor and to ensure that the requirements identified in Exhibit B: (Requirements) are met by all machines intended to execute the Licensed software. Licensee understands that software corrections are typically implemented via new software releases. Failure to implement those identified software corrections or to maintain the specified requirements shall relieve Licensor from any and all Software Maintenance responsibilities relating to any Licensee reported issue(s) that the Licensor correction(s) was/were offered to address for local non-hosted implementations. In the event Licensee fails to implement identified software corrections, any subsequent services relating to the Licensee reported issue(s) will only be provided on an emergency time and materials basis. Unlike the business models of other providers where products become obsolete, Licensor continually improves the software and offers to schedule at least one complimentary software version upgrade each year as a component of annual software maintenance. It is highly recommended that Licensee staff regularly attend Licensor's annual user training/conferences so staff may learn of, receive training on and take full advantage of accumulated new features and functionality. It is vital that at least one Licensee staff member for each Licensed product attend Licensor's user conference at least every 5 years. Licensee representatives who insist on obtaining training via telephone support may result in Licensor passing on such training costs along via an additional increase in the Software Maintenance Agreement.

c) To the extent permitted by any pertinent transparency legislation (*such as a federal, state or local Public Records Act*), Licensee will preserve the confidential nature of the Licensed software and related media and will not make copies, including partial copies or updated versions thereof, except for internal reference, archive or backup purposes. For local implementations, Licensee is solely responsible for the backup of its data and agrees to conscientiously ensure the existence of functional daily backups for at least the last 10 business days and shall not remove or disable any SQL agent or backup plan initiated by Licensor without both notification to Licensor and at least monthly testing of any subsequently implemented alternate backup plan. If the backup plan is altered or disabled without notification to Licensor, and there is a resulting data loss, an additional charge may be incurred for requested data recovery services.

d) Licensee agrees to provide Licensor with access to the licensed software and data for the sole purpose of providing technical support. As a result, Licensee agrees to (1) maintain a working connection to the internet, (2) permit access through any router/firewall or permit a Virtual Private Network-VPN connection to Licensee's network and (3) allow access to a technical support requestor's workstation via Licensor's workstation via Licensor's licensed TeamViewer™ plugin or provide an equivalent alternative at Licensee's expense. In addition, Licensee agrees that all designated workstations shall meet at least the minimum requirements as specified in Exhibit B: (Requirements and Project Implementation Matrix) at the time of the initial implementation in order to accommodate the software version initially installed. Licensee for local implementations further agrees to have completed installation of the licensed software, the Microsoft® SQL tools and other mutually agreed requirements such as: Microsoft® Terminal Services, Citrix or other similar functionality. In the event Licensor deems such remote access necessary, Licensor shall request confirmation that required access (one of the options listed above) is available. Upon receipt of such confirmation, Licensor shall attempt remote access. If remote access is not functional despite Licensee's confirmation of functional remote access, Licensor shall provide remote access verification services free of charge for one time during each annual agreement. Should Licensee require remote access verification services in excess of the one free service, Licensor will request approval to invoice for such services at the rate in effect at the time of service prior to providing such remote access verification. In the event remote access is not and will not be available in the course of Licensor's attempt(s) to provide Software Maintenance, Licensee understands that Licensor's ability to provide support will be severely limited and an additional service surcharge may be applied to the Software Maintenance Agreement to account for the additional costs incurred to provide such additional support. Should Licensee desire emergency support, on-site support services are available at Licensor's current support rate plus expenses for each partial or full day required to provide Software Maintenance.

e) To minimize Licensee costs, to eliminate any requirement for manual update of validation and/or zip plus four (4) codes, to allow for other on line validations (such as contractor's license, sales tax permit, pet microchip owner information retrieval, etc.) and to maximize uptime of zip plus four (4) & Licensed software validations, the Licensed software should optimally be configured for secure internet access to the Licensor designated internet address. Consequently users of the Licensed software that is locally implemented may periodically obtain the latest zip plus four (4) data and validation codes. Absent this configuration, to obtain automated zip plus four (4) functionality, for local implementations, Licensee must purchase a zip plus four (4) data subscription from Licensor and designate staff to install such zip plus four (4) updates every two (2) months. Failure to promptly update zip plus four (4) data for local implementations will cause disruption of the zip plus four (4) functionality. Furthermore absent internet access or maintenance of a current data subscription from licensor, the automated validations provided at the time of installation shall cease and all such validations will need to be performed manually.

f) **Network Performance**: Licensee understands and acknowledges that network performance is solely the responsibility of Licensee. Should any questions arise as to whether a performance issue is software or network related, Licensee agrees to direct

staff, a Licensee retained consultant or Licensor (at Licensee's cost) to evaluate network/software performance. Such network evaluation shall utilize "Network Sniffer" or equivalent tools to facilitate generation of quantitative results. Licensee agrees to request & incorporate Licensor's recommendations in the network evaluation work plan. Licensee further agrees to transmit the results of such work to Licensor for review and to withhold publication of such results until after implementation of all Licensor recommendations. Requests of Licensor for performance troubleshooting (such as speed and network connection issues) in which Licensor receives prior written authorization to collect factual data and subsequently presents a determination that performance issue(s) is/are network related will be billed at the rates in effect at the time of service.

g) Licensee assumes any and all responsibility and liability for 1) any modification to the Licensed software and/or database structure not made by Licensor (i.e. changes to Crystal reports, additions or deletions of data base tables, fields, etc.) and 2) any modification to the Licensee's data which is not made by Licensor or the Licensed software. If, after providing corrective maintenance, Licensor determines that an error condition is not a Licensed software error or that the error condition results from either condition 1 or 2 above, Licensee agrees to pay Licensor for the reasonable services so provided at the rates in effect at the time of service plus reasonable expenses.

h) **Call Monitoring:** Licensee may monitor and record any calls between Licensee (including designated Sub-Agencies) and Licensor.

i) **PCI Compliance**: While Licensor's payment processing solutions are designed to CISP (Cardholder Information Security Program) & PCI (Payment Card Industry Data Security Standard) guidelines, Licensee understands that Licensor's PCI/PADSS compliance and certification does not automatically result in Licensee compliance. Licensee acknowledges that to maintain CISP/PCI compliance, Licensee must provide staff with PCI security training and ensure that staff actions maintain compliance. Licensee understands that local PCI compliance is not possible without Licensee's internal staff effort to achieve such compliance. Licensee accepts their critical role in maintaining compliance as required by Visa, MasterCard, etc. Licensor accepts responsibility for facilitating such compliance by neither encouraging the storage of credit card data via non-secured methods nor configuring the system for the express purpose of retaining such information. It is Licensee's responsibility to assure that all other 3rd party partners/vendors as well as their own internal operations staff facilitate compliance in their specific areas of process control.

j) **Software License Expiration**: Upon expiration of the software license pursuant to Section II of this agreement, Licensee shall discontinue use of Licensor's database/structure, software & related electronic forms as described in Section V-Default.

III. LICENSOR'S RIGHTS, OBLIGATIONS & REPRESENTATIONS

a) **Support Services:** During the term of this Agreement, Licensor shall make available to Licensee without additional charge any updates and/or minor enhancements to Licensed software, data or data structures, which Licensor releases. In addition, Licensor shall provide Licensee with unlimited support services (via telephone, facsimile, remote internet connection, email and/or mail communications) for ongoing problem resolution to assist the person(s) designated by Licensee (or an alternate in the absence of the designated caller). It may include but is not limited to requests for service regarding operation (including requests for assistance with workstation accessory hardware purchased from Licensor), installation, updates, administration & general technical assistance requested by Licensee's designee(s). The designee(s) shall know the Licensed software, use the Licensed software and be responsible for the results of their efforts. Such support also includes "Limited Assistance" with the items listed below, provided such assistance may be provided in fifteen (15) minutes or less:

1. Training (especially of untrained personnel), assistance with report customization and searching of data within the Licensed software, and
2. Assistance to isolate the source of problems and/or to troubleshoot difficulties **resulting from sources other than Licensor's provided products or services**, such as:
   - Virtualization and/or Remote Access configuration & setup
   - Personal Computer setup, configuration & optimization
   - Basic Microsoft Windows™ functionality
   - Personal Computer & hardware troubleshooting
   - General network support (i.e. network access, printing, backup & restores)
   - Network operating system configuration & functionality
   - Data corruption due to lack of disk space or backup failure; and
   - Loss of supervisor or other password

But expressly excludes any services or assistance relating to database or 3rd party mail services issues, unless purchased via an addendum to this agreement. "Limited Assistance" in excess of fifteen (15) minutes per call will be billed at the rate in effect at the time of service. Prior to and as a condition of Licensor's right to bill for such "Limited Assistance", Licensor shall inform Licensee that the free support is over and that any additional support will be billable. Licensor reserves the rights to: A) limit the number and the duration of these communications and B) periodically transmit surveys to Licensee for evaluation of the software, support and other services.

b) **Maintenance Services:** Upon receipt of notification from Licensee's designated support representative(s) of an apparent error in any supported release of the Licensed software, Licensor will use commercially reasonable efforts to promptly investigate the issue and determine whether or not there is in fact an error and advise Licensee that either an error does not exist or confirm that one does exist and what if any work-around exists. Errors will be deemed to be any design or programming error in the Licensed software which prevents the Licensed software from substantially complying with the functionality as set out in the user documentation (on-line or hard-copy) delivered with the Licensed Software and which materially affects the use, function or performance of the Licensed Software. When errors are confirmed, Licensor will use commercially reasonable efforts to correct such errors and provide Licensee with a correction or service pack for the Licensed Software as soon as it is practical in Licensor's sole discretion.

c) **Assignment of Priorities for Support Issues:** New support incidents are assigned one of the following four priority levels, each with its respective standard completion target:

Call Priority	Description	Standard Completion
A -System Down	Fatal issues that result in Licensee's inability to fulfill critical business functions (i.e. those pertaining to core functionality such as billing and receipting) & that have no reasonable work-around.	Within 12 hours
B - Urgent	Serious issues significantly impacting use of Licensed software but do not prevent core functions (defined above) from being fulfilled.	Within 24 hours
C - Normal	All other issues, except those classified as D (low)	Within 36 hours
D – Low	*Issues with minimal impact on operations requiring incommensurate support effort. (Work will be performed on a best efforts basis when requests with higher priorities do not take precedence.)* Issues such as proposed elective configuration changes that are by nature not time-sensitive and may be undertaken as planned Licensee service initiatives outside the scope of this agreement	None

Licensee may request a ranking of the call priority when initially reporting the incident. Should there be any disagreement over the priority assigned to a particular incident, or any other aspect of its handling by Licensor's support staff, Licensee's designated representative is encouraged to speak directly to the support representative dealing with the issue in order to arrive at an acceptable solution. In cases where escalation is desired or necessary, please contact the Support Services Supervisor with any concerns you may have.

d) **Excluded Services:** Without limitation, the following services are excluded from Software Support:

1. Those required to remedy problems that stem from ***changes to or defects in*** the initially installed/approved system configuration or in subsequent modified/approved Licensor system configurations;
2. Those required to remedy problems which do not stem from any defect in the Licensed Software
3. Those required to remedy issues resulting from untrained or inadequately trained Licensee staff.
4. Those required remedying problems caused by:
   a. improper use of the software
   b. unauthorized modifications to Licensor's data structure/configuration
   c. modifications to Licensee's data without use of Licensor approved methods (*i.e. application programming interfaces-API*).
5. Report rewrites requiring more than 15 minutes after approval of initial report customization(s).
6. Any & all hardware support, maintenance or troubleshooting issues, except as described in Section IV(a) regardless of the source of such hardware.

e) **Limited Warranty of Service:** Licensor warrants that all maintenance services provided hereunder will be performed in full conformity with this Software Maintenance Agreement, with the skill & care which would be exercised by those who perform similar services at the time the services are performed, and in accordance with accepted industry practice. The following actions shall void all maintenance and support obligations of this Software Maintenance Agreement:

- Use of any non-authorized application or support tool that modifies data in the database, whether created by Licensee or another party. (*Licensor regularly engages in custom projects to accomplish such objectives and is pleased to do so.*)
- Use or creation of any application that competes with or replaces a module available from Progressive Solutions Inc. to work with either the licensed application or the licensed application's database

In the event of a breach of the express warranties contained herein and/or in the event of non-performance and/or failure of Licensor to perform the services in accordance with

the Agreement, Licensor will, at no cost to Licensee, re-perform or perform the services so that the services conform to the warranties.

f) Nothing contained in this Agreement shall be construed to obligate Licensor to provide any services whatsoever subsequent to the expiration of this Agreement or any subsequent renewals of this Agreement. Upon expiration of this Agreement, Licensee may offer and Licensee may purchase continued Software Maintenance on a periodic basis.

IV. SUPPORT FEES AND PAYMENTS

Payment for 'Software Maintenance' services is due in advance and non-refundable. 'Software Maintenance' services will not be provided until such advance payment has been received. Licensor agrees to provide at least 90 days prior written notification prior to implementation of any annual fee change. Any annual fee change shall not become effective until the first day of any annual extension. *Maintenance for Revenue Enhancement functionality is excluded from any and all caps.*

Should Licensee terminate this agreement at any time after the most recent automatic renewal and cease all use of the Licensed software post expiration of the Licensed software, both parties agree that any billed and/or unpaid annual maintenance invoice amount submitted to Licensee prior to the automatic renewal shall be immediately due and promptly payable. If payment is not received by Licensor within 30 days from invoice date or 60 days post expiration of Licensee's right to use the licensed software (*whichever is earlier*), a late fee of 10% of the invoiced amount shall also be due and payable. If Licensee continues use of the Licensed software for more than 60 days post Licensee's right to use the software without payment and absent alternate written arrangements, Licensee shall remove the licensed software per the provisions of the Default Section (V) of this agreement.

To encourage Licensees to receive the benefits of the latest Software Maintenance Agreement, Licensor offers a 30 day Software Maintenance payment extension to Licensees that sign and return the Licensor provided Software Maintenance Agreement renewal without alternations to Licensor prior to expiration of each Software Maintenance term. Unless Licensor has received a newly signed Software Maintenance Agreement (*to extend the payment due date*) prior to the software expiration date, a reinstatement fee based of the delinquent maintenance balance (*identified on the cover page of this agreement*) shall be due for failure to tender payment either by the original expiration date or by the Licensor extended due date obtained by signing the new Maintenance Agreement. Further any payments not received by Licensor within 30 days from the invoice date, original contractually specified expiration or by any Licensor extended due date shall in addition to the reinstatement fee be subject to a finance charge of .05% per day from the support expiration date up to and including the date payment is received.

V. DEFAULT

(a) In the event Licensor or Licensee fails to exercise due care (*defaults*) with regard to its obligations under this Agreement, and has not remedied such default within 30 days after the date of written notice by the non-defaulting party, then the non-defaulting party shall be entitled to exercise any one or more of these remedies:

1. The non-defaulting party may terminate this Agreement, accelerate all amounts due and unpaid hereunder such that all amounts will become immediately due and payable.
2. **Suspension of Obligations**: The non-defaulting party may suspend performance & observance of any or all its obligations under this Agreement, without liability, until the other party's default is remedied. However, Licensee may only suspend its obligation to make payments for Software Maintenance and other Services provided a written 'Notice of Default' has been transmitted to Licensor prior to the most recent automatic renewal date. At such time as the noticed default has been remedied, such suspended payment shall be immediately released to Licensor.
3. If Licensee is the defaulting party, Licensor may allow the Licensed software to expire without demand or notice, without court order or other process of law, and without liability to Licensee for any damages occasioned by such expiration of the Licensed software.
4. The non-defaulting party may pursue any other remedy available at law or in equity, including injunctive relief. While an attempt at good faith Mediation participation per Section XI (f) of the 'Software and Services Agreement' is required in order for either party to collect any costs of litigation, therefore it is mutually agreed that any 'Notice of Default' transmitted to Licensee shall be deemed adequate notification of a Licensor claim to protect its private intellectual property per California Government Code Section 905.1 (*or similar code sections from any state where the software has been installed*).

(b) **Removal of Licensed Software**: For local implementations, upon 30 days from demand by Licensor made pursuant to the default provisions (Section V) of this agreement and/or the corresponding Software License Agreement pertaining to local licensed software implementations, Licensee shall discontinue use of Licensor's database/structure, software & related electronic forms. In addition, Licensee shall provide Licensor with written confirmation that: I) **all** previously licensed components have been erased and copies **no** longer reside on any computer system maintained or operated by: Licensee, Licensee's staff members, or Licensee authorized 3rd party vendors II) **all** backup tapes which contain a copy of Licensor's proprietary property shall be securely maintained with the same care as other confidential data and *overwritten* as part of the normal backup plan after execution of the transmitted Licensor's "Confirmation of Proprietary Rights and Destruction" III) *no attempt* shall be made to restore Licensor's proprietary property from backup tapes and IV) no breach of confidentiality relating to Licensor's intellectual property has occurred. Licensee agrees to complete and transmit Licensor's 'Confirmation of Proprietary Rights and Destruction' to Licensor within 30 days from expiration of the licensed software unless an alternative written agreement has been executed. Failure to transmit such statement prior to the 30 day due date shall result in a $1,000 charge for each subsequent 7 day period until such statement has been provided. Should any representation provided via a transmitted 'Confirmation of Proprietary Rights and Destruction' subsequently be found not to be true, the weekly penalty provision shall apply as if the statement had not been provided until the date subsequent proof has been tendered which verifies that any misrepresentation (*intentional or unintentional*) has been rectified.

VI. GENERAL PROVISIONS

(a) The Licensed software is subject to design and operational changes to allow for the use of new technologies and to correct known bugs as they are brought to the attention of the Licensor, either by the Licensor's own quality-control mechanisms or by the Licensee.

(b) Licensee acknowledges that the Licensed software is of such complexity that it may have inherent defects and agrees that as Licensor's sole liability for such inherent defects and as Licensee's sole remedy for such inherent defects, Licensor will provide, during the term of this Agreement, all reasonable software maintenance services arising from a hosted and/or unaltered locally implemented version of the delivered Licensed software *to correct 1) documented programming or documentation errors reported by Licensee and 2) failure of the Licensed software to meet the specifications identified in the electronic documentation provided with each release of the software.*

(c) Software maintenance is offered by Licensor to ensure that Licensee receives the quality support necessary to remain a highly satisfied customer. Support is offered for Licensed software and minor modifications to forms designed and/or created by Licensor to operate with the released software. Licensor utilizes Seagate's Crystal Report Writer™ to create most reports and forms. To ensure maximum flexibility, customers have the option to independently design, create and maintain additional forms, mailings, and/or reports. Licensor's annual software maintenance does not include technical support for user written Crystal Reports™ or for minor individual modifications to accepted/completed forms that require more than 15 minutes technical support. However, Licensor is pleased to offer such support on a time expended or fixed fee basis (*should complete written specifications be available*).

(d) All documentation, programming and/or modifications shall be delivered via remote telecommunications from Licensor's place of business, to or through the Licensee's computer. Licensor shall not provide Licensee with possession of any tangible personal property such as storage media. Licensee shall reimburse Licensor for any state and or local requirements, which Licensor must meet or obtain to provide services under this Agreement (e.g. business licenses, additional insured statements, sales tax, etc.).

(e) No action regarding services or deliverables, regardless of form, may be brought more than one (1) year after the first to occur of either 1) the conclusion of services and/or delivery of any deliverables arising from this or the Software License Agreement, or 2) such party's knowledge of the event giving rise to such cause of action. This limitation does not apply to confidentiality obligations or to software license rights.

(f) Notices: All notices and other communications required or permitted to be given or made pursuant to this Agreement shall be in writing and deemed delivered one (1) day after being sent by a nationally recognized overnight courier service or three (3) days after being sent certified U.S. mail, return receipt requested, postage prepaid. All notices will be given to the designated contact at the address indicated in this Agreement.

(g) Should any conflict arise with any other unilateral writings of either party, this Agreement shall govern. This Agreement and any written modifications, amendments or addenda, executed pursuant to this Agreement constitute the entire agreement between the parties and supersede all negotiations and other proposals, oral or

written, and all previous and current negotiations and other communications between the parties pertaining to the subject matter herein. Any payment related obligations that occur one year after execution of this agreement shall be construed in accordance with and governed by Federal or state law where any resulting action is filed. All other obligations set forth in this Agreement shall be construed in accordance with and governed by Federal law or the laws of the state in which the software is situated, except when software licenses are granted for use in the state of Louisiana or in countries such as Canada or Mexico where the laws of California will apply. When California law applies, the Court of Orange County, California shall have non-exclusive jurisdiction over all disputes relating to this Agreement. This Agreement will not be governed by the conflict of law rules of any jurisdiction or the United Nations Convention on Contracts for the International Sale of Goods, the application of which is expressly excluded. This Agreement may be signed in several counterparts, each of which shall be deemed an original.

Any controversy or claim arising out of or relating to this Agreement or the breach thereof, ***may be*** settled by arbitration, if agreeable to both parties at in accordance with the rules of the American Arbitration Association, and judgment upon the award rendered by the arbitrator(s) may be entered in any court having jurisdiction thereof.

(h) Any change or revision to the terms and conditions hereof shall be made by written amendment and shall be executed by persons authorized to do so by the respective parties. No changes in specifications, requested or suggested by either party, shall be made except by written agreement of both parties.

Congress enacted the Electronic Signatures in Global and National Commerce Act (*E-Sign Act*) on June 30, 2000, to validate the legality of electronic contracts. Should either party receive a document signed with a valid electronic signature, such documents shall be accepted as if they were signed with a pen.

EXHIBIT 2: HOSTING-LICENSEE'S RIGHTS, OBLIGATIONS & REPRESENTATIONS

For this current service period, Licensee has elected to Host the licensed application using their own hardware and software licenses to enable operation of the licensed software specified above. Licensee has NOT elected Licensor's Fully Hosted Offering that includes:

- Microsoft Azure Cloud Services for the data and application
- Well known reliable uptime and monitoring.
- Secured Socket Layer encrypted communication
- Hardware that is and remains fully compliant with licensed software
- All worry free, automated Data Back-ups.
- Ability to promptly adjust computing resources to accommodate increases/decreases in citizen demand.
- Instant ability for Licensor to provide assistance as well as seamless enhancements.
- Virtually eliminating the (*cost associated with and*) burden to Licensee Information Technology staff resources!
- Vastly reduced Licensee PCI compliance burden

Definitions:

"Host Computer" means the computer(s) and associated hardware and software owned and/or operated by Licensor at Licensor's location(s), which may include the use by Licensor of one or more designated third party hardware, software and /or cloud computing service providers, on which *executable operating components* of the Licensed Software reside and that Licensor will use to provide the appropriate version(s) of the components as a Service to You. One popular component facilitates PCI compliant citizen web payments.

"File/IIS Server" means the computer(s) and associated hardware and software operated by Licensee at Licensee's designated location(s), which may include the use by Licensee of designated Licensee purchased/licensed software such as Microsoft™ SQL server, Secured Socket Layer certificates & Internet Information Server, on which Licensor's Licensed components such as the *web application/software, databases and associated files* shall reside. Licensor shall require ongoing access to Licensee's File/IIS Server to ensure quality and continuity of the Service.

1. It is understood that a Licensee is responsible to obtain/license and implement at their own cost any required Microsoft™ SQL licenses and Secured Socket Layer certificates to facilitate secure transactions. While Licensee's authorized SQL and IIS administrator(s) may have unrestricted access to the Licensor's intellectual property, web application, data structure and Licensee data, this license does not give Licensee (including their SQL administrator) any right to, and Licensee must not:
   - I. use or virtualize features of the software separately without written **Licensor** permission;
   - II. work around any technical restrictions or limitations in the software;
   - III. make changes to any of the web application components
   - IV. perform any SQL data modification transactions absent written authorization by Licensor
   - V. reverse engineer, disassemble or decompile any Licensed Software or prepare derivative works thereof
   - VI. make any effort to extract Licensor's proprietary 'Trade Secrets' and/or intellectual property from A) current or former Licensor employees or B) from Licensor's data structure or C) using the Microsoft SQL Management Studio.
   - VII. Disparage Licensor in any way when Licensor is not the first direct support contact and is not provided with immediate remote access to the data and software. (This typically occurs when internal Licensee staff delays Licensor's ability to provide quality, prompt resolution to issues that may arise.)

   It is agreed that in the event Licensor obtains documentation of Licensee engaging in any of the above activities, Licensee shall be deemed in Default and Licensor at his sole option may either terminate the software/service and or revise the remaining terms of service especially the amount due.
2. To the extent permitted by any pertinent transparency legislation (*such as a federal, state or local Public Records Act*), Licensee will preserve the confidential nature of the Licensed software, 'Confidential Information', and related media. Further, Licensee shall not transfer or make copies, including partial copies or updated versions thereof, except for internal reference, archive or backup purposes. For Licensee hosted implementations, Licensee is solely responsible for backup of Licensor's database/data structures (*including Licensee's data within*) and agrees to conscientiously ensure the existence of functional daily backups for at least the last 10 business days and shall not remove or disable any SQL agent or backup plan initiated by Licensor without notification to Licensor and at least monthly testing of any subsequently implemented alternate backup plan. If the backup plan is altered or disabled without notification to Licensor, and there is a resulting data loss, an additional charge may be incurred for requested data recovery services.
3. Because of the confidential nature of the goods and services supplied under this Agreement, it is agreed that the Licensee will not sell, give, or lease the software or related 'Confidential Information' (*to the extent permitted by a pertinent federal, state or local Public Records Act*) about any of the 'Confidential Information' or capabilities of the provided software to any other firm or person or group without the express written approval of Licensor or make any use thereof other than as expressly permitted under this Agreement. Licensee will further use its ***best efforts*** to maintain the security thereof. It is mutually understood that since 1979 Licensor has made a substantial investment to produce and refine the product(s) licensed via this agreement. Should Licensee provide or allow any unauthorized third party access to any Licensor*'s* 'Confidential Information' and/or 'Trade Secrets' Licensee may have obtained, Licensee shall be liable for damages. In addition Licensee agrees not to contest or do or aid others in contesting or doing anything which impairs the validity of any proprietary and intellectual property rights, title or interest of Licensor in and to any of Licensor's software. It is agreed, however, that such information and capabilities which Licensee can show to be in its possession prior to receipt of any disclosure by Licensor shall not be subject to the provisions of this section.
4. Should Licensee anticipate termination of software maintenance (*and use of a* Licensed *application*), Licensee shall either extract all required Licensee data from Licensor's data structures as Excel, csv or flat files (*to prevent theft of code that resides within* Licensor*'s database*) via any readily available tools ***prior*** to expiration of the relevant application's software maintenance or authorize specific data extraction services from Licensor for a nominal fee (*these services reduce the chances of confidentiality breaches*) ***prior*** to destruction of the locally implemented licensed software and data structure. In addition, Licensee shall provide Licensor with written confirmation that previously licensed

components have been erased and copies are no longer on Licensee's computer or backup tapes. Licensee agrees that the software/components furnished by Licensor and all copies and versions thereof made by the Licensee are and shall remain the sole property of Licensor.

5. Master Account Data (*Account number, Name, addresses, and other related fields*), Contacts (people or entities associated with master accounts), Notes (*dated staff comments about accounts*), Payments (*dated payment detail for each account*) Permits (*subsidiary taxes related to a master account*), photos and scanned documents are the exclusive property of Licensee. Log files, configurations, indices, data values generated automatically by the Licensed software and all other data are the exclusive property of Licensor. When Licensee data is not hosted by Licensor and resides on a Licensee device, access to, management and control of access to Licensor's database/data structures (*and Licensee's data within*) shall be the sole obligation and responsibility of Licensee.
6. Customization of the Licensed software shall be limited to modifications and enhancements that will not limit Licensor's ability to support the product through standard releases. Licensee shall only access Licensor's database structure via the Licensed software, via an Applications Programming Interface (API) obtained from Licensor, via a file backup utility or using Open Database Connectivity (ODBC) standards via a Licensor created/managed reader user where rights have been set by Licensor. Licensed functionality shall include the ability to access/export Licensee owned data as defined in the paragraph above. Licensor does not store scanned documents within the Licensed data structure; thus for local implementations all such documents are available to Licensee at any time. As data integrity is essential, Licensee agrees that "write access" to Licensed data structures other than via a Licensed API shall not be permitted without Licensor's written approval.
7. Training for users, managers and other personnel prior to going live is essential for efficient operation of the Licensed software. Licensee will designate one employee as a primary contact for each Licensed software application. The designee must have been trained to use the Licensed software, must regularly use the system(s) and be primarily responsible for daily results/operation of the system(s). Once system is used for live daily activities, designee may assign follow-up on a request for service to another staff member. However, designee must initiate contact with Licensor's support personnel and relate their questions or issues. Designee shall coordinate and/or test/verify all configurations including but not limited to: general ledger accounts, rates, rate types billing & charge groups. In addition, designee shall coordinate availability of necessary IT staff for software updates and installation (*when required by Licensee's local policy*).
8. Neither Licensee nor Licensor wish to incur additional time, effort &/or costs for Licensor to get staff back up to speed with Licensee's data migration. Should Licensee purchase data migration services for any product, Licensee acknowledges that data migrations are a cooperative effort that without committed & conscientious cooperation, any data migration will be needlessly delayed. Up to 30 hours of Licensor effort are included with each purchased/authorized migration. To date most previous migrations have been fully accommodated within those 30 hours. However, when Licensee staff or contractors delay migration and/or add requirements for customized data modification/cleanup not part of the approved specifications, such additional services will be provided post approval and billed either on a time and materials basis (*at the rate in effect at the time of service-Currently $195/hour*) or via a fixed price quote. Licensee accepts full responsibility to provide:

   a. For each Licensed software product a designated contact who has been directed by management to devote time to this project as a high priority, is intimately familiar with the existing data/software/operations and has been empowered to make decisions regarding implementation, configuration and forms design.

   b. Licensor with one balance calculation (*or one balance due amount*) for all accounts with non-zero balances that Licensee desires to migrate. (*Experience migrating other systems has taught us that many other systems have more than one way to calculate a "true" balance which may or may not correlate with historical financial transactions*.)

   c. ***Complete and consolidated*** migration data to Licensor transmitted in their entirety ***at one time*** in a consistent computer readable format (*with understandable field labels which clearly identify the field contents*). Unless otherwise mutually agreed in writing, non-address data will be transferred *as is* without manipulation or alteration.

   d. Notification to Licensor that Licensee's migrated data is either available or has been transmitted to Licensor.

   e. Functional remote desktop sharing as described in the "*Most Cost Effective Access*" below which may be initiated by Licensee's designated staff members at their workstation **at least until the go live date and for the duration of any approved customization projects**. This functionality is essential to facilitate efficient review of the data by Licensee and to provide instruction on the Licensed software by Licensor.

   f. Review of the migrated data and notification to Licensor in writing of any data/configuration issues relating to each 1st data migration no later than either: 1) 30 days from the day Licensor has notified Licensee that the 1st migrated data became available for Licensee review or 2) Licensee prior to the go live date provides Licensor with a written acknowledgment that Licensee has completed their review and accepted the data as migrated by Licensor.

   g. Prompt verification that requested corrections have been completed to Licensee's written specifications or automatic acceptance of any corrections absent written documentation to the contrary 7 days from the date Licensee was notified of the availability of any specific correction.

   If after the 30 day review period (*or receipt of written acceptance by Licensor*) Licensee requests program or data changes that could have been requested during review of the 1st migrated data, upon mutual written agreement Licensor shall respond and correct such issues on a time and materials basis. Licensee agrees that addition of calculations (*especially balance*), form revisions, migration data (*such as additional records or tables not originally provided*) or changes to the format of the migration data may result in a delay of product implementation and shall result in additional time and materials charges. In the unlikely event any previously reported issues resurface, such reoccurrence(s) shall be corrected without additional charge.
9. All implementations shall automatically receive software corrections. Software corrections are defined as: Licensor software updates as well as specified operating system patches. Licensee agrees to implement software corrections that have been identified as necessary by Licensor and to ensure that the

requirements are met by all devices intended to execute the Licensed software. Failure of Licensee to implement those identified software corrections or to maintain the specified requirements shall relieve Licensor from any and all 'Software Maintenance' responsibilities relating to any Licensee reported issue(s) that the Licensor correction(s) was/were offered to address. In the event Licensee fails to implement identified software corrections, any subsequent services relating to the same Licensee reported issue(s) will only be provided on an emergency time and materials basis. It is highly recommended that Licensee staff regularly attend PSI annual user training/conferences so staff may learn of, receive training on and take full advantage of accumulated new features and functionality. It is vital that at least one Licensee staff member for each Licensed product attend a PSI user conference at least every 5 years.

h. Licensee may use remote assistance technologies to share an active session with Licensor without obtaining any additional licenses for the software. Remote assistance allows a support technician to connect directly to a user's computer, usually to report/correct problems. Other than for one initial remote local server access attempt, Licensee acknowledges that Licensor in the interest of providing the most cost effective offering has ***not*** included costs in this agreement for further testing of any remote access method(s) to be provided to Licensor. Licensee agrees to provide Licensor with access to the Licensed software and data for the sole purpose of providing local server technical support & services in one of these ways:

10. ***Most Cost Effective Access***: In the interest of security of locally hosted implementations, Licensor strongly recommends providing Licensor with local server access via terminal services, virtual private network (VPN), remote desktop connection (RDC) and/or Licensee provided connectivity such as Citrix Remote Access. Licensee is expected to provide prompt & efficient distribution of security requirements, user-names, access rights and passwords. Licensor shall provide one incident of up to 4 hours of server related remote access support per year. This incident may include up to one application relocation to another server. To ensure Licensee's costs are minimized, all access rights listed below shall be tested by Licensee's designee prior to distribution of any security configurations/requirements, usernames & passwords to Licensor. Further such access rights shall be maintained at least until the go live date and for the duration of any approved customization projects. After such initial implementation(s), any Licensee transmission of remote access information to Licensor shall also be tested by Licensee's designee as described above prior to distribution to Licensor. Licensor expects that under no circumstances should any Licensee site connectivity attempts require more than 15 minutes of Licensor's staff time. Licensor requires access rights solely for maintenance of the licensed application(s) and data structures.

    These access rights must be provided by Licensee:

    - Connection to Licensee designated "File/IIS Server" via a mutually agreed Connection
    - Connection to Licensee designated SQL Server
    - Access to functional SQL tools (with Local administrative rights) for data flow, backing up, adding & deleting users, restoring & configuring of Licensor's data structures.
    - IIS management rights for any web implementations
    - Web implementations must allow SQL connectivity to source data
    - Creation of subfolders within the PSI directory
    - Saving of files in the PSI folder & all subdirectories
    - Transferring and saving FTP files from Licensor designated server location to Licensee Server(s)
    - Transferring and saving files from: Licensor designated server location to Licensee Server(s)

    A. Access Testing Required: Licensee requires Licensor's assistance to effect the requirements listed above.

    B. Least Cost Effective Access: is defined as obtaining access and/or assistance from Licensee's designee which generally requires in excess of 15 minutes where Licensor support services are delayed until such time as Licensee's designee is both available and willing to assist with any required support. Such cases shall be deemed a billable incident. Other than for the first attempted connection attempt, each such subsequent incident that covers a specific deliverable is available at a flat cost of $999. The fee is the same no matter how much time is required to resolve the specified issue. In the event billable incidents have been incurred, have been billed and are outstanding at the time when service renewal invoices are created, only a Licensor fully hosted offering will be available for the subsequent renewal offering.

11. In order to be able to meet the above requirements for local implementations, Licensee agrees a) to maintain a working connection to the internet, b) to permit Terminal Services, Virtual Private Network-VPN or similar access to Licensor's network through any router/firewall and c) to permit Licensor access to a technical support requestor's workstation via Licensor's "Share desktop facility", Microsoft®'s Remote Desktop, Microsoft®'s Netmeeting®, Gotomeeting.com or Citrix. In addition, Licensee agrees that all designated workstations shall meet at least the minimum requirements (*specified via the http://progressivesolutions.com link in the footer referred to as Requirements*Exhibit B:) at the time of the initial implementation in order to accommodate the version of the application initially installed. Licensee further agrees to have completed installation of the Microsoft® SQL tools and other mutually agreed requirements such as: Microsoft®'s Terminal Services, VPN, Remote Desktop, Netmeeting® or other similar functionality. Upon request and once appropriate user privileges are available, Licensor shall install the licensed software.

    The features described below connect via the Internet to Licensor's computer systems automatically, without separate notice to Licensee. To minimize Licensee costs, to eliminate any requirement for manual update of validation and/or zip +4 codes, to allow for other on line validations (*such as contractor's license, garage permit jurisdiction validation, sales tax permit, pet microchip owner information retrieval etc.*) and to maximize uptime of zip +4 & Licensed software validations, devices intended to execute the Licensed software should optimally be configured for internet access to the Licensor designated internet (IP) address. Consequently locally implemented users of the Licensed software with an active (*non-expired*) agreement shall receive the latest zip +4 validations from Licensor's web service. Licensee Furthermore absent internet access, automated validations (*including web citizen payment processing*) shall cease and all such validations will need to be performed manually.

12. Licensee understands and acknowledges that internet/network performance is solely the responsibility of Licensee. Should any questions arise as to whether a performance issue is software or

network related, Licensee agrees to direct staff, a Licensee retained consultant or Licensor (*at Licensee's cost*) to evaluate network/software performance. Such network evaluation shall utilize "Network Sniffer" or equivalent tools to facilitate generation of quantitative results. Licensee agrees to request & incorporate Licensor's recommendations in the network evaluation work plan. Licensee further agrees to transmit the results of such work to Licensor for review and to withhold publication of such results until after implementation of all Licensor recommendations.

13. Licensee has no obligation to give Licensor any suggestions, comments or other feedback ("*Feedback*") relating to the Licensed software. However, any Feedback Licensee voluntarily provides may be used in Licensor Products, marketing, related specifications and/or other documentation (*collectively*, "Licensor *Offerings*") which in turn may be relied upon by other third parties to develop their own products, services or technology ("*Third Party Products*"). Accordingly, if Licensee gives Licensor Feedback on any version of Materials or Licensor Offerings to which they apply, Licensee agrees: (a) Licensor may freely use, reproduce, license, distribute, and otherwise commercialize Licensee's Feedback in any Licensor Offering; (b) Licensee may also grant third parties, without charge, only those patent rights necessary to enable Third Party Products to use, implement or interface with any specific parts of a Licensor Product that incorporate Licensee's Feedback; and (c) Licensee will not give Licensor any Feedback (i) that Licensee has reason to believe is subject to any patent, copyright or other intellectual property claim or right of any third party; or (ii) subject to license terms which seek to require any Licensor Offering incorporating or derived from such Feedback, or other Licensor intellectual property, to be licensed to or otherwise shared with any third party.
14. While Licensor's software payment processing solutions are designed to CISP (*Cardholder Information Security Program*) & PCI (*Payment Card Industry Data Security Standard*) guidelines, Licensee understands that Licensor's PCI/PADSS compliance and certification does not automatically result in Licensee compliance. Licensee acknowledges that to maintain CISP/PCI compliance, Licensee must provide staff with PCI security training and ensure that staff actions maintain compliance. Licensee understands that local PCI compliance is not possible without Licensee's internal staff effort to achieve such compliance. Licensee accepts their critical role in maintaining compliance as required by Visa, MasterCard, etc. Licensor accepts responsibility for facilitating such compliance by neither encouraging the storage of non-secured credit card data nor configuring the system for the express purpose of retaining non-secured private information. It is Licensee's responsibility to assure that all other 3rd party partners/vendors as well as their own internal operations staff facilitates compliance in their specific areas of process control.
15. **WebApplication/Database Removal**: Upon expiration of the software license, Licensee shall discontinue use of Licensor's web application, database/structure & related electronic forms. Licensee shall provide Licensor with written confirmation that: I) **all** previously licensed database components have been erased and copies **no** longer reside on any computer system maintained or operated by: Licensee, Licensee's staff members, or Licensee authorized 3rd party vendors II) **all** backup tapes which contain a copy of Licensor's proprietary property shall be securely maintained with the same care as other confidential data and *overwritten* as part of the normal backup plan after execution and transmission of Licensor's 'Confirmation of Proprietary Rights and Destruction' document III) *no attempt* shall be made to restore Licensor's proprietary property from backup tapes and IV) no breach of confidentiality relating to Licensor's intellectual property has occurred. Licensee agrees to complete and transmit Licensor's 'Confirmation of Proprietary Rights and Destruction' to Licensor within 30 days from expiration of the licensed software unless an alternative mutually agreed written agreement has been executed. Failure to transmit such statement prior to the 30 day due date shall result in automatic renewal of this agreement from the termination date Licensee provided in writing to Licensor or the expiration date whichever is most appropriate. In such case an invoice for annual support shall be issued from the date of expiration as if the software had not been terminated. In this case the invoice shall become immediately due and payable upon receipt. Should any representation provided via a transmitted 'Confirmation of Proprietary Rights and Destruction' subsequently be found not to be true, the automatic renewal provision of this paragraph shall apply as if the statement had not been provided until the date subsequent proof has been tendered which verifies that any misrepresentation (*intentional or unintentional*) has been rectified.
16. Non-Interference/Non-Solicitation/'Trade Secrets': Each party agrees that, during the period that Licensor is providing services hereunder ("Services Period") and for a period of twelve (12) months following the termination of such work ("Post Services Period"), neither party will, except with the other party's prior written approval, directly or indirectly through a third party, solicit, hire or contract with any employee, agent or staff member of such other party ("the Retained Party") directly or indirectly <u>for any position where the loyal and complete fulfillment of its duties would likely require "the Retained Party" to reveal, make judgment on, or otherwise use, any confidential business information or trade secrets of Licensor to which "the Retained Party" had access (*especially internal unpublished software support concepts*).</u>

    If Licensee has breached the above restriction by retaining (*hiring or contracting with*) an individual in a position in or under the direction of any department where one or more staff members utilize Licensor's software, Licensee shall at Licensor's sole option shall forfeit the above identified license for use of Licensor's software upon Licensor's providing written notification of said license termination to Licensee. Under no circumstances shall any retained individual divulge Licensor 'Trade Secrets'. Any damages paid under this clause shall only be for breach of this non-interference/non-soliciation clause. Such damages paid shall not waive any other remedies that may exist under any other statute for misappropriation of Licensor's 'Trade Secrets'.

AGENDA ITEM NO. 19.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Public Works

City Manager: **Department Head:**

SUBJECT:
Grant Agreement between Baldwin Hills Conservancy for the Holly Park Bathroom Remodel Project

RECOMMENDED MOTION:
Staff recommends that the City Council approve and authorize the Director of Public Works to execute the Funding Agreement with minor clerical changes and all future amendments for the Holly Park Remodel project.

DISCUSSION:
The Holly Park Bathroom Remodel project is a key initiative by the City of Hawthorne to modernize and improve restroom facilities at one of the city's most frequented recreational spaces. Holly Park serves a large number of older adults who depend on its amenities for daily leisure and wellness activities. This project focuses on making the restrooms fully ADA-compliant and more accessible, while also updating them with contemporary features that ensure user comfort and safety. In addition to accessibility upgrades, the remodel underscores the City's broader goals of sustainability and environmental stewardship.
The improvements will incorporate water-saving plumbing fixtures, energy-efficient lighting and ventilation, and durable, eco-friendly construction materials. The surrounding landscape will be enhanced with drought-tolerant native plants to support biodiversity and minimize water use. These upgrades not only improve the park's infrastructure but also contribute to the City's climate resilience efforts.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
The Holly Park Bathroom Remodel Project will boost local economic activity by increasing park usage, which can drive foot traffic to nearby businesses. Additionally, the enhanced amenities may raise nearby property values and attract future investment in the area, contributing to long-term community development.

FISCAL IMPACT:
No impact to the City's General Fund. Funds for this project in the estimated amount of $1,000,000 will be paid through this $750,000 grant from the Baldwin Hills Conservancy and the remaining amount from Section 108 loan.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act.

ATTACHMENTS
Funding Agreement

GRANT AGREEMENT
BALDWIN HILLS CONSERVANCY
State of California – The Resources Agency

GRANTEE	**City of Hawthorne**		
PROJECT TITLE	**Holly Park Bathroom Remodel Project**		
PERFORMANCE PERIOD	**May 15, 2025**	**through**	**March 31, 2027**

Under the terms and conditions of this Contract, the Grantee agrees to complete the Project as described in the project description, and the State of California, through the Executive Officer of the Baldwin Hills Conservancy pursuant to the BHUWC Climate Resilience, Wildfire Prevention, Community Access, Nature Based Solutions and Natural Resource Protection Funds

PROJECT DESCRIPTION

See project description on the first page of the Grant Agreement. Project is to be carried out in conformance with the attached scope of work in Exhibit A, (hereinafter referred to as the "Project") and all Contract provisions as stated herein.

TOTAL GRANT AMOUNT NOT TO EXCEED	**$ 750,000** *(Seven Hundred Fifty Thousand Dollars and No Cents)*

The General and Special Provisions attached are made a part of and incorporated into the Contract.

GRANTEE	**STATE OF CALIFORNIA**
GRANTEE NAME: **City of Hawthorne**	AGENCY NAME: **BALDWIN HILLS AND URBAN WATERSHEDS CONSERVANCY (BHUWC)**
ADDRESS: 4455 W 126TH ST HAWTHORNE, CA 9025	ADDRESS: 4859 West Slauson Ave. 364 Los Angeles, CA 90056
BY (AUTHORIZED SIGNATURE): ↳	BY (AUTHORIZED SIGNATURE): ↳
PRINTED NAME AND TITLE OF PERSON SIGNING: Akbar Farokhi, Director of Public Works	PRINTED NAME AND TITLE OF PERSON SIGNING: David McNeill, Executive Officer
DATE SIGNED:	DATE SIGNED:

CERTIFICATION OF FUNDING (FOR STATE USE ONLY)

AMOUNT ENCUMBERED BY THIS DOCUMENT $ 750,000			**AGREEMENT / AMENDMENT NUMBER** BHC2510		**FUND TITLE:** Proposition 40 - California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002		
PRIOR AMOUNT ENCUMBERED FOR THIS AGREEMENT $0.00			**APPROPRIATION** Local Assistance				
			PROJECT NUMBER	**3835P40BHC2510**			
TOTAL AMT ENCUMBERED TO DATE $ 750,000			**LINE-ITEM ALLOTMENT** 3835-101-6029		**CHAPTER** **23/16**	**ENY** **2016**	**FISCAL YEAR** **24-25**
PROGRAM 3090	**AGENCY USE** B2662	**SUBFUND** 0001000	**REPORTING STRUCTURE** 38350300	**ACCOUNT** 544 0000	**ACTIVITY** **20007**	**ALT. ACCOUNT** 544 000 000	

I hereby certify upon my personal knowledge that budgeted funds are available for this encumbrance.

SIGNATURE OF ACCOUNTING OFFICER ↳	DATE

FOR ACCOUNTING USE

Grantee	**City of Hawthorne**
Agency Use	B2662
Agreement #	BHC25**10**
TOTAL AMT	**$750,000**
LINE-ITEM ALLOTMENT	3835-101-6029 **P40**
CHAPTER	**23/16**
ENY	**2016**
REPORTING STRUCTURE	38350300
ACCOUNT	544 0000
ACTIVITY	**20007**
ALT. ACCOUNT	544 000 000
Fiscal Ref	
SCO Ref	

GRANT AGREEMENT
State of California – Baldwin Hills Conservancy

Grantee Name: City of Hawthorne

Project Title: Holly Parks Bathroom Remodel Project

Agreement No: BHC2503

Authority: California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002, known as Proposition 40

Program: 3090

Appropriation: Local Assistance

PROJECT DESCRIPTION

The Holly Park Bathroom Remodel project aims to address the critical need for updated and accessible restroom facilities at Holly Park, a vital recreational area for the City of Hawthorne. This park is heavily frequented by older residents, who rely on its amenities for leisure, socialization, and physical activity. Recognizing the unique needs of this demographic, the project focuses on modernizing the restrooms to ensure they are fully ADA-compliant and equipped with updated amenities. In addition to improving accessibility, this remodel reflects the City's commitment to sustainability and environmental stewardship. Key features of the project include:

1. Water-Saving Technology: Installation of high-efficiency plumbing fixtures to reduce water consumption, including low-flow toilets, faucets, and handwashing stations.
2. Sustainable Materials and Fixtures: Use of eco-friendly, durable materials for construction, ensuring a lower environmental footprint while maintaining high-quality standards.
3. Native Landscaping: Incorporation of drought-tolerant plants and native species in the surrounding landscaping to reduce water usage and promote biodiversity.
4. Energy Efficiency: Implementation of energy-efficient lighting and ventilation systems to reduce overall energy consumption and operating costs.

This remodel will enhance Holly Park as a community hub for recreation and connection, particularly for our older citizens. It also aligns with the City's sustainability goals by demonstrating leadership in water conservation, resource efficiency, and environmental responsibility. is the renovation of an existing, under-utilized 0.5-acre

park in the City of Hawthorne into a multi-benefit, climate resilient community space. Grants funds will support construction of a new playground, picnic area, exercise equipment, California native plants and other sustainable elements.

A detailed Project Scope and activities, Project Schedule and Project Budget are described and attached hereto as Exhibits A and B, respectively.

Grant Funds are to be used for planning, development, restoration, and acquisition of state and local parks, recreation areas and historical resources, and for land, air, and water conservation programs in accordance with the provisions contained in the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002, known as Proposition 40 Fund Grant Program and this Agreement.

TERMS AND CONDITIONS OF GRANT
Special Provisions

1. If applicable, a resolution must be adopted by the Governing Body of the Grantee authorizing the execution of this Agreement and its terms and conditions.

2. Upon completion of detailed Project design, plans and specifications, Grantee shall provide to the State for review and approval a revised detailed Project Budget, Project Scope and detailed site plan. If the Project includes habitat restoration or landscaping, Grantee shall provide a planting palette demonstrating how native vegetation will be used in the Project. Approval by the State of such plans and specifications, or any other approvals provided for in this Agreement, shall be for scope and quality of work and shall not relieve Grantee of the obligation to construct and maintain the facilities, or carry out any other obligations required by this Agreement, in accordance with applicable law or any other standards ordinarily applied to such work or activity.

3. Rights in Data: The Grantee agrees that all data, plans, drawings, specifications, reports, computer programs, operating manuals, notes, and other written or graphic work produced in the performance of this Contract are subject to the rights of the State as set forth in this section. The State shall have the right to reproduce, publish, and use all such work, or any part thereof, in any manner and for any purposes whatsoever and to authorize others to do so. If any such work is copyrightable, the Grantee may copyright the same, except that, as to any work which is copyrighted by the Grantee, the State reserves a royalty-free, nonexclusive, and irrevocable license to reproduce, publish, and use such work, or any part thereof, and to authorize others to do so.

4. Grantee shall comply with and satisfy all of the following conditions before the State will authorize Grantee to proceed with the construction of the Project:

    A. Grantee's project representative shall present detailed progress reports as described in Section F3 of this Contract to the State during the performance period of the project. Said progress reports will be due in conjunction with requests for reimbursement and will include any changes made by the Grantee that affect the project's design or budget.

    B. Grantee and the State shall cooperate fully to identify and resolve issues in a timely manner and shall consult with the Conservancy for all policy decisions and guidance. Grantee shall develop new Design Development documents for the project consistent with the agreed upon scope of work as described in Exhibit A and subject to the approval of the Conservancy.

General Provisions

A. Definitions

    1. The term "Act" means California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002, known as Proposition 40

    2. The term "Agreement" means this Grant Agreement.

    3. The term "Application" means the individual application form, its required attachments for grants pursuant to the enabling legislation and/or program and any applicable materials supplied by applicant to the Conservancy prior to award.

    4. The term "Application Guidelines" means the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002, known as Proposition 40 Grant Program Grant Guidelines and Application.

5. The term “CEQA” as used herein means the California Environmental Quality Act, Public Resources Code Section 21000 et seq.; Title 14, California Code of Regulations Section 15000 et seq.

6. The term “Contract” as used herein means a grant agreement between the State and Grantee specifying the payment of Grant Amount by the State for the performance of Work Plan within the Project Performance Period by the Grantee.

7. The term “Subcontractor” as used herein means any contractor or subcontractor that enters into an agreement with the Grantee pursuant to this Contract.

8. The term “Project Performance Period” as used herein means the period of time that the Grant Amount is available, and the time in which all work for Project that is eligible for reimbursement must be complete and billed as described on page 1 of this Contract.

9. The term "Project Representative" as used herein means the person authorized by the Grantee to be responsible for the Project and is capable of making daily management decisions.

10. The term “Design Development Documents” as used herein means the detailed drawings (plans, sections, elevations, specifications, etc.) and estimated costs of construction prepared by the Grantee.

11. The term “Construction Bid Package” as used herein means the detailed drawings (plans, sections, elevations, details, specifications, etc.) and estimated construction costs from which a bidder may prepare and submit a bid and associated budget through the public bidding process to be conducted by the Grantee.

12. The term “Development” means improvement, rehabilitation, restoration, enhancement, preservation, protection and interpretation or other similar activities.

13. The term “Fair Market Value” means the value placed upon the property as supported by an appraisal that has been reviewed and approved by the California Department of General Services (DGS).

14. The term “Grant” or “Grant Funds” means the money provided by the State to the Grantee in this Agreement.

15. The term "Grantee" means an applicant who has a signed agreement for Grant Funds.

16. The term “Conservancy” as used herein means the Baldwin Hills Conservancy.

17. The term “Interpretation” means visitor-serving amenities that communicate the significance and value of natural, historical and cultural resources in a manner that increases the understanding and enjoyment of these resources, or other similar activities.

18. The term “Other Sources of Funds” means cash or in-kind contributions that are required or used beyond the Grant Funds provided by this Agreement.

19. The term "Project" means the Development activity described in the application as modified by Exhibit A to be accomplished with Grant Funds.

20. The term “Project Budget” means the State approved cost estimate included as Exhibit B to this Agreement.

21. The term “Project Scope” means the description or activity for work to be accomplished by the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002, known as Proposition 40 Grant Program.

22. The term “Public Agency” means any State of California department or agency, a county, city, public district or public agency formed under California law.

23. The term "State" means the Baldwin Hills Conservancy or its representatives, or other political subdivision of the State.

24. The term “Monitoring” means the periodic checking of results of works against the targets laid down in the proposal, in order to ensure the effectiveness of the funding granted through the water bond, while simultaneously ensuring the longevity and sustainability of the infrastructure implemented on its behalf.

25. The term “Efficiency” means the quantity of time and resources put into the project relative to the outputs and outcomes they result in.

26. The term “Effectiveness” means the research process’ success in attaining the goals and objectives proposed to the Conservancy by the grantee.

27. The term “Appropriateness” means usefulness of the project in comparison with other means of attaining the results being sought through project implementation.

B. Project Execution

1. Subject to the availability of funds in the Act, the State hereby grants to the Grantee a sum of money (Grant Funds) not to exceed the amount stated on the signature page in consideration of and on condition that the sum be expended in carrying out the purposes as set forth in the description of Project in this Agreement and its attachments and under the Terms and Conditions set forth in this Agreement.

2. Grantee agrees to periodic reviews by the State to determine if work is conducted in accordance with the approved Work Plan including a final review upon Project completion.

3. Grantee shall furnish any and all additional funds that may be necessary to complete the Project.

4. Grantee shall complete the Project in accordance with the Project Performance Period set forth on the signature page unless an extension has been formally granted by the State and under the Terms and Conditions of this Agreement. Extensions may be requested in advance and will be considered by State, at its sole discretion, in the event of circumstances beyond the control of the Grantee, but in no event beyond **January 31, 2027.**

5. Grantee agrees, to acknowledge the Conservancy as a source of funds in all public and inter-agency correspondence and exhibits related to the Project.

6. Grantee shall at all times ensure the Project complies with all environmental laws, including but not limited to obtaining all necessary permits. This Project is not subject to the California Environmental Quality Act (CEQA) (Public Resources Code, Division 13, commencing with section 21000, et. seq., Cal Code Regs tit. 14, section 15000 et. seq.).

7. Grant Funds for planning and document preparation may be available sooner if included in the grant Project Scope (Exhibit A) and approved by the State.

8. Changes to the scope resulting from CEQA compliance are permitted provided the State determines that the project continues to meet all objectives of the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002 Grant Program and is consistent with the intent cited in the original Application.

9. If applicable, projects must comply with Labor Code Section 1771.8 regarding the payment of prevailing wages and the labor compliance program as outlined in the Labor Code Section 1771.5 (b).

10. Grantee certifies that to the best of its knowledge the Project does and will continue to comply with all current laws and regulations which apply to the Project, including, but not limited to, legal requirements for construction contracts, building codes, environmental laws, health and safety codes, and disabled access laws.

11. Grantee shall provide access by the State upon 24 hours' notice to determine if Project work is in accordance with the approved Project Scope, including a final inspection upon Project completion.

12. Prior to the commencement of any work, Grantee agrees to submit in writing to the State for prior approval any deviation from the original Project Scope per Exhibit A and the Application. Changes in Project Scope must continue to meet the need cited in the original application or they will not be approved. Any modification or alteration in the Project as set forth in the Application on file with the State must be submitted to the State for approval. Any modification or alteration in the Project must also comply with all current laws and regulations, including but not limited to CEQA.

13. Grantee shall provide for public access to the Project in accordance with the intent of the Act.

14. Grantee shall promptly provide photographs of the site during and after implementation of Project at the request of the State.

C. Progress Reports

1. Grantee shall submit Progress Reports on a quarterly basis, at minimum, during Project implementation.

2. Progress Reports must be received and up-to-date before Payment Requests will be processed for payment.

D. Project Costs

1. Any Grant Funds provided to Grantee under this Agreement will be disbursed for eligible costs, on a reimbursement basis, as follows, but shall not exceed in any event the amount set forth on the signature page of this Agreement:

   a. Up to ten percent (10%) of the reimbursement amount will be held back as a retention and issued as a final payment upon completion of the Project.

   b. Remaining Grant Funds shall be paid up to the total amount of the Grant Funds or the actual Project cost, whichever is less, upon completion of the Project, receipt of a detailed summary of Project costs from the Grantee found to be satisfactory by the State, and the satisfactory completion of a site inspection by the State.

2. Indirect and overhead costs shall not exceed 10% of the Grant Amount.

3. Except as otherwise provided herein, the Grantee shall expend Grant Funds in the manner described in the Project Budget approved by the State. The dollar amount of an item in the Project Budget may be increased by up to ten percent (10%) through reallocation of funds from another item or items, without approval by the State; however, the Grantee shall notify the State in writing when any such reallocation is made and shall identify both the item(s) being increased and those being decreased. Any increase or decrease of more than ten percent (10%) in the

amount of an item must be approved in writing by the State. In any event, the total amount of the Grant Funds may not be increased, nor may any adjustments exceed the limits for preliminary costs as described in the program's Grant Guidelines.

4. Grant funds in this award have a limited period in which they must be expended. All Grantee expenditures must occur during the Performance Period of the Contract and must be submitted for reimbursement within ninety (90) days of the Performance Period expiration date.

E. Payment Documentation:

1. All payment requests must be submitted using a completed Payment Request Form, attached as Exhibit C. This form must be accompanied by a cost table based on the line-item project Budget, an itemized list of all expenditures that clearly documents the check numbers, dates, recipients, employee pay rates and rate sheets, line-item description as described in the Project Budget approved by the State and amounts. Each payment request must also include proof of payment such as receipts, paid invoices, canceled checks or other forms of documentation demonstrating payment has been made.

2. Each payment request must be accompanied by a Progress Report which for the same time period as the work cited in the payment request.

3. Any payment request that is submitted without the required itemization and documentation will not be authorized. If the payment request package is incomplete, inadequate or inaccurate, the State will inform the Grantee and hold the payment request until all required information is received or corrected. Any penalties imposed on the Grantee by a contractor, or other consequence, because of delays in payment will be paid by the Grantee and is not reimbursable under this Agreement.

4. Any overpayment of the Grant Amount in excess of final project costs shall be returned to the State within 60 days of completion of the Project or the end of the Project Performance Period as shown on the signature page, whichever is earlier.

F. Project Administration

1. Grantee shall promptly submit written Project reports, deliverables and/or photographs upon request by the State. In any event Grantee shall provide the State a report showing total final Project expenditures with the final payment request and required closing documents.

2. Grantee agrees to provide all technical and administrative services as needed for Contract completion; monitor and review all work performed; and coordinate budgeting and scheduling to assure that the Contract is completed within budget, on schedule, and in accordance with approved procedures, applicable laws, and regulations.

3. Grantee ensures that the Contract requirements are met through regular communication with the State and progress reports. The State reserves the right to require reports more frequently than on a quarterly basis, if necessary, but no more than once a month.

   a. The progress reports shall describe activities undertaken and accomplishments of each task during the quarter, milestones achieved, and any problems encountered in the performance of the work under this Contract. The description of activities and accomplishments of each task shall be in sufficient detail to provide a basis for payment of invoices. Progress reports should directly address tasks, timelines, deliverables, milestones, and associated costs scheduled in the Plan referencing deliverables in Exhibit A.

   b. The accompanying expenditure report should reflect tasks and deliverables in the quarterly progress report, including the projected costs associated with completion of remaining tasks.

The sum of all quarterly expenditure projection reports should equal that of the approved Grant Amount. If at any point the Grantee exceeds the budgeted amount for completion of a task, it will be the Grantee's responsibility to notify the State and document steps taken to resolve the variance.

4. Disclosure Requirements - include the following disclosure statement in any document, written report, or brochure prepared in whole or in part pursuant to this Contract:

   "Funding for this project has been provided in full or in part through a Contract with the Baldwin Hills and Urban Watersheds Conservancy (BHUWC) pursuant to the California Clean Water, Clean Air, Safe Neighborhood Parks, and Coastal Protection Act of 2002 Grant Funds. The contents of this document do not necessarily reflect the views and policies of the BHUWC, nor does mention of trade names or commercial products constitute endorsement or recommendation of use."

5. Grantee shall use its best efforts to notify the State at least ten (10) working days prior to any public or media event publicizing the accomplishments and/or results of this Contract and provide the opportunity for attendance and participation by BHC representatives.

6. Grantee must document steps taken in soliciting and awarding any first-tier subcontracts and submit them to the State for review and document all subcontractor activities in quarterly reports.

7. At the completion of this Project the Grantee Project Representative shall fill out and provide a project certification form to the State, attached as Exhibit D.

8. Grantee shall make property and facilities acquired or developed pursuant to this Agreement available for inspection upon request by the State.

9. Grantee shall use any income earned by the Grantee from use of the Project to further Project purposes, or, if approved by the State, for related purposes within the jurisdiction.

10. Grantee shall submit all documentation for Project completion, including a notice of completion as applicable and final reimbursement within ninety (90) days of Project completion, but in no event, any later than **June 30, 2027**.

11. Final payment is contingent upon State verification that Project is consistent with Project Scope as described in Exhibit A, together with any State approved amendments.

12. This Agreement may be amended by mutual agreement in writing between Grantee and State. Any request by the Grantee for amendments must be in writing stating the amendment request and reason for the request. The Grantee shall make requests in a timely manner and in no event less than thirty (30) days before the effective date of the proposed amendment.

13. Grantee must document expenditures and account for all sources of other funds for the Project for review by the State.

14. Grantee indirect costs shall not exceed 10% of the project budget

G. Project Termination

1. Prior to the completion of Project construction, either party may terminate this Agreement by providing the other party with thirty (30) days' written notice of such termination.

2. If the State terminates without cause the Agreement prior to the end of the Project Performance Period, the Grantee shall take all reasonable measures to prevent further costs to the State under this Agreement. The State shall be responsible for any reasonable and non-cancelable

obligations incurred by the Grantee in the performance of the Agreement prior to the date of the notice to terminate, but only up to the undisbursed balance of funding authorized in this Agreement.

3. If the Grantee fails to complete the Project in accordance with this Agreement, or fails to fulfill any other obligations of this Agreement prior to the termination date, the Grantee may be held liable in accordance with relevant laws. The State may, at its sole discretion, consider extenuating circumstances and not require repayment for work partially completed provided that the State determines it is in the State's best interest to do so. This paragraph shall not be deemed to limit any other remedies available to the State for breach of this Agreement.

4. Failure by the Grantee to comply with the terms of this Agreement or any other Agreement under the Act shall be cause for suspension of all obligations of the State hereunder.

5. Failure of the Grantee to comply with the terms of this Agreement shall not be cause for suspending all obligations of the State hereunder if, in the judgment of the State, such failure was due to no fault of the Grantee. At the discretion of the State, any amount required to settle at minimum cost any irrevocable obligations properly incurred shall be eligible for reimbursement under this Agreement.

6. Final payment may not be made until the Project conforms substantially to this Contract as determined by the State.

H. Contingencies

1. Both parties agree that any contingency costs that are eligible for reimbursement shall be shared equally between the State and the Grantee until all State Grant Funds have been exhausted.

I. Loss of Grant Amount

1. The following actions may result in (1) the loss of all the Grant Amount allocated to Grantee that has not been disbursed or has been disbursed but has not yet been spent for project purposes, or, (2) if a balance exists after Grant Funds have been disbursed and spent for project purposes, the following actions may require Grantee to return to State all remaining Grant Amount:

   a. A Grantee fails to return a signed Contract with the State within 60 days of receipt of the Contract.

   b. A Grantee fails to produce a Work Plan for approval by the State within 90 days of signing a Contract with the State.

   c. A Grantee fails to produce a Work Plan that is consistent with the Climate Resilience, Wildfire Prevention, Community Access and Natural Resources Protection Fund of 2021-2022 and the intent of State's objectives as stated in authorizing statute (Public Resources Code, Sections 79730-79738).

   d. A Grantee fails to complete the Project.

J. Hold Harmless

1. Grantee shall waive all claims and recourses against the State, including the right to contribution for loss or damage to persons or property arising from, growing out of or in any way connected with or incident to this Agreement, except claims arising from the gross negligence of State, its officers, agents and employees.

2. Grantee shall indemnify, hold harmless and defend State, its officers, agents and employees in perpetuity against any and all claims, demands, damages, costs, expenses or liability costs arising out of the Project, including Development and construction of the property described in the Project description which claims, demands or causes of action arise under Government Code Section 895.2 or otherwise, including but not limited to items to which the Grantee has certified, except for liability arising out of the gross negligence of State, its officers, agents or employees. Notwithstanding the foregoing, the Grantee or its authorized managing agency of the Project site shall assume full responsibility for the operation and maintenance of the Project upon certification of the completion of construction by the State. Grantee acknowledges that it is solely responsible for compliance with items to which it has certified.

3. Grantee and State agree that in the event of judgment entered against the State and Grantee because of the gross negligence of the State and Grantee, their officers, agents or employees, an apportionment of liability to pay such judgment shall be made by a court of competent jurisdiction. Neither party shall request a jury apportionment.

K. Financial Records

1. Grantee shall maintain satisfactory financial accounts, documents and records for the Project and to make them available to the State for auditing at reasonable times. Grantee shall also retain such financial accounts, documents and records for three (3) years after final payment and one (1) year following an audit.

2. Grantee agrees that during regular office hours, the State and its duly authorized representatives shall have the right to inspect and make copies of any books, records or reports of the Grantee pertaining to this Agreement, other matching funds, or matters related thereto. Grantee shall maintain and make available for inspection by the State accurate records of all of its costs, disbursements and receipts with respect to its activities under this Agreement.

3. Grantee shall use applicable Generally Accepted Accounting Principles, unless otherwise agreed to by the State.

L. Audit

1. Projects are subject to audit by the State for three years following the final payment of Grant Amount. The purpose of this audit is to verify that project expenditures were properly documented. Grantees will be contacted at least 30 days in advance of an audit.

2. Audit will include all books, papers, accounts, documents, or other records of the Grantee, as they relate to the Project for which the State authorized Grant Amount. The Grantee shall have the Project records, including the source documents and cancelled warrants, readily available to the State.

3. The Grantee must also provide an employee having knowledge of the Project and the accounting procedure or system to assist the State's auditor. The Grantee shall provide a copy of any document, paper, record, or the like requested by the State.

4. All Project records must be retained for at least one year following an audit or final disputed audit findings.

N. Nondiscrimination

1. The Grantee shall not discriminate against any person on the basis of sex, race, color, ancestry, religious creed, national origin, physical disability (including HIV and AIDS), mental disability, medical condition (cancer), age (over 40), marital status, and denial of family care leave in the use of any property or facility acquired or developed pursuant to this Agreement.

2. The Grantee shall not discriminate against any person on the basis of residence except to the extent that reasonable difference in admission or other fees may be maintained on the basis of residence and pursuant to law.

3. The completed Project and all related facilities shall be open to members of the public generally, except as noted under the special provisions of this Agreement or under provisions of the Act.

O. Application Incorporation

The Grant Guidelines and the Application and any subsequent changes or additions to the Application approved in writing by the State are hereby incorporated by reference into this Agreement as though set forth in full in this Agreement.

P. Severability

If any provision of this Agreement or the application thereof is held invalid, that invalidity shall not affect other provisions or applications of this Agreement which can be given effect without the invalid provision or application, and to this end the provisions of this Agreement are severable.

Q. Amendments

Except as otherwise provided herein, no alteration or variation of the terms of this Contract shall be valid unless made in writing and signed by the parties hereto, and no oral understanding or agreement to be incorporated herein shall be binding on any of the parties hereto.

R. Waiver

No term or provision hereof will be considered waived by either party, and no breach excused by either party, unless such waiver or consent is in writing and signed on behalf of the party against whom the waiver is asserted. No consent by either party to, or waiver of, a breach by either party, whether expressed or implied, will constitute consent to, waiver of or excuse of any other, different or subsequent breach by either party.

S. Assignment

Except as expressly provided otherwise, this Agreement is not assignable by the Grantee either in whole or in part.

EXHIBIT A

Holly Park Bathroom Remodel Project
PROJECT SCOPE & DELIVERABLES

TASK NAME	Descriptions
1.0 Planning and design	1.1 Site Assessment & Existing Conditions
	1.1A Conduct a site survey to evaluate the current condition of the restroom facilities, including structural integrity, plumbing, and electrical systems.
	1.1B Assess existing accessibility features to identify necessary ADA compliance upgrades.
	1.1C Evaluate water usage efficiency and identify areas for improvement.
	1.1D Identify opportunities for integrating sustainable landscaping around the restroom.
Construction Solicitation	1.2 Design Development
	1.2A Create preliminary conceptual designs that enhance functionality, accessibility, and aesthetics.
	1.2B Select materials that are durable, low-maintenance, and environmentally friendly.
	1.2C Incorporate water-efficient fixtures such as low-flow toilets, urinals, and faucets.
	1.2D Plan for proper ventilation, lighting, and energy-efficient solutions.
1.0 Planning and design 2.0 Demo & Site Preparation	1.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.
	2.1 Pre-Demolition Planning & Permits
	2.1A Obtain necessary demolition permits and approvals from city agencies.
	2.1B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.
	2.1C Coordinate with utility providers to shut off or relocate water, sewer, and electrical connections as required.
	2.1D Establish safety protocols, including fencing, signage, and dust control measures to ensure public and worker safety.
	2.2 Demolition of Existing Restroom Facility

	2.2A Safely dismantle and remove restroom structures, including walls, roofing, plumbing, electrical fixtures, and foundations.
	2.2B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.
	2.2C Remove outdated or inefficient plumbing and electrical components to prepare for new sustainable installations.
	2.2D Plan for proper ventilation, lighting, and energy-efficient solutions.
2.0 Demo & Site Preparation	2.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.
3.0 Construction and ADA Compliance Work	2.3 Site Cleaning & Grading
	2.3A Remove debris and clear the site for new construction
	2.3B Conduct soil testing and compaction analysis to ensure a stable foundation for the remodel.
	2.3C Grade and level the site to align with the new design specifications and improve drainage.
	2.4 Environmental & Sustainability Considerations
	2.4A Implement erosion and dust control measures to prevent environmental impact.
	2.4B Protect existing trees, landscaping, and natural features surrounding the restroom area.
	3.1 Site Preparation & Demolition
	3.1A Clear and prepare the site for construction.
	3.1B Remove existing structures, fixtures, and any non-compliant elements.
	3.2 Structural & Infrastructure Upgrades

	3.2A Construct new or renovate existing facilities per approved design plans.
	3.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.
	3.2C Install durable and weather-resistant materials for long-term sustainability.
	3.3 ADA Compliance Implementation
	3.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails
	3.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.
3.0 Construction and ADA Compliance Work 4.0 Installation of Water Saving Features	3.3C Install tactile warning surfaces and proper signage for visually impaired individuals
	3.3D Adjust counter heights, seating, and amenities to meet universal accessibility standards.
	4.1 Assessment & Preparation
	4.1A Evaluate existing plumbing infrastructure and determine necessary modifications.
	4.1B Select and procure water-efficient fixtures, including low-flow toilets, urinals, and faucets that meet EPA Water Sense standards.
	4.1C Ensure compliance with local plumbing codes and ADA accessibility requirements.
	4.2 Fixture Installation
	4.2A Remove and properly dispose of outdated or non-compliant fixtures.
	4.2B Install new low-flow toilets and urinals to minimize water usage.
	4.2C Integrate touchless or metered faucets to control water flow and reduce waste.
	4.2D Ensure all fixtures are securely mounted and properly sealed to prevent leaks.
	4.3 System Testing & Adjustments

4.0 Installation of Water Saving Features 5.0 Plumbing and Electrical	4.3A Conduct pressure and functionality tests to verify proper operation.
	4.3B Adjust flow rates as needed to maximize water efficiency.
	4.3C Check for leaks and ensure all connections meet code requirements.
	4.4 ADA Compliance Considerations
	4.4A Ensure proper fixture heights, clearances, and handle accessibility for compliance with ADA guidelines.
	4.4B Install lever-style or touchless faucets for ease of use.
	5.1 Site Preparation & Demolition
	5.1A Clear and prepare the site for construction.
	5.1B Remove existing structures, fixtures, and any non-compliant elements.
	5.2 Structural & Infrastructure Upgrades:
	5.2A Construct new or renovate existing facilities per approved design plans.
	5.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.
	5.2C Install durable and weather-resistant materials for long-term sustainability.
	5.3 ADA Compliance Implementation
	5.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails
	5.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.
5.0 Plumbing and Electrical	5.3C Install tactile warning surfaces and proper signage for visually impaired individuals
6.0 ADA Accessories and Fixtures	6.1 ADA Accessories Installation
	6.1A Install grab bars in designated areas for ADA compliance
	6.1B Mount accessible soap dispensers, paper towel dispensers, and hand dryers

	6.1C Ensure ADA-compliant signage is installed, including braille and tactile lettering.
	6.1D Install accessible mirrors with the correct mounting height and tilt angle.
	6.1E Verify the placement of ADA-compliant door handles and locks.
	6.2 Final Fixtures and Finishes
	6.2A Install partitions and doors in restroom stalls, ensuring ADA stall dimensions are met.
	6.2B Apply final paint touch-ups and ensure smooth wall finishes.
	6.2C Verify proper sealing of countertops, sinks, and flooring for water resistance and durability.
6.0 ADA Accessories and Fixtures 7.0 Inspection and Project Management	6.2D Conduct a final walkthrough to inspect tile work, grout, and any necessary caulking.
	6.3 Quality Control & Compliance
	6.3A Ensure all installations meet ADA standards and California building codes.
	6.3B Conduct a final inspection to confirm functionality and accessibility of all features.
	6.3C Address any last-minute adjustments or minor fixes as needed before project completion
	7.1 Project Management & Oversight
	7.1A Coordinate with contractors and subcontractors to ensure work progresses on schedule.
	7.1B Monitor budget adherence and track project expenditures.
	7.1C Ensure proper documentation of progress, including photos and reports.
	7.2 Inspection Coordination
	7.2A Schedule and oversee all required inspections, including rough-in, plumbing, electrical, and final ADA compliance checks
	7.2B Ensure all installations meet city codes, health and safety regulations, and ADA standards.

	7.2C Work with inspectors to resolve any compliance issues or necessary corrections.
	7.3 Quality Control & Compliance
	7.3A Conduct a final walkthrough to verify the completion of all work according to approved plans.
7.0 Inspection and Project Management	7.3B Ensure finishing touches, including fixtures, signage, and accessibility features, are properly installed.
	7.3C Obtain final approvals and signoffs from city officials and inspectors.

Holly Park Bathroom Remodel Project **EXHIBIT A, Attachment 1**
PROJECT LOCATION

HOLLY PARK 2058 W 1201H ST. HAWTHORNE CA, 90250

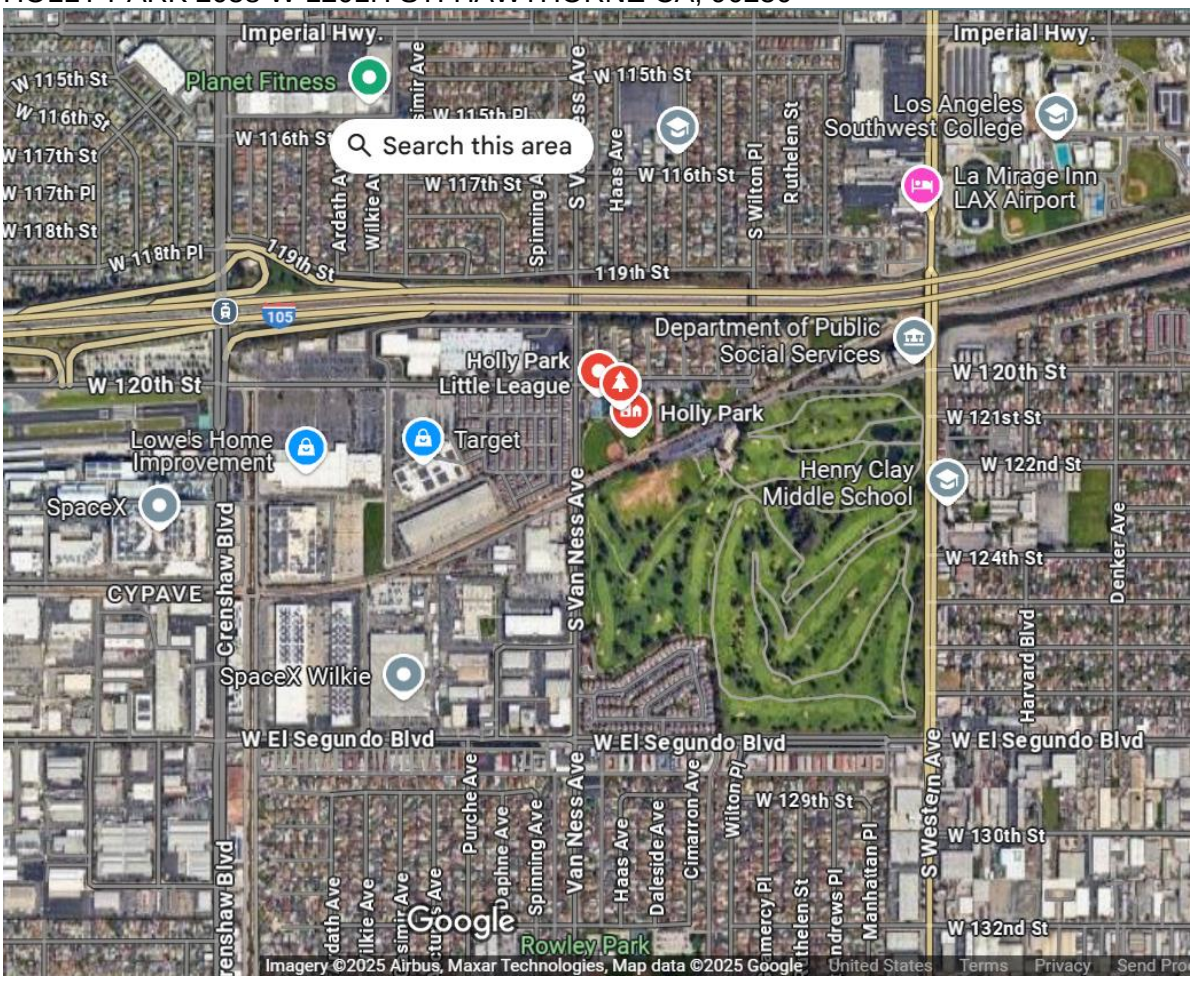


EXHIBIT A, Attachment 2

Holly Park Bathroom Remodel Project
PROJECT SCHEDULE

TASK NAME	Descriptions	START DATE	END DATE
Design Solicitation	Develop Design Solicitation RFP	3/1/2025	4/1/2025
	Evaluations of Proposals	4/1/2025	4/15/2025
	Selection and Board Approval	4/15/2025	5/1/2025
	Contract Award for Design	5/1/2025	5/15/2025
	Design of full set of Plans	5/15/2025	9/1/2025
Construction Solicitation	Develop Construction Solicitation Bid Package	9/1/2025	10/1/2025
	Evaluation of Bid proposal	10/1/2025	10/15/2025
	Selection and Board Approval	10/15/2025	11/1/2025
	Contract Award for Construction Bid	11/1/2025	11/15/2025
	Construction	11/15/2025	2/1/2027
1.0 Planning and design	1.1 Site Assessment & Existing Conditions	5/15/2025	11/15/2025
	1.1A Conduct a site survey to evaluate the current condition of the restroom facilities, including structural integrity, plumbing, and electrical systems.	5/15/2025	11/15/2025
	1.1B Assess existing accessibility features to identify necessary ADA compliance upgrades.	5/15/2025	11/15/2025
	1.1C Evaluate water usage efficiency and identify areas for improvement.	5/15/2025	11/15/2025
	1.1D Identify opportunities for integrating sustainable landscaping around the restroom.	5/15/2025	11/15/2025
	1.2 Design Development	5/15/2025	11/15/2025
	1.2A Create preliminary conceptual designs that enhance functionality, accessibility, and aesthetics.	5/15/2025	11/15/2025
	1.2B Select materials that are durable, low-maintenance, and environmentally friendly.	5/15/2025	11/15/2025

	1.2C Incorporate water-efficient fixtures such as low-flow toilets, urinals, and faucets.	5/15/2025	11/15/2025
	1.2D Plan for proper ventilation, lighting, and energy-efficient solutions.	5/15/2025	11/15/2025
	1.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.	5/15/2025	11/15/2025
2.0 Demo & Site Preparation	2.1 Pre-Demolition Planning & Permits	11/15/2025	2/1/2027
	2.1A Obtain necessary demolition permits and approvals from city agencies.	11/15/2025	2/1/2027
	2.1B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.	11/15/2025	2/1/2027
	2.1C Coordinate with utility providers to shut off or relocate water, sewer, and electrical connections as required.	11/15/2025	2/1/2027
	2.1D Establish safety protocols, including fencing, signage, and dust control measures to ensure public and worker safety.	11/15/2025	2/1/2027
	2.2 Demolition of Existing Restroom Facility	11/15/2025	2/1/2027
	2.2A Safely dismantle and remove restroom structures, including walls, roofing, plumbing, electrical fixtures, and foundations.	11/15/2025	2/1/2027
	2.2B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.	11/15/2025	2/1/2027
	2.2C Remove outdated or inefficient plumbing and electrical components to prepare for new sustainable installations.	11/15/2025	2/1/2027

	2.2D Plan for proper ventilation, lighting, and energy-efficient solutions.	11/15/2025	2/1/2027
	2.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.	11/15/2025	2/1/2027
	2.3 Site Cleaning & Grading	11/15/2025	2/1/2027
	2.3A Remove debris and clear the site for new construction	11/15/2025	2/1/2027
	2.3B Conduct soil testing and compaction analysis to ensure a stable foundation for the remodel.	11/15/2025	2/1/2027
	2.3C Grade and level the site to align with the new design specifications and improve drainage.	11/15/2025	2/1/2027
	2.4 Environmental & Sustainability Considerations	11/15/2025	2/1/2027
	2.4A Implement erosion and dust control measures to prevent environmental impact.	11/15/2025	2/1/2027
	2.4B Protect existing trees, landscaping, and natural features surrounding the restroom area.	11/15/2025	2/1/2027
3.0 Construction and ADA Compliance Work	3.1 Site Preparation & Demolition	11/15/2025	2/1/2027
	3.1A Clear and prepare the site for construction.	11/15/2025	2/1/2027
	3.1B Remove existing structures, fixtures, and any non-compliant elements.	11/15/2025	2/1/2027
	3.2 Structural & Infrastructure Upgrades	11/15/2025	2/1/2027
	3.2A Construct new or renovate existing facilities per approved design plans.	11/15/2025	2/1/2027
	3.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.	11/15/2025	2/1/2027
	3.2C Install durable and weather-resistant materials for long-term sustainability.	11/15/2025	2/1/2027

	3.3 ADA Compliance Implementation	11/15/2025	2/1/2027
	3.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails	11/15/2025	2/1/2027
	3.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.	11/15/2025	2/1/2027
	3.3C Install tactile warning surfaces and proper signage for visually impaired individuals	11/15/2025	2/1/2027
	3.3D Adjust counter heights, seating, and amenities to meet universal accessibility standards.	11/15/2025	2/1/2027
4.0 Installation of Water Saving Features	4.1 Assessment & Preparation	11/15/2025	2/1/2027
	4.1A Evaluate existing plumbing infrastructure and determine necessary modifications.	11/15/2025	2/1/2027
	4.1B Select and procure water-efficient fixtures, including low-flow toilets, urinals, and faucets that meet EPA Water Sense standards.	11/15/2025	2/1/2027
	4.1C Ensure compliance with local plumbing codes and ADA accessibility requirements.	11/15/2025	2/1/2027
	4.2 Fixture Installation	11/15/2025	2/1/2027
	4.2A Remove and properly dispose of outdated or non-compliant fixtures.	11/15/2025	2/1/2027
	4.2B Install new low-flow toilets and urinals to minimize water usage.	11/15/2025	2/1/2027
	4.2C Integrate touchless or metered faucets to control water flow and reduce waste.	11/15/2025	2/1/2027
	4.2D Ensure all fixtures are securely mounted and properly sealed to prevent leaks.	11/15/2025	2/1/2027
	4.3 System Testing & Adjustments	11/15/2025	2/1/2027

	4.3A Conduct pressure and functionality tests to verify proper operation.	11/15/2025	2/1/2027
	4.3B Adjust flow rates as needed to maximize water efficiency.	11/15/2025	2/1/2027
	4.3C Check for leaks and ensure all connections meet code requirements.	11/15/2025	2/1/2027
	4.4 ADA Compliance Considerations	11/15/2025	2/1/2027
	4.4A Ensure proper fixture heights, clearances, and handle accessibility for compliance with ADA guidelines.	11/15/2025	2/1/2027
	4.4B Install lever-style or touchless faucets for ease of use.	11/15/2025	2/1/2027
5.0 Plumbing and Electrical	5.1 Site Preparation & Demolition	11/15/2025	2/1/2027
	5.1A Clear and prepare the site for construction.	11/15/2025	2/1/2027
	5.1B Remove existing structures, fixtures, and any non-compliant elements.	11/15/2025	2/1/2027
	5.2 Structural & Infrastructure Upgrades:	11/15/2025	2/1/2027
	5.2A Construct new or renovate existing facilities per approved design plans.	11/15/2025	2/1/2027
	5.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.	11/15/2025	2/1/2027
	5.2C Install durable and weather-resistant materials for long-term sustainability.	11/15/2025	2/1/2027
	5.3 ADA Compliance Implementation	11/15/2025	2/1/2027
	5.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails	11/15/2025	2/1/2027
	5.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.	11/15/2025	2/1/2027

	5.3C Install tactile warning surfaces and proper signage for visually impaired individuals	11/15/2025	2/1/2027
6.0 ADA Accessories and Fixtures	6.1 ADA Accessories Installation	11/15/2025	2/1/2027
	6.1A Install grab bars in designated areas for ADA compliance	11/15/2025	2/1/2027
	6.1B Mount accessible soap dispensers, paper towel dispensers, and hand dryers	11/15/2025	2/1/2027
	6.1C Ensure ADA-compliant signage is installed, including braille and tactile lettering.	11/15/2025	2/1/2027
	6.1D Install accessible mirrors with the correct mounting height and tilt angle.	11/15/2025	2/1/2027
	6.1E Verify the placement of ADA-compliant door handles and locks.	11/15/2025	2/1/2027
	6.2 Final Fixtures and Finishes	11/15/2025	2/1/2027
	6.2A Install partitions and doors in restroom stalls, ensuring ADA stall dimensions are met.	11/15/2025	2/1/2027
	6.2B Apply final paint touch-ups and ensure smooth wall finishes.	11/15/2025	2/1/2027
	6.2C Verify proper sealing of countertops, sinks, and flooring for water resistance and durability.	11/15/2025	2/1/2027
	6.2D Conduct a final walkthrough to inspect tile work, grout, and any necessary caulking.	11/15/2025	2/1/2027
	6.3 Quality Control & Compliance	11/15/2025	2/1/2027
	6.3A Ensure all installations meet ADA standards and California building codes.	11/15/2025	2/1/2027
	6.3B Conduct a final inspection to confirm functionality and accessibility of all features.	11/15/2025	2/1/2027
	6.3C Address any last-minute adjustments or minor fixes as needed before project completion	11/15/2025	2/1/2027

7.0 Inspection and Project Management	7.1 Project Management & Oversight	11/15/2025	2/1/2027
	7.1A Coordinate with contractors and subcontractors to ensure work progresses on schedule.	11/15/2025	2/1/2027
	7.1B Monitor budget adherence and track project expenditures.	11/15/2025	2/1/2027
	7.1C Ensure proper documentation of progress, including photos and reports.	11/15/2025	2/1/2027
	7.2 Inspection Coordination	11/15/2025	2/1/2027
	7.2A Schedule and oversee all required inspections, including rough-in, plumbing, electrical, and final ADA compliance checks	11/15/2025	2/1/2027
	7.2B Ensure all installations meet city codes, health and safety regulations, and ADA standards.	11/15/2025	2/1/2027
	7.2C Work with inspectors to resolve any compliance issues or necessary corrections.	11/15/2025	2/1/2027
	7.3 Quality Control & Compliance	11/15/2025	2/1/2027
	7.3A Conduct a final walkthrough to verify the completion of all work according to approved plans.	11/15/2025	2/1/2027
	7.3B Ensure finishing touches, including fixtures, signage, and accessibility features, are properly installed.	11/15/2025	2/1/2027
	7.3C Obtain final approvals and signoffs from city officials and inspectors.	11/15/2025	2/1/2027
	Project Close-Out - Submit Final reports & Invoices.	2/2/2027	3/31/2027

EXHIBIT B

Holly Park Bathroom Remodel Project
PROJECT BUDGET

	HOLLY PARK BATHROOM REMODEL PROJECT				
TASK NO.	**TASK NAME**	**Task Details/Desciptions**	**BHUWC P40 BUDGET**	**HAWTHORNE MATCHING FUNDS**	**TOTAL PROJECT BUDGET**
0	Design Solicitation	Develop Design Soliticitation RFP	$0	$0	$0
		Evaluations of Propsers	$0	$0	$0
		Selection and Board Approval	$0	$0	$0
		Contract Award for Design	$0	$0	$0
		Design of full set of Plans	$0	$0	$0
	Construction Solicitation	Develop Construction Solicitation Bid Package	$0	$0	$0
		Evaluation of Bid proposal	$0	$0	$0
		Selection and Board Approval	$0	$0	$0
		Contract Award for Construction Bid	$0	$0	$0
		Construction	$0	$0	$0
1	Planning and design	**1.1 Site Assessment & Existing Conditions**			
		1.1A Conduct a site survey to evaluate the current condition of the restroom facilities, including structural integrity, plumbing, and electrical systems.	$5,200	$1,222	$6,422.00
		1.1B Assess existing accessibility features to identify necessary ADA compliance upgrades.	$5,200	$1,222	$6,422.00
		1.1C Evaluate water usage efficiency and identify areas for improvement.	$5,200	$1,222	$6,422.00
		1.1D Identify opportunities for integrating sustainable landscaping around the restroom.	$5,200	$1,222	$6,422.00
		1.2 Design Development			
		1.2A Create preliminary conceptual designs that enhance functionality, accessibility, and aesthetics.	$5,200	$1,222	$6,422.00
		1.2B Select materials that are durable, low-maintenance, and environmentally friendly.	$5,200	$1,222	$6,422.00
		1.2C Incorporate water-efficient fixtures such as low-flow toilets, urinals, and faucets.	$5,200	$1,222	$6,422.00
		1.2D Plan for proper ventilation, lighting, and energy-efficient solutions.	$5,200	$1,222	$6,422.00
		1.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.	$5,200	$1,222	$6,422.00
		SECTION 1 SUBTOTAL	**$46,800**	**$10,998**	

		2.1 Pre-Demolition Planning & Permits			
		2.1A Obtain necessary demolition permits and approvals from city agencies.	$5,000	$1,500	$6,500.00
		2.1B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.d.	$5,000	$1,500	$6,500.00
		2.1C Coordinate with utility providers to shut off or relocate water, sewer, and electrical connections as required.	$7,500	$1,500	$9,000.00
		2.1D Establish safety protocols, including fencing, signage, and dust control measures to ensure public and worker safety.	$7,500	$1,500	$9,000.00
		2.2 Demolition of Existing Restroom Facility			
2	**Demo & Site Preparation**	2.2A Safely dismantle and remove restroom structures, including walls, roofing, plumbing, electrical fixtures, and foundations.	$7,500	$1,500	$9,000.00
		2.2B Separate and sort demolition materials for proper disposal or recycling in accordance with city and state waste management regulations.	$7,500	$2,500	$10,000.00
		2.2C Remove outdated or inefficient plumbing and electrical components to prepare for new sustainable installations.	$7,500	$2,500	$10,000.00
		2.2D Plan for proper ventilation, lighting, and energy-efficient solutions.	$8,888	$6,888	$15,776
		2.2E Develop a landscaping plan with native, drought-resistant plants to complement the restroom's surroundings.	$8,888	$8,888	$17,776
		2.3 Site Cleaning & Grading			
		2.3A Remove debris and clear the site for new construction	$7,500	$2,500	$10,000.00
		2.3B Conduct soil testing and compaction analysis to ensure a stable foundation for the remodel.	$7,500	$2,500	$10,000.00
		2.3C Grade and level the site to align with the new design specifications and improve drainage.	$7,500	$2,500	$10,000.00
		2.4 Environmental & Sustainability Considerations			
		2.4A Implement erosion and dust control measures to prevent environmental impact.	$7,500	$2,500	$10,000.00
		2.4B Protect existing trees, landscaping, and natural features surrounding the restroom area.	$7,500	$2,500	$10,000.00
		SECTION 2 SUBTOTAL	**$102,776**	**$40,776**	
3	**Construction and ADA Compliance Work**	**3.1 Site Preparation & Demolition**			
		3.1A Clear and prepare the site for construction.	$32,500	$9,833	$42,333.00
		3.1B Remove existing structures, fixtures, and any non-compliant elements.	$32,500	$10,833	$43,333.00
		3.2 Structural & Infrastructure Upgrades			
		3.2A Construct new or renovate existing facilities per approved design plans.	$32,500	$10,833	$43,333.00
		3.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.	$32,500	$10,833	$43,333.00
		3.2C Install durable and weather-resistant materials for long-term sustainability..	$32,500	$10,833	$43,333.00
		3.3 ADA Compliance Implementation			
		3.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails	$32,500	$10,833	$43,333.00
		3.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.	$32,500	$10,833	$43,333.00
		3.3C Install tactile warning surfaces and proper signage for visually impaired individuals	$32,500	$10,833	$43,333.00
		3.3D Adjust counter heights, seating, and amenities to meet universal accessibility standards.	$32,500	$10,833	$43,333.00

		SECTION 3 SUBTOTAL	**$292,498**	**$96,499**	
4	**Installation of Water Saving Features**	**4.1 Assessment & Preparation**			
		4.1A Evaluate existing plumbing infrastructure and determine necessary modifications.	$7,812	$2,604	$10,416.00
		4.1B Select and procure water-efficient fixtures, including low-flow toilets, urinals, and faucets that meet EPA WaterSense standards.	$7,812	$2,604	$10,416.00
		4.1C Ensure compliance with local plumbing codes and ADA accessibility requirements.	$7,812	$2,604	$10,416.00
		4.2 Fixture Installation			
		4.2A Remove and properly dispose of outdated or non-compliant fixtures.	$7,812	$2,604	$10,416.00
		4.2B Install new low-flow toilets and urinals to minimize water usage.	$7,812	$2,604	$10,416.00
		4.2C Integrate touchless or metered faucets to control water flow and reduce waste.	$7,812	$2,604	$10,416.00
		4.2D Ensure all fixtures are securely mounted and properly sealed to prevent leaks.	$7,812	$2,604	$10,416.00
		4.3 System Testing & Adjustments			
		4.3A Conduct pressure and functionality tests to verify proper operation.	$7,812	$2,604	$10,416.00
		4.3B Adjust flow rates as needed to maximize water efficiency.	$7,812	$2,604	$10,416.00
		4.3C Check for leaks and ensure all connections meet code requirements.	$7,812	$2,604	$10,416.00
		4.4 ADA Compliance Considerations			
		4.4A Ensure proper fixture heights, clearances, and handle accessibility for compliance with ADA guidelines.	$7,812	$2,604	$10,416.00
		4.4B Install lever-style or touchless faucets for ease of use.	$7,812	$2,604	$10,416.00
		SECTION 4 SUBTOTAL	**$93,744**	**$31,248**	
5	**Plumbing and Electrical**	**5.1 Site Preparation & Demolition**			
		5.1A Clear and prepare the site for construction.	$12,188	$4,063	$16,250.00
		5.1B Remove existing structures, fixtures, and any non-compliant elements.	$12,188	$4,063	$16,250.00
		5.2 Structural & Infrastructure Upgrades:			
		5.2A Construct new or renovate existing facilities per approved design plans.	$12,188	$4,063	$16,250.00
		5.2B Upgrade plumbing, electrical, and HVAC systems to meet modern efficiency standards.	$12,188	$4,063	$16,250.00
		5.2C Install durable and weather-resistant materials for long-term sustainability.	$12,188	$4,063	$16,250.00
		5.3 ADA Compliance Implementation			
		5.3A Construct or modify pathways, ramps, and entryways with proper slopes and handrails	$12,188	$4,063	$16,250.00
		5.3B Ensure doorways, restrooms, and common areas meet ADA size and accessibility requirements.	$12,188	$4,063	$16,250.00
		5.3C Install tactile warning surfaces and proper signage for visually impaired individuals	$12,188	$4,063	$16,250.00

		SECTION 5 SUBTOTAL	**$97,500**	**$32,500**	
6	**ADA Accessories and Fixtures**	**6.1 ADA Accessories Installation**			
		6.1A Install grab bars in designated areas for ADA compliance	$6,250	$2,083	$8,333.00
		6.1B Mount accessible soap dispensers, paper towel dispensers, and hand dryers	$6,250	$2,083	$8,333.00
		6.1C Ensure ADA-compliant signage is installed, including braille and tactile lettering.	$6,250	$2,083	$8,333.00
		6.1D Install accessible mirrors with the correct mounting height and tilt angle.	$6,250	$2,083	$8,333.00
		6.1E Verify the placement of ADA-compliant door handles and locks.	$6,250	$2,083	$8,333.00
		6.2 Final Fixtures and Finishes			
		6.2A Install partitions and doors in restroom stalls, ensuring ADA stall dimensions are met.	$6,250	$2,083	$8,333.00
		6.2B Apply final paint touch-ups and ensure smooth wall finishes.	$6,250	$2,083	$8,333.00
		6.2C Verify proper sealing of countertops, sinks, and flooring for water resistance and durability.	$6,250	$2,083	$8,333.00
		6.2D Conduct a final walkthrough to inspect tile work, grout, and any necessary caulking.	$6,250	$2,083	$8,333.00
		6.3 Quality Control & Compliance			
		6.3A Ensure all installations meet ADA standards and California building codes.	$6,250	$2,083	$8,333.00
		6.3B Conduct a final inspection to confirm functionality and accessibility of all features.	$6,250	$2,083	$8,333.00
		6.3C Address any last-minute adjustments or minor fixes as needed before project completion	$6,250	$2,083	$8,333.00
		SECTION 6 SUBTOTAL	**$74,997**	**$24,999**	
7	**Inspection and Project Management**	**7.1 Project Management & Oversight**			
		7.1A Coordinate with contractors and subcontractors to ensure work progresses on schedule.	$4,583	$1,528	$6,111.00
		7.1B Monitor budget adherence and track project expenditures.	$4,583	$1,528	$6,111.00
		7.1C Ensure proper documentation of progress, including photos and reports.	$4,583	$1,528	$6,111.00
		7.2 Inspection Coordination			
		7.2A Schedule and oversee all required inspections, including rough-in, plumbing, electrical, and final ADA compliance checks	$4,583	$1,528	$6,111.00
		7.2B Ensure all installations meet city codes, health and safety regulations, and ADA standards.	$4,583	$1,528	$6,111.00
		7.2C Work with inspectors to resolve any compliance issues or necessary corrections.	$4,583	$1,528	$6,111.00
		7.3 Quality Control & Compliance			
		7.3A Conduct a final walkthrough to verify the completion of all work according to approved plans.	$4,583	$1,286	$5,869.00
		7.3B Ensure finishing touches, including fixtures, signage, and accessibility features, are properly installed.	$4,583	$1,528	$6,111.00
		7.3C Obtain final approvals and sign-offs from city officials and inspectors.	$5,019	$1,000	$6,019.00

		SECTION 7 SUBTOTAL	**$41,685**	**$12,980**	
6		Project Close-Out - Submit Final reports & Invoices.			
		PROJECT TOTALS	**$750,000**	**$250,000**	**$1,000,000.00**

EXHIBIT B, Attachment 1

ELIGIBLE COSTS

COSTS EXPLANATION EXAMPLES
(All eligible costs must be supported by appropriate documentation.)

Personnel or Employee Services
- Must be computed according to the Grantee's prevailing wage or salary scales
- Must be computed on actual time spent on Project
- Must not exceed the Grantee's established rates for similar positions
- Wages and benefits
- Work performed by another section/department in agency

Consultant Services
- Costs paid to consultants necessary for the Project
- Consultants must be paid in compliance with the Grantee's customary method and rate
- No consultant fee shall be paid to the Grantee's own employees without prior approval
- Costs paid to consultants necessary for the Project

Planning Costs
- Include planning, plan documentation, designs, appraisals and negotiations, permit costs, consultant costs
- CEQA compliance
- Construction plans
- Master Plans

Personnel or Employee Services
- Must be computed according to the Grantee's prevailing wage or salary scales
- Must be computed on actual time spent on Project
- Must not exceed the Grantee's established rates for similar positions
- Wages and benefits
- Work performed by another section/department in agency

Consultant Services
- Costs paid to consultants necessary for the Project
- Consultants must be paid in compliance with the Grantee's customary method and rate
- No consultant fee shall be paid to the Grantee's own employees without prior approval
- Costs paid to consultants necessary for the Project

Miscellaneous
- Other Project-related costs
- Communications expenses
- Signs/Interpretive aids/Displays
- Travel costs are only to be reimbursed at the current State Rate(s) for travel.

EXHIBIT B, Attachment 2

INELIGIBLE COSTS

INELIGIBLE COSTS EXPLANATION EXAMPLES
(The following is a non-exclusive list of ineligible project costs.)

Operations and Maintenance Costs
- Costs necessary for the short or long-term operation and maintenance of property or facilities once the property has been acquired or the facility or area has been restored, rehabilitated, or developed

Non-fixed Equipment
- Equipment that is not permanently fixed to the project facility or used for construction

Mitigation Costs
- Costs associated with exclusively fulfilling mitigation requirements for this or other projects

Ceremonial or Publicity Expenses
- Funds may not be used for ceremonies, parties, or other publicity expenses (except for required signage)

Ineligible Travel
- Travel costs not directly associated with the project
- Travel claimed when no work time was claimed for the same period

Lobbying/Fundraising
- Costs associated with grant application preparation, for this grant or for others associated with this or any other project
- Costs associated with lobbying legislature or other bodies for funds for this or any other project

Contract Cost Overruns
- Unapproved contract costs overruns exceeding the allowable amount as per contract budget specification

EXHIBIT C - Payment Request Form

State of California – The Resources Agency

BALDWIN HILLS CONSERVANCY

N/A — **BHC2503**
1. PROJECT NUMBER — 2. CONTRACT NUMBER

City of Hawthorne
3. GRANTEE

Holly Park Bathroom Remodel Project
4. PROJECT TITLE

☐ Advance ☐ Reimbursement ☐ Final | **INVOICE #**

5. TYPE OF PAYMENT

6. PAYMENT INFORMATION
(ROUND ALL FIGURES TO THE NEAREST DOLLAR)

A.	Total Grant Amount	$ 750,000
B.	Funds Billed to Date	$
C.	Available (A. minus B.)	$
D.	Amount of This Request	$
E.	Remaining Funds after This Payment (C. minus D.)	$

7. SEND WARRANT TO:

ATTENTION:
GRANTEE NAME

STREET ADDRESS

CITY/STATE/ZIP CODE

8. SIGNATURE OF AUTHORIZED PERSON — TITLE — DATE

FOR BALDWIN HILLS CONSERVANCY ONLY

BHUWC Executive Officer
PAYMENT APPROVAL SIGNATURE — DATE

EXHIBIT C

PAYMENT INSTRUCTIONS

The following instructions are keyed to corresponding items on the Payment Request Form:

1. PROJECT NUMBER -- The number assigned by the State to this project.
2. CONTRACT NUMBER -- As shown in Certification of Funding section of the project contract.
3. GRANTEE -- GRANTEE name as shown on the project contract.
4. PROJECT TITLE -- Title of project for which payment is requested.
5. TYPE OF PAYMENT -- Check appropriate box.
6. PAYMENT INFORMATION
    (a) Grant Project Amount -- The amount of state grant funds allocated to this project.
    (b) Funds Billed to Date -- Total amount already billed for this project.
    (c) Available -- (a. minus b.)
    (d) Amount of This Payment Request -- Amount that is being requested.
    (e) Remaining Funds After This Payment -- (c. minus d.)
7. SEND WARRANT TO – Grantee name, address and contact person.
8. SIGNATURE OF AUTHORIZED REPRESENTATIVE.

EXHIBIT D

Holly Park Bathroom Remodel Project
PROJECT CERTIFICATION FORM

GRANTEE: **City of Hawthorne** PROJECT NUMBER: **BHC2510**

GRANTEE CONTACT FOR AUDIT PURPOSES NAME: _____

ADDRESS: _____

PHONE: _____ EMAIL: _____

PROJECT DESCRIPTION – list facilities developed and/or property acquired (use additional pages if necessary):

LIST OTHER FUNDS ON PROJECT (SOURCES AND **ACTUAL** AMOUNTS) (use additional pages if necessary):

INTEREST EARNED ON ADVANCE GRANT FUNDS: $ _____

HAS NOTICE OF COMPLETION BEEN FILED? YES _____ NO _____
IF NO, PLEASE EXPLAIN:

CERTIFICATION:

I hereby certify that all grant funds were expended on the above-named project(s) and that the project(s) is complete and we have made final payment for all work done.

Grantee Authorized Representative (signature) Date

AGENDA ITEM NO. 20.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
Agreement With Telehealth Van, LLC., To Provide Virtual Telehealth Resources And Family Support For Low Income and Unhoused Residents.

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Agreement with Telehealth Van, LLC.

DISCUSSION:
The subject agreement with Telehealth Van, LLC., (Telehealth) would offer the city residents with virtual medical and mental health resources. Telehealth had been operating in the city to assist those who were unhoused or low income during the pandemic, which was federally funded. The Council directed the staff to continue the program with a funding cap of $100,000 for the year with the revenues generated from the city's cannabis program. The agreement provides for two telehealth vans, two days per week at the price of $768 per each van with a cap of $100,000.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
N/A

FISCAL IMPACT:
Impact of $100,000 from General Fund.

NOTICING PROCEDURE:
72 hours posted notice pursuant to Ralph M. Brown Act.

ATTACHMENTS
Telehealth Agreement
Exhibit A - Scope of Work

AGREEMENT BETWEEN THE CITY OF HAWTHORNE AND TELEHEALTH VAN, LLC TO PROVIDE VIRTUAL TELE-HEALTH RESOURCES AND FAMILY SUPPORT FOR LOW INCOME AND UNHOUSED RESIDENTS

THIS AGREEMENT is made and effective as of July 1, 2025, between the City of Hawthorne ("City") and TeleHealth Van , LLC ("Provider"). In consideration of the mutual covenants and conditions set forth herein, the parties agree as follows:

1. TERM

This Agreement shall commence on July 1, 2025 for the duration of One Year and shall terminate on June 30, 2026 unless extended by written mutual agreement of both City and Provider.

2. SERVICES

Provider shall perform the tasks described and set forth in Exhibit A, attached hereto and incorporated herein as though set forth in full.

3. PERFORMANCE

Provider shall at all times faithfully, competently and to the best of its ability, experience, and talent, perform all tasks described herein. Provider shall employ, at a minimum, generally accepted standards and practices utilized by persons engaged in providing similar services as are required of Provider hereunder in meeting its obligations under this Agreement.

4. CITY MANAGEMENT

The City Manager or his/her designee shall represent City in all matters pertaining to the administration of this Agreement, review and approval of all services performed by Provider.

5. COMPENSATION

(a) City agrees to pay Provider $768 per each telehealth van that Provider delivers City with the 5G-enabled service vans in accordance with the payment rates and terms as set forth in Exhibit A, attached hereto and incorporated herein by this reference as though set forth in full.
(b) Provider shall not be compensated for any services rendered in connection with its performance of this Agreement which are in addition those set forth herein, unless such additional services are authorized in advance and in writing by the City Manager or his/her designee. Provider shall be compensated for any additional services in the amounts and in the manner as agreed to by the City Manager or his/her designee and Provider at the time City's written authorization is given to Provider for the performance of said services.
(c) Provider will submit invoices for actual services performed on a monthly basis. Payment shall be made within thirty (30) days of receipt of each invoice as to all non-disputed fees. If City

disputes any of Provider's fees it shall give a written notice to Provider within fifteen (15) days of receipt of an invoice of any disputed fees set forth on the invoice.
(d) The total compensation paid to Provider shall not exceed One Hundred Thousand Dollars ($100,000).

6. SUSPENSION OR TERMINATION OF AGREEMENT WITHOUT CAUSE

(a) City may at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any potion hereof, by serving upon Provider thirty (30) days prior written notice. Upon receipt of said notice, Provider shall immediately cease all work under this Agreement, unless the notice provides otherwise. If City suspends or terminates a portion of this Agreement such suspension or termination shall not make void or invalidates the remainder of this Agreement.
(b) In the event this Agreement is terminated pursuant to this Section, City shall pay to Provider the actual value of the work performed up to the time of termination. Upon termination of the Agreement pursuant to this Section, Provider shall submit within ten (10) days after receipt of the termination notice its invoice to City.
(c) Provider may terminate this Agreement at any time, for any reason, with or without cause, suspend or terminate this Agreement, or any potion hereof, by serving upon City thirty (30) days prior written notice. Upon receipt of said notice, City will pay Provider for all services performed up to and including the effective date of termination.

7. DEFAULT OF PROVIDER

(a) Provider's failure to comply with the provision of this Agreement shall constitute a default. In the event that Provider is in default for cause under the terms of this Agreement, City shall have no obligation or duty to continue compensating Provider for any work performed after the date of default and can terminate this Agreement immediately by written notice to Provider. If such failure by Provider to make progress in the performance of work hereunder arises out of causes beyond Provider's reasonable control, and without fault or negligence of Provider, it shall not be considered a default.
(b) If the City Manager or his/her designee determines that the Provider is in default in the performance of any of the terms or conditions of this Agreement, he/she shall cause to be served upon Provider a written notice of the default. Provider shall have ten (10) days after service of said notice in which to cure the default by rendering a satisfactory performance. In the event that Provider fails to cure its default within such period of time, City shall have the right, notwithstanding any other provision of this Agreement, to terminate this Agreement without further notice and without prejudice to any other remedy to which it may be entitled at law, in equity or under this Agreement.

8. INDEMNIFICATION

When the law establishes a professional standard of care for Provider's services, to the fullest extent permitted by law, Provider shall indemnify, and hold harmless City and any and all of its officials, employees ("Indemnified Parties") from and against any and all losses, liabilities, damages, costs and expenses, including reasonable attorney's fees and costs to the extent same are caused in whole or in part by an negligent act, error or mission of Provider, its officers, agents,

employees or sub-consultants (or any entity or individual that Provider shall bear the legal liability thereof) in the performance of professional services under this Agreement. This indemnification clause shall also apply to any claim or liabilities caused by any negligence in the operation of the said telehealth vans.

To the extent that Provider's services are subject to California Civil Code 2782.8, the above indemnity, including the cost to defense, shall be limited to the extent required by Civil Code Section 2782.8.

10. INSURANCE

(a) Provider shall maintain in-force: Commercial General Liability and professional Liability Insurance. During the term of this Agreement, Provider shall maintain in full force and effect a policy of public liability insurance with minimum coverage of $2,000,000 per occurrence and $4,000,000 aggregate, in accordance with the requirements provided by City to Provider. Provider shall also maintain in-force; Professional Liability Insurance (and/or Errors & Omissions Insurance) with minimum limits of liability of $2,000,000 per occurrence and $4,000,000 aggregate against any injury, death, loss or damages because of wrongful or negligent acts or omissions by the named insured.
(b) Provider shall maintain in-force Workers' Compensation and Employer's Liability Insurance as required by the California Labor Code. Evidence of coverage shall take the form of a Certificate of Insurance or a California Certificate to Self-Insure. Acceptable minimum limits for this coverage are: Workers' Compensation; Statutory in California; Employer's Liability, $1,000,000.
(c) Certificates of Insurance. Provider shall furnish to City evidence of any insurance required by this Agreement. A Certificate of Insurance from an insurer admitted or authorized to do business in the state of California will be provided, indicating that the respective policy(s) meets the following requirements: (1) City, its officers, employees, and agents shall be named as additional insured on the General Liability Insurance and the Professional Liability Insurance; (2) Insurance shall not be canceled or terminated without 30 days written notice to City or 10 days notice for non-payment of the premium; (3) General Liability shall be primary and any insurance held by City for its own protection shall be excess and shall be effective only upon exhaustion of Provider's both General Liability insurance and Professional Liability insurance; (4) Both General Liability Insurance and Professional Liability Insurance shall be maintained for the duration of the Agreement, including any period extended beyond the expiration date of this Agreement required to complete performance as stipulated in this Agreement and all amendments thereto.

11. INDEPENDENT CONSULTANT

(a) Provider is and shall at all times remain as to the City a wholly independent Provider. The personnel performing the services under this Agreement on behalf of Provider shall at all times be under Provider's exclusive direction and control. Neither City nor any of its officers, employees, or agents shall have control over the conduct of Provider or any of Provider's officers, employees, or agents, except as set forth in this Agreement. Provider shall not at any time or in any manner represent that it or any of its officers, employees, or agents are in any manner officers, employees,

or agents of the City. Provider shall not incur or have the power to incur any debt, obligation, or liability whatsoever against City, or bind City in any manner.
(b) No employee benefits shall be available to Provider in connection with the performance of this Agreement. Except for the fees paid Provider as provided in the Agreement, City shall not pay salaries, wages, or other compensation to Provider for performing services hereunder for City. City shall not be liable for compensation or indemnification to Provider for injury or sickness arising out of performing services hereunder.

12. LEGAL RESPONSIBILITIES

Provider shall keep itself informed of applicable State and Federal laws and regulations, including, but not limited to, the Health Insurance Portability and Accountability Act (HIPAA), which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this Agreement. Provider shall at all times observe and comply with all such laws and regulations pursuant to sound professional practices. City, and its officers and employees, shall not be liable at law or in equity occasioned by negligent failure of Provider to comply with this Section.

13. UNDUE INFLUENCE

Provider declares that no undue influence or pressure is used against or in concert with any officers or employee of City in connection with the award, terms or implementation of this Agreement, including any method of coercion, confidential financial arrangement, or financial inducement. No officer or employee of City will receive compensation, directly or indirectly, from Provider, or from any officer, employee or agent of Provider, in connection with the award of this Agreement or any work to be conducted as a result of this Agreement. Violation of this Section shall be a material breach of this Agreement entitling City to any and all remedies at law or in equity.

14. NO BENEFIT TO ARISE TO LOCAL EMPLOYEES

No member, officer, or employee of City, or their designees or agents, and no public official who exercises authority over or responsibilities with respect to the Performance and Services under this Agreement during his/her tenure or for one year thereafter, shall have any interest, direct or indirect, in any agreement or sub-agreement, or the proceeds thereof, for work to be performed in connection with the Performance and Services under this Agreement.

15. RELEASE OF INFORMATIN/CONFLICTS OF INTEREST

(a) All information gained by Provider in performance of this Agreement shall be considered confidential and shall not be released without City's prior written authorization. Provider, its officers, employees, agents, or sub-consultants, shall not without written authorization from the City Manager or unless requested by the City Attorney, voluntarily provide declarations, letters of support, testimony at depositions, response to interrogatories, or other information concerning the work performed under this Agreement. Response to a subpoena or court order shall not be considered "voluntary" provided Provider gives City notice of such court order or subpoena.
(b) Provider shall promptly notify City should Provider, its officers, employees, agents, or sub-consultants be served with any summons, complaint, subpoena, notice of deposition, request for

documents, interrogatories, request for admissions, or other discovery request, court order, or subpoena from any person or party regarding this Agreement and the work performed thereunder. City retains the right, but has no obligation, to represent Provider and/or be present at any deposition, hearing, or similar proceeding. Provider agrees to cooperate fully with City and to provide the opportunity to review any response to discovery requests served on Provider. However, City's right to review any such response does not imply or mean the right by City control, direct, or rewrite said response.

16. NOTICES

The Parties shall submit in writing all notices and correspondence that this Agreement requires or permits, and shall deliver the notices and correspondence to the places set forth below. The parties may give notice by: (a) personal delivery; (b) U.S. mail, first class postage prepaid; (c) "Certified" U.S. mail, postage prepaid, return receipt requested; (d) facsimile or (e) email.

CITY: Vontray Norris, Interim City Manager
City of Hawthorne
4455 West 126th Street
Hawthorne, CA 90250

PROVIDER: Dion Rambo
President
TeleHealth Van, LLC
9100 S. Sepulveda Blvd.
Suite 124
Los Angeles, CA 90045

17. ASSIGNMENT

Provider shall not assign the performance of this Agreement, nor any part thereof, nor any monies due hereunder, without prior written consent of City.

18. LICENSES

At all times during the term of this Agreement, Provider shall have in full force and effect, all licenses required of it by law for the performance of the services described in this Agreement.

19. GOVERNING LAW

City and Provider understand and agree that the laws of the State of California shall govern the rights, obligations, duties, and liabilities of the parties to this Agreement and also govern the interpretation of this Agreement. Any litigation concerning this Agreement shall take place in the municipal, superior, or federal district court with jurisdiction over the City of Hawthorne.

20. ENTIRE AGREEMENT

This Agreement contains the entire understanding between the parties relating to the obligations of the parties described in this Agreement. All prior or contemporaneous agreements, understandings, representations, and statements, oral or written, are merged into this Agreement and shall be of no further force or effect. The Agreement between the City and Provider dated August 2, 2021 and all Amendments thereto are hereby mutually agreed to terminate upon the execution of this Agreement. Each party is entering into this Agreement based solely upon the representations set forth herein and upon each party's own independent investigation of any and all facts such party deems material.

21. AUTHORITY TO EXECUTE THIS AGREEMENT

The person or persons executing this Agreement on behalf of Provider warrants and represents that he/she has the authority to execute this Agreement on behalf of Consultant and has the authority to bind Consultant to the performance of its obligations hereunder.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed the day and year first above written.

CITY OF HAWTHORNE

By:_____
Vontray Norris
City Manager

TELEHEALTH VAN, LLC

By:_____
Dion Rambo
President

Attest:

_____
Dayna Williams Hunter
City Clerk

Approved as to Form:

By:_____
Robert M. Kim

City Attorney

EXHIBIT A
SCOPE OF WORK

SCOPE OF WORK
TELEHEALTH VAN, LLC
(Exhibit A)

Scope
Objective: City of Hawthorne's goal of providing healthcare support to the housed and unhoused residents in the City with the mobile telehealth vans.

Essential Scope of Work: TeleHealth Van, LLC (Provider) shall provide two telehealth vans, two days per week or the total of four telehealth vans each week. The below list of services are the essential work to be performed and are not exhaustive of all services to be offered to the residents by the Provider:

- Telemedicine Consultation
    1. Virtual Health Professional Consultation/Evaluation
    2. Mental Health Counseling with a Licensed Professional
- Basic Health Screenings
    1. Blood Pressure, Blood Sugar Level, Pulse Oximeter Checks
    2. Temperature Checks
    3. Assessment of Symptoms
- Health Education & Outreach
    1. Distribute Educational Materials Re. Healthy Living, Nutrition, Preventive Care
    2. Provide Information on Local Programs & Benefits such as Food Banks and Assisted Housing.
- Case Management & Navigation Support
    1. Assist and Counsel in Navigation of Health Insurance and Public Benefit Programs.
    2. Referrals to Primary Care, Behavioral Health, Other Essential Medical, Mental and Social Services.

Reports
Quarterly reports are to be provided to the City Manager on the first day of the month, every three months with the first report submitted on or before October 1, 2025. The reports are to contain the following:

- Service Metrics & Utilization
    1. Total Number of Residents Served
    2. Total Number of Unique Individuals Reached
    3. Types of Services Provided, e.g., General Health, Mental Health, Medial Screenings, Vaccinations.
    4. Numbers of Follow-Up Appointments and/or Referrals Made.
- Demographics
    1. Age and Gender Breakdown

2. Neighborhood Data (to identify which communities are benefitting from the service)
3. Special Population Served (Seniors, Unhoused, Youth/Minors)

- Outreach & Engagements
    1. Summary of Outreach Activities, e.g., Community Events, Collaboration with Local Agencies, Partnerships with Shelters or Clinics
    2. Success Stories and/or Testimonials

Price

The compensation to Provider shall be Seven Hundred Sixty Eight Dollars ($768) for each van per day. For two telehealth vans, two days per week, the City shall pay Provider Three Thousand Seventy Two Dollars ($768x4 or $3,072) per week. Unless amended and agreed by both the City and Provider, the payments for Provider's services shall not exceed One Hundred Thousand Dollars ($100,000) for the full term of the one year agreement.

AGENDA ITEM NO. 21.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: Planning

City Manager: **Department Head:**

SUBJECT:
Professional services agreement with MNS Engineer, Inc. to provide temporary staffing to the Planning Department.

RECOMMENDED MOTION:
Approve agreement.

DISCUSSION:
The Planning Department is currently understaffed by two positions--Planning Clerk and Planning Assistant. This contract is for one planner to interface with the public and to assist with plan checking and license review activities during the period of staff recruiting.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
Goal 3: Improve development processing and customer service operations.

FISCAL IMPACT:
Up to $129,500, to be paid with the savings in Planning Department's FY2025-2026 personnel budget resulting from two vacancies.

NOTICING PROCEDURE:
Not required.

ATTACHMENTS
MNS Staffing Agreement 2

PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF HAWTHORNE AND MNS ENGINEERS, INC.

This PROFESSIONAL SERVICES AGREEMENT ("AGREEMENT") is made and entered into this ____ day of _____, 2025, by and between the City of Hawthorne, a California municipal corporation and general law city ("CITY") and MNS Engineers, Inc., a California Corporation ("CONSULTANT") (Collectively, the "Parties"). This agreement is made with reference to the following:

RECITALS

A. CITY requested a proposal for professional services with respect to providing as-needed Contract Planning Services for the City's Planning Department.

B. CONSULTANT submitted a scope of work and a schedule of fees for the performance of such services, a true and correct copy of which is attached hereto as Exhibit "A" and by this reference made a part hereof.

C. CITY desires for CONSULTANT to provide professional services as described in Exhibit "A".

D. CONSULTANT represents in meeting its obligations under this AGREEMENT, CONSULTANT shall employ, generally accepted standards and practices utilized by persons engaged in providing services similar to or under similar circumstances to those required of CONSULTANT under this AGREEMENT.

NOW, THEREFORE, in consideration of the foregoing Recitals, the Agreement of the parties as set forth herein and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. DEFINITIONS

The following definitions shall apply to the following terms, except where the context of this AGREEMENT otherwise requires:

(a) Services: CONSULTANT shall provide professional services as described in Exhibit "A", attached herein.

(b) Duration: Said AGREEMENT shall be effective from the date of execution of this AGREEMENT until December 31, 2025.

(c) Consultant: MNS Engineers, Inc., 3850 Vine Street, Riverside, CA 92507.

(d) City: 4455 w 126th St., Hawthorne, CA 90250

2. SCOPE OF SERVICES

(a) CONSULTANT shall forthwith undertake and complete the scope of work in accordance with Exhibit "A" hereto and all in accordance with any applicable law, ordinances, and guidelines, all to the reasonable satisfaction of CITY.

(b) CONSULTANT shall, at CONSULTANT'S sole cost and expense, secure and hire such other persons as may, in the opinion of CONSULTANT, be necessary to comply with the terms of this Agreement. In the event any such other persons are retained by CONSULTANT, CONSULTANT hereby warrants that such persons shall be fully qualified to perform services required hereunder. CONSULTANT further agrees that no subcontractor shall be retained by CONSULTANT, except upon the prior written approval of CITY.

3. COMPENSATION, METHOD OF PAYMENT, AND ADDITIONAL SERVICES

(a) CITY shall pay CONSULTANT no more than ($129,500.00).

(b) Payments to CONSULTANT shall be made by CITY in accordance with the invoices submitted by CONSULTANT, and such invoices shall be paid within thirty (30) days after said invoices are received by CITY. Each invoice shall detail work performed and charges. All charges shall be in accordance with CONSULTANT's proposal with respect to project expenses as set forth in Exhibit "A".

(c) Payment to CONSULTANT for work performed pursuant to this AGREEMENT shall not be deemed to waive any defects in work performed by CONSULTANT.

4. CITY ASSISTANCE AND AVAILABILITY OF CITY RECORDS

(a) The CITY shall provide the following assistance to CONSULTANT as needed so CONSULTANT can perform the services described above:

(i.) Photographically reproducible copies of forms, documents, codes and other information, if available, which CONSULTANT considers necessary in order to complete the project.

(ii.) Such information as is generally available from CITY files applicable to the scope of work. Scope of Work.

(iii.) Assistance, if necessary, in obtaining information from other governmental agencies and/or private parties.

5. CONSULTANT'S BOOK OF RECORDS

(a) CONSULTANT shall maintain any and all documents and records demonstrating or relating to CONSULTANT's performance of services pursuant to this AGREEMENT. CONSULTANT shall maintain any and all ledgers, books of account, invoices, vouchers, canceled checks, or other documents or records evidencing or relating to work, services, expenditures and disbursements charged to CITY pursuant to this AGREEMENT. Any and all such documents or records shall be maintained in accordance with generally accepted accounting principles and shall be sufficiently complete and detailed so as to permit an accurate evaluation of the services provided by CONSULTANT pursuant to this AGREEMENT. Any and all such documents or records shall be maintained for five (5) years from the date of execution of this AGREEMENT and to the extent required by laws relating to audits of public agencies and their expenditures.

(b) Any and all records or documents required to be maintained pursuant to this section shall be made available for inspection, audit and copying at any time during regular business hours, upon written request by the CITY or CITY's designated representative. Copies of such documents or records shall be provided directly to the requesting party for inspection, audit and copying when it is practical to do so; otherwise, unless an alternative is mutually agreed upon. Such documents and records shall be made available at CONSULTANT's address indicated for receipt of notices in this AGREEMENT.

(c) Where CITY or CONSULTANT has reason to believe that any of the documents or records required to be maintained pursuant to this section may be lost or discarded due to dissolution or termination of CONSULTANT's business, the CITY may, by written request, require that custody of such documents or records be given to the requesting party and that such documents and records be maintained by the requesting party. Access to such documents and records shall be granted to all parties to this AGREEMENT, as well as to their successors-in-interest and authorized representatives.

6. TERMINATION OF AGREEMENT

This AGREEMENT may be terminated without cause by CITY upon the giving of a written "Notice of Termination" to CONSULTANT upon thirty (30) days prior written notice or the CONSULTANT may terminate this contract upon thirty (30) days prior written notice. In the event this Agreement is so terminated, CONSULTANT shall be compensated on a pro-rata basis with respect to the percentage of the project completed as of the date of termination. In no event, however, shall CONSULTANT receive more than the maximum specified in paragraph 3(a), above. CONSULTANT shall provide to CITY any and all documents, data, studies, surveys, drawings, maps, models, photographs, and reports, whether in draft or final form, prepared by CONSULTANT as of the date of termination. CONSULTANT may not terminate this Agreement except for cause.

7. NOTICES AND DESIGNATED REPRESENTATIVES

(a) Any and all notices, demands, invoices, and written communications between the parties hereto shall be addressed as set forth in this paragraph. The below named individuals, furthermore, shall be those persons primarily responsible for the performance by the parties under this AGREEMENT:

To CITY
4455 West 126th Street,
Hawthorne, CA 90250
Attn: Director of Planning

To CONSULTANT
3850 Vine Street, Suite 110
Riverside, CA 92507

(b) Any such notices, demands, invoices, and written communications, shall be delivered by United States mail, and shall be deemed to have been received by the addressee forty-eight (48) hours after deposit thereof, postage prepaid and properly addressed as set forth above.

8. CONTINUITY OF PERSONNEL

CONSULTANT shall make every reasonable effort to maintain the stability and continuity of CONSULTANT's staff assigned to perform the services required under this AGREEMENT. CONSULTANT shall notify CITY of any changes in CONSULTANT's staff assigned to perform the services required under this AGREEMENT, prior to any such performance. CITY shall not be responsible for time and costs associated with CONSULTANT's turnover or reassignment of staff.

9. STATUS OF CONSULTANT

(a) The parties hereto agree that CONSULTANT and its employers, officers and agents are independent contractors under this Agreement and shall not be construed for any purpose to be employees of CITY.

CONSULTANT shall have no authority to bind CITY in any manner, nor to incur any obligation, debt or liability of any kind on behalf of or against CITY, whether by contract or otherwise, unless such authority is expressly conferred under this AGREEMENT or is otherwise expressly conferred in writing by CITY.

(b) The personnel performing the services under this AGREEMENT on behalf of CONSULTANT shall at all times be under CONSULTANT's exclusive direction and control. Neither CITY, nor any elected or appointed boards, officers, officials, employees or agents of CITY shall have control over the conduct of CONSULTANT or any of CONSULTANT's officers, employees or agents, except as set forth in this AGREEMENT. CONSULTANT shall not at any time or in any manner represent that CONSULTANT or any of CONSULTANT's officers, employees or agents are in any manner officials, officers, employees or agents of CITY.

(c) The CONSULTANT or any of CONSULTANT's officers, employees or agents, shall not obtain any rights to retirement, health care or any other benefits that may otherwise accrue to CITY employees. CONSULTANT expressly waives any claim CONSULTANT may have to any such rights.

10. LEGAL RESPONSIBILITIES

The CONSULTANT shall keep itself informed of applicable State and Federal laws and regulations, which in any manner affect those employed by it or in any way affect the performance of its service pursuant to this AGREEMENT. The CONSULTANT shall at all times observe and comply with all such laws and regulations pursuant to sound professional practices including, but not limited to, possessing and maintaining all necessary licensing. CITY, and its officers and employees, shall not be liable at law or in equity occasioned by negligent failure of the CONSULTANT to comply with this Section.

11. NON-DISCRIMINATION

CONSULTANT shall not discriminate, harass, or allow harassment against any employee or applicant for employment because of sex, race, color, ancestry, religious creed, national origin, physical disability (including HIV and AIDS), mental disability, medical condition (cancer), sexual orientation, marital status, and denial of family care leave. CONSULTANT shall ensure that the evaluation and treatment of their employees and applicants for employment are free from discrimination and harassment. CONSULTANT shall comply with the provisions of the California Fair Employment and Housing Act (Government Code Section 12900, et seq.), and the regulations promulgated thereunder (California Administrative Code, Title 2, Section 7285, et seq.). If applicable, CONSULTANT shall give written notice of their obligation under this clause to labor organizations with which they have a collective bargaining AGREEMENT or other AGREEMENT.

12. INDEMNIFICATION

To the fullest extent provided by law, CONSULTANT shall indemnify, hold harmless, and defend CITY, its officers, employees, elected and appointed officials, and volunteers from and against any and all claims and losses, costs or expenses for any damage resulting in death or injury to any person and/or injury or damage to any property resulting from any negligent act or omission of CONSULTANT or any of its officers, employees, agents, or subcontractors in the performance of this AGREEMENT. Such cost and expense shall include reasonable attorney fees.

13. CONFLICT OF INTEREST

(a) No CITY employee whose position with CITY enables such employee to influence the award of this AGREEMENT or any competing AGREEMENT, and no spouse or economic dependent of such employee, shall be employed in any capacity by the CONSULTANT or have any other direct or indirect financial interest in this AGREEMENT. No officer or employee of this CONSULTANT who may financially benefit from the performance of work hereunder shall in any way participate in the CITY's approval, or ongoing evaluation of such work, or in any way attempt to unlawfully influence CITY's approval or ongoing evaluation of such work.

(b) The CONSULTANT shall comply with all conflict of interest laws, ordinances, and regulations now in effect or hereafter to be enacted during the term of this AGREEMENT. The CONSULTANT warrants that it is not now aware of any facts that create a conflict of interest. If

the CONSULTANT hereafter becomes aware of any facts that might reasonably be expected to create a conflict of interest, it shall immediately make full written disclosure of such facts to the CITY. Full written disclosure shall include, but is not limited to, identification of all persons implicated and a complete description of all relevant circumstances. Failure to comply with the provisions of this section shall be a material breach of this contract.

14. CONFIDENTIAL INFORMATION

All information gained or work product produced by CONSULTANT in performance of this AGREEMENT shall be considered confidential, unless information is in the public domain or already known to CONSULTANT. CONSULTANT shall not release or disclose any such information or work product to persons or entities other than CITY without prior written authorization from the CITY, except as may be required by law.

15. INSURANCE

(a) During the course of the term of this AGREEMENT, CONSULTANT shall maintain Professional Liability Insurance in a combined single limit of not less than $2 million per claim or occurrence and $4 million in the aggregate. CONSULTANT shall also maintain General Liability Insurance in a combined single limit of not less than $2 million per claim or occurrence and $4 million in the aggregate.

(b) CONSULTANT shall provide a certificate naming CITY as additional insured. CONSULTANT shall procure and maintain, for the duration of the AGREEMENT, insurance against claims for injuries to persons or damages to property, which may arise from or in connection with the performance or the work hereunder, and the results of that work by the CONSULTANT, his agents, representatives, employees or subcontractors.

16. AUTHORITY TO EXECUTE

The person or persons executing this AGREEMENT on behalf of CONSULTANT represents and warrants that he/she/they has/have the authority to so execute this AGREEMENT and to bind CONSULTANT to the performance of its obligations hereunder.

17. MODIFICATION OF AGREEMENT

No amendment to or modification of this AGREEMENT shall be valid unless made in writing and approved by the CONSULTANT and by the CITY. The Parties agree that this requirement for written modifications cannot be waived and that any attempted waiver shall be void.

18. WAIVER

Waiver by any party to this AGREEMENT of any term, condition, or covenant of this AGREEMENT shall not constitute a waiver of any other term, condition, or covenant. Waiver by any party of any breach of the provisions of this AGREEMENT shall not constitute a waiver of any other provision, nor a waiver of any subsequent breach or violation of any provision of this AGREEMENT. Acceptance by CITY of any work or services by CONSULTANT shall not constitute a waiver of any of the provisions of this AGREEMENT.

19. LAW TO GOVERN; VENUE

This AGREEMENT shall be interpreted, construed and governed according to the laws of the State of California. In the event of litigation between the parties, venue in state trial courts shall lie exclusively in the County of Los Angeles.

20. ATTORNEY'S FEES, COSTS, AND EXPENSES

In the event litigation or other proceeding is required to enforce or interpret any provision of this AGREEMENT, the prevailing party in such litigation or other proceeding shall be entitled to an award of reasonable attorney's fees, costs and expenses, in addition to any other relief to which it may be entitled.

21. ENTIRE AGREEMENT

This AGREEMENT, including the attached Exhibit "A", is the entire, complete, final and exclusive expression of the parties with respect to the matters addressed therein and supersedes all other agreements or understandings, whether oral or written, or entered into between CONSULTANT and CITY prior to the execution of this AGREEMENT. No statements, representations or other agreements, whether oral or written, made by any party that are not embodied herein shall be valid and binding. No amendment to this AGREEMENT shall be valid and binding unless in writing duly executed by the parties or their authorized representatives.

22. SEVERABILITY

If a term, condition or covenant of this AGREEMENT is declared or determined by any court of competent jurisdiction to be invalid, void or unenforceable, the remaining provisions of this AGREEMENT shall not be affected thereby and the AGREEMENT shall be read and construed without the invalid, void or unenforceable provision(s).

IN WITNESS WHEREOF, this Professional Services Agreement has been executed by their duly authorized representatives.

CITY OF HAWTHORNE

By: _____
Vontray Norris
City Manager

MNS Engineers, Inc.

By: Peter Minegar
[Name] Peter Minegar
[Title] Vice President - Planning

APPROVED AS TO FORM:

By: _____
Robert M. Kim
City Attorney

ATTEST:

By: _____
Dayna Williams-Hunter
City Clerk

EXHIBIT A
As-Needed Planning Services – Scope of Work and 2025 Standard Schedule of Fees

3850 Vine Street, Suite 110 | Riverside, CA 92507
mnsengineers.com

April 23, 2025

Gregg McClain
Director
Planning Department
4455 W 126th St.
Hawthorne, CA 90250

SUBJECT: As-Needed Planning Services – Agency Staffing

Dear Mr. McClain,

MNS Engineers, Inc. (MNS) is pleased to submit this letter proposal to provide as-needed Contract Planning services for the City of Hawthorne Planning Department. MNS is a multiservice infrastructure consulting firm, in business for more than 60 years, specializing in construction management, civil engineering, and land surveying services. In addition to these service lines, MNS has recently expanded to add Planning services, including overload agency staffing services, community planning, environmental compliance (CEQA/NEPA), regulatory permitting, entitlement, and housing. While these services may be new to MNS, our team is staffed with professionals who are very experienced and well known in the industry.

MNS understands the city wishes to maintain current levels of service by having additional support to assist current staff with day-to-day counter and project management, so we offer an exceptional Planner, Julain Reynaga. The scope of work provided herein reflects the services we believe the City is looking for. staff by providing the overload staff review

Should you have any questions about the proposed scope of work or want to discuss anything further, please do not hesitate to contact me via email at tnelson@mnsengineers.com or by phone at (951) 323-4343.

Sincerely,
MNS Engineers, Inc.

Trayci Nelson
Planning Practice Lead - Agency Staffing

MNS DETAILS

LEGAL NAME
MNS Engineers, Inc.

FIRM OWNERSHIP TYPE
C-Corporation

YEAR FIRM ESTABLISHED
1962

CALIFORNIA DEPARTMENT OF INDUSTRIAL RELATIONS
DIR No. 1000003564

CORPORATE OFFICE
201 N. Calle Cesar Chavez, Suite 300
Santa Barbara, CA 93103
mnsengineers.com

LOCAL OFFICE (Virtual)
3850 Vine Street, Suite 110
Riverside, CA 92507

PROJECT CONTACTS
Trayci Nelson
Planning Practice Lead-Agency Staffing
951.323.4343
tnelson@mnsengineers.com

VICE PRESIDENT, PLANNING
Peter Minegar, AICP
951.541.3011
pminegar@mnsengineers.com

Sccope of Work

MNS has prepared the following scope of work based on our understanding of the services required by the City. All services provided under this scope of work will be charged on a Time and Materials basis according to the rates in the included rate schedule. Julian Reynaga will be our lead for this effort and will continue to do so under this pursuit. MNS will provide the services required by the City Planning Department, including at a minimum those types of services described below:

- Review proposed development plans for compliance with all local plans and ordinances including the City's General Plan, Zoning Ordinance and any applicable design guidelines.
- Front counter management services.
- Utilization of City electronic and paper files to research previous and/or related cases.
- Coordinate the City's interdepartmental review of proposed projects which would include routing of plans to various City departments; consolidation of comments; resolution of internal inconsistencies; and presentation of recommendations and revisions to the applicant.
- Meet and/or teleconference with staff and/or the applicant as necessary to identify and discuss critical items and develop workable solutions, as necessary.
- Preparation of comments, letters to applicants.
- Maintenance of communication with applicants, interested parties, property owners, homeowner associations, various governmental agencies, and other City departments. Response to inquiries about projects from residents and applicants.
- Preparation of notices for public meetings and hearings.
- Management of the project schedule in accordance with City's adopted timeframes.
- Maintaining and closing electronic and paper files in accordance with City procedures.
- Prepare staff reports and present them for consideration and action by the Planning Commission and City Council.
- Prepare Planning Commission and City Council resolutions and/or ordinances related to proposed development projects and CEQA document certification.
- Prepare other documents related to Planning Commission and City Council decisions relevant to development projects.
- Coordinate the preparation and filing of all required notices with the State Clearinghouse and/ County Clerk's office.
- Perform other related duties, as assigned by the Community Development Director.

Schedule of Fees

MNS agrees to the following rate schedule for this assignment. If the City requests additional staff, services will be provided in accordance with MNS' Standard rate schedule. MNS will obtain client authorization prior to reclassifying or substituting personnel.

Description	Rate
Assistant Planner	$120.00

Assumptions and Exclusions:

- Services will be rendered in-person at City Hall.
- Rates provided in this proposal are valid for 1 calendar year from the date of contract execution.
- Escalation of rates will follow the provisions in the attached Standard Schedule of Fees.

2025 Standard Schedule of Fees

Principal in Charge	$325.00 - $350.00
Senior Project Manager	$265.00 – $285.00
Project Manager	$230.00 - $265.00
Principal Planner/Scientist	$195.00 - $230.00
Senior Planner/Scientist	$165.00 - $195.00
Associate Planner/Scientist	$140.00 - $165.00
Assistant Planner/Scientist	$120.00 - $140.00
Planning Technician	$100.00 - $120.00
Senior Technical Editor	$125.00 - $150.00
Technical Editor	$110.00 - $125.00
Senior GIS Technician/Graphic Artist	$125.00 - $160.00
GIS Technician/Graphic Artist	$110.00 - $125.00

DIRECT EXPENSES. Use of outside consultants as well as copies, blueprints, survey stakes, monuments, computer plots, telephone, travel (out of area) and all similar charges directly connected with the work will be charged at cost plus ten percent (10%). Mileage will be charged at the current federal mileage reimbursement rate.

ANNUAL ESCALATION. Standard fee rates provided for each classification are subject to 5% annual escalation or the most recent US Bureau of Labor Statistics Consumer Price Index, whichever is higher.

AGENDA ITEM NO. 22.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
Correcting a Typographical Error in Amendment No. 5 to the Agreement Between the City of Hawthorne and U.S. Tow for Non-Exclusive Towing and Storage Services

RECOMMENDED MOTION:
Staff Recommends that the City Council Approve the Corrections Made to Amendment No. 5 to the Agreement with U.S. Tow for Towing and Storage Services.

DISCUSSION:
During the regularly scheduled city council meeting of June 10, 2025, the City Council approved Resolution No. 8535, which approved a Fifth Amendment to the Tow & Storage Fee Schedule of the Non-Exclusive Towing & Storage Contract with U.S. Tow. Section 2 of the resolution authorized the City Manager to execute the 5th Amendment and "make minor changes thereto." The resolution was accompanied with two attachments, Amendment No. 5 to the Agreement and a copy of the letter of request from U.S. Tow with the schedule of fees. A typographical error occurred in transferring the fee schedule to the 5th Amendment in only two items from the list of 19 items. Item No. 5 Storage Motorcycles (Per Day) erroneously had $7.00 when the correct amount was $8.00 and Item No. 12 Tow Heavy Duty Which Requires Special Equipment (Per Hour) erroneously stated $447.00 when the correct amount should have been $477.00. Since Resolution No. 8535 authorized the city manager to make minor corrections, the staff herein seeks the approval of the council to make the minor corrections without a new resolution. The U.S. Tow letter is attached to show the intent of the 5th Amendment.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
n/a

FISCAL IMPACT:
None

NOTICING PROCEDURE:
72 hours posted notice pursuant Ralph M. Brown Act.

ATTACHMENTS
5th Amendment
US Tow Letter

AMENDMENT NO. 5 TO
AGREEMENT BETWEEN THE CITY OF HAWTHORNE AND
U.S. TOW FOR NON-EXCLUSIVE TOWING AND STORAGE
SERVICES

THIS FIFTH AMENDMENT TO THE AGREEMENT, for non-exclusive towing and storage services, is made and entered into this _____ day of June, 2025, by and between the City of Hawthorne ("CITY") and U.S. Tow ("CONTRACTOR").

RECITALS

A. Reference is hereby made to the Agreement dated September 28, 2006, whereby CONTRACTOR agreed to provide non-exclusive towing and storage services to the CITY.
B. Reference is hereby made to the Agreement to the First Amendment to the Agreement which was approved by the City Council on July 28, 2009.
C. Reference is hereby made to the Agreement to the Second Amendment to the Agreement which was approved by the City Council on August 12, 2014.
D. Reference is hereby made to the Agreement to the Third Amendment to the Agreement which was approved by the City Council on June 12, 2018.
E. Reference is hereby made to the Agreement to the Fourth Amendment to the Agreement which was approved by the City Council on January 11, 2022.
F. This Fifth Amendment to the Agreement amends Section 10, "TOWING AND STORAGE FEE SCHEDULE."
G. Except as otherwise specifically amended herein, all other terms and conditions contained in the original September 28, 2006 Agreement shall remain in full force and effect.

NOW, THEREFORE, in consideration of the foregoing Recitals, the Agreement of the parties as set forth herein and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows:

Section 1. All recitals stated in the Fifth Amendment are true and correct.

Section 2. "CONTRACT TERM" is hereby deleted and replaced by new Section 1 which shall read as follows:

1. The Contract ("contract" or "agreement") shall commence on or about August 11, 2006, and continue to August 11, 2027, inclusive of both dates. The contract may be extended by mutual written agreement of both parties for up to one (1) additional three year term.

Section 3. Section 10 "TOWING AND STORAGE FEE SCHEDULE" is hereby deleted and replaced by new Section 10, which shall read as follows:

10. Pursuant to fees charged under the City's prior police towing and storage agreement, the following Towing and Storage Fee Schedule shall be in effect. The City Council may from time to time amend by resolution the following Towing and Storage Fee Schedule, which amendment shall then become the Towing and Storage Fee Schedule under this Contract. The fees listed below do not include the separate City Administrative Fee and City Permit Charge, as set forth below.

A) Towing and Storage Fee Schedule

1	Tow Light Duty (Standard Vehicles) (Per Hour)	$164.00
2.	Storage for Standard Vehicles (Per Day)	$52.50
3.	Dolly surcharge should vehicle require their use	$75.00
4.	Tow Motorcycles (Per Hour)	$164.00
5.	Storage Motorcycles (Per Day)	~~$7.00~~ $8.00
6.	Tow HD Trucks/Trailers Under 20 feet (Per Hour)	$264.00
7.	Storage HD Trucks/Trailers Under 20 feet (Per Day)	$52.50
8.	Tow HD Trucks/Trailers Over 20 feet (Per Hour)	$264.00
9.	Storage HD Trucks/Trailers Over 20 feet (Per Day)	$52.50
10.	Tow HD Trucks/Trailers Over 40 feet (Per Hour)	$382.00
11.	Storage HD Trucks/Trailers Over 40 feet (Per Day)	$67.00
12.	Tow Heavy Duty Which Requires Special Equipment (Per Hour)	~~$447.00~~ $477.00
13.	Storage Heavy Duty Which Requires Special Equipment (Per Day)	$67.00
14.	Tow Heavy Duty Hazardous (Per Hour)	$707.00
15.	Storage Heavy Duty Hazardous (Per Day)	$67.00
16.	Service Calls	$82.00
17.	Mileage (Per Each Mile)	$11.00
18.	Tow Major Parts/Components (Per Hour)	$164.00
19.	Storage Major Parts/Components (Per Day)	$8.00

Hourly charge for additional labor to facilitate movement of vehicle(s): 1 hour of tow rate for situation.

Non-business hours: Monday through Friday, 2000 hours to 0700 hours the following day; Saturday, 1900 hours to 0700 hours the following day; Sunday, 1800 hours to 0700 hours the following day.

Lien Sale Processing Charges to be determined by City Attorney and Tow Contractor.

Section 4. Except as otherwise specifically amended by the First Amendment, Second Amendment, Third Amendment, and Fourth Amendment herein, all other terms and conditions contained in the Contract dated September 28, 2006, shall remain in full force and effect.

IN WITNESS WHEREOF, this Fifth Amendment to the Agreement has been executed by their duly authorized representatives.

CITY OF HAWTHORNE

By _____
Vontray Norris, City Manger
City of Hawthorne

Date _____

U.S. TOW

By _____
Rajpal Dhillon, President
U.S. Tow

Date _____

ATTEST

By _____
Dayna Williams-Hunter, City Clerk
City of Hawthorne

Date _____

APPROVED AS TO FORM

By _____
Robert Kim, City Attorney
City of Hawthorne

Date _____

EFFICIENCY
RAPID RESPONSE
SECURE STORAGE

U.S. TOW - HAWTHORNE

Bus: (310) 970-7100
Fax: (310) 970-9585

13041 Cerise Avenue
Hawthorne, CA 90250

February 26, 2025

VIA HAND DELIVERY
Vontray Norris
City Manager
City of Hawthorne
4455 West 126th Street
Hawthorne, CA 90250

RE: (1) Formal Request for Contract Extension
(2) Petition for U.S. Tow - Hawthorne Rate Increase

Dear Mr. Norris,

It has been a pleasure working with the City of Hawthorne (the "City") for the last 19 years. We enjoy working in the city and feel we have become a part of the fiber of the community. We regularly participate in several of the fundraisers that are sponsored by city leaders. We have maintained an excellent working relationship with the City's Police Department. Our response times are exemplary and citizen complaints are almost non-existent. Due to our exemplary service, the Los Angeles Sheriff's Department awarded us contracts to tow in the Century and South Los Angeles areas. Respectfully, we request that our contract be extended for an additional three year term.

Despite deploying several cost cutting measures, our cost of doing business has significantly increased since our previous petition for a rate increase in December 2021. Consequently, we are formally petitioning for a rate increase. We receive annual rate adjustments from some of our law enforcement contracts. For example, on July 1, 2024 our California Highway Patrol ("CHP") light duty (passenger vehicle) tow rate was approved at $281.93 and outside storage at $71.76 per day.

Increasing operational costs in skilled labor, insurance, fuel, leasing costs, and facility maintenance have created the need for this request. The Consumer Price Index for All Urban

Consumers ("CPI-U") Los Angeles-Long Beach-Anaheim, CA series[1], has increased over 13.0% from December 2021[2] to January 2025. However, we have been disproportionately affected due to our higher exposure to labor and insurance costs. For example, our cost for insurance has increased from approximately $9,000 per truck per year to $21,000 per truck per year, an increase of over 200%. Also, skilled labor prices (a large component of our fixed costs) have increased at a rate much higher than the CPI-U.

Neighboring jurisdictions have set significantly higher rates for their Official Police Tows. For example, Gardena sets a rate of $190 for a standard vehicle tow and $65 per day for standard vehicle storage. We have also included a comparison with the City of Los Angeles and Los Angeles County Sheriff's Department approved standard vehicle tow rates.[3]

Despite the above examples, we are seeking an increase in accordance with the CPI-U index. Therefore, the chart below proposes a 13.0% increase in towing and storage rates.

New technologies in cars, such as the advent of electric and all-wheel drive vehicles, have made the use of tow dollies a necessary part of some tows. Simply put, electric or all-wheel drive vehicles require that none of the wheels of the vehicle may touch the ground during a tow. Some municipalities such as Gardena, have recognized that such an added degree of difficulty and skill in the towing process requires a much more skilled tow operator with specialized equipment.

Gardena allows a dolly charge of $108.00 for the vehicles that require them. We are asking that Hawthorne allow a dolly surcharge as well. We are only asking for a modest surcharge of $75.00 for the use of dolly equipment.

---

[1] Please see Exhibit 1, CPI for all Urban Consumers (CPI-U)
Series Title: All items in Los Angeles-Long Beach-Anaheim, CA, all urban consumers, not seasonally adjusted
U.S. Bureau of Labor Statistics. (February 18, 2025). Retrieved from www.bls.gov.

[2] Our previous "Petition for a Rate Increase" was filed December 1, 2021.

[3] Please see Exhibit 2 for current standard vehicle tow and standard vehicle storage rate comparisons for Hawthorne, Gardena, Los Angeles, and Los Angeles County Sheriff's Department passenger vehicle approved rates.

Respectfully, we propose the following Towing and Storage Fee schedule:

	Current Rate	Proposed
Tow Light Duty (Standard Vehicles) (Per Hour)	$145.00	$164.00
Storage for Standard Vehicles (Per day)	$46.50	$52.50
Dolly surcharge should vehicle require their use	N/A	$75.00
Tow Motorcycles (Per Hour)	$145.00	$164.00
Storage Motorcycles (Per Day)	$7.00	$8.00
Tow HD Trucks/Trailers Under 20 feet (Per Hour)	$234.00	$264.00
Storage HD Trucks/Trailers Under 20 feet (Per Day)	$46.50	$52.50
Tow HD Trucks/Trailers Over 20 feet (Per Hour)	$234.00	$264.00
Storage HD Trucks/Trailers Over 20 feet (Per Day)	$46.50	$52.50
Tow HD Trucks/Trailers Over 40 feet (Per Hour)	$338.00	$382.00
Storage HD Trucks/Trailers Over 40 feet (Per Day)	$59.00	$67.00
Tow Heavy Duty Which Requires Special Equipment (Per Hour)	$422.00	$477.00
Storage Heavy Duty Which Requires Special Equipment (Per Day)	$59.00	$67.00
Tow Heavy Duty Hazardous (Per Hour)	$626.00	$707.00

Storage Heavy Duty Hazardous (Per Day)	$59.00	$67.00
Service Calls	$73.00	$82.00
Mileage (Per Each Mile)	$10.00	$11.00
Tow Major Parts/Components (Per Hour)	$145.00	$164.00
Storage Major Parts /Components (Per Day)	$7.00	$8.00

Please contact me if you have any questions.

Very truly yours,



Rajpal Dhillon
Chief Executive Officer

cc: Gary Tomatani, Chief of Police, VIA HAND DELIVERY
Robert Kim, City Attorney, VIA HAND DELIVERY

EXHIBIT 1

U.S. BUREAU OF LABOR STATISTICS

Databases, Tables & Calculators by Subject

Special Notices 4/25/2024

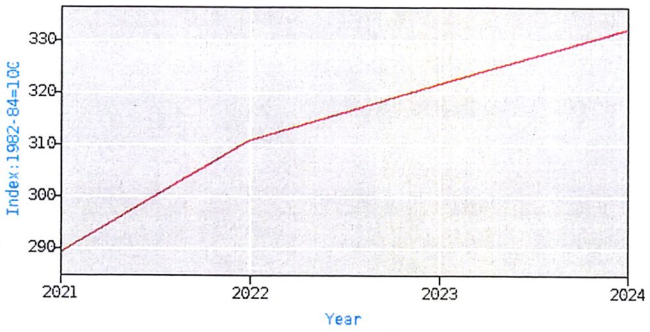
Change Output Options: From: 2021 To: 2025 GO

include graphs include annual averages More Formatting Options

Data extracted on: February 18, 2025 (12:02:09 AM)

Consumer Price Index for All Urban Consumers (CPI-U)

Series Id: CUURS49ASA0,CUUSS49ASA0
Not Seasonally Adjusted
Series Title: All items in Los Angeles-Long Beach-Anaheim, CA, all urban consumers, not seasonally adjusted
Area: Los Angeles-Long Beach-Anaheim, CA
Item: All items
Base Period: 1982-84=100



Download: xlsx

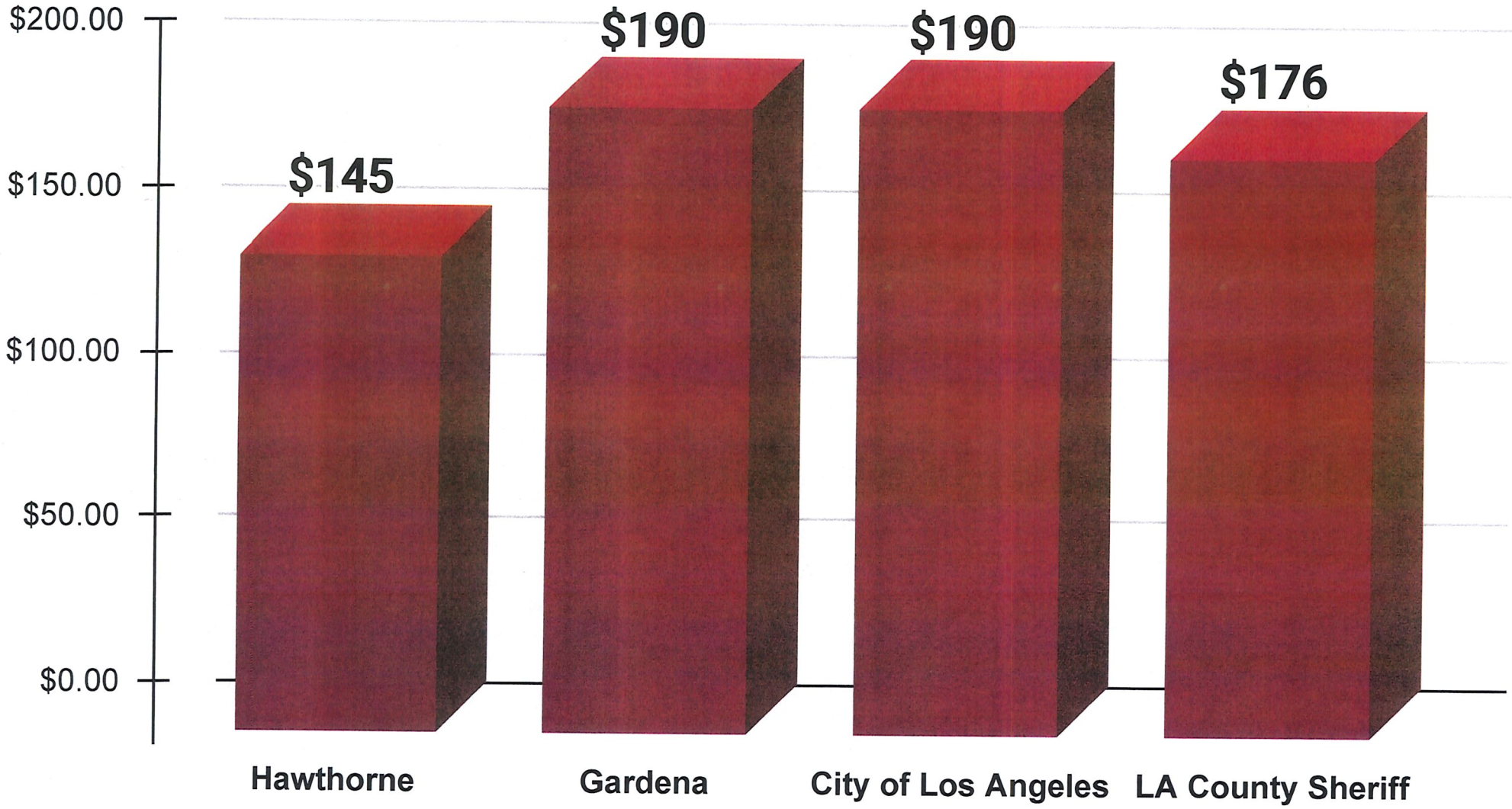
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2022	301.209	302.164	306.679	308.302	310.649	314.072	313.415	313.608	315.033	317.014	314.633	312.601	310.782	307.179	314.384
2023	318.591	317.571	317.873	320.089	320.514	322.055	321.931	324.050	324.984	324.545	323.341	323.456	321.583	319.449	323.718
2024	326.640	328.232	330.671	332.572	332.956	332.357	332.928	333.359	334.123	334.242	333.718	334.531	332.194	330.571	333.817
2025	337.508														

U.S. BUREAU OF LABOR STATISTICS Postal Square Building 2 Massachusetts Avenue NE Washington, DC 20212-0001

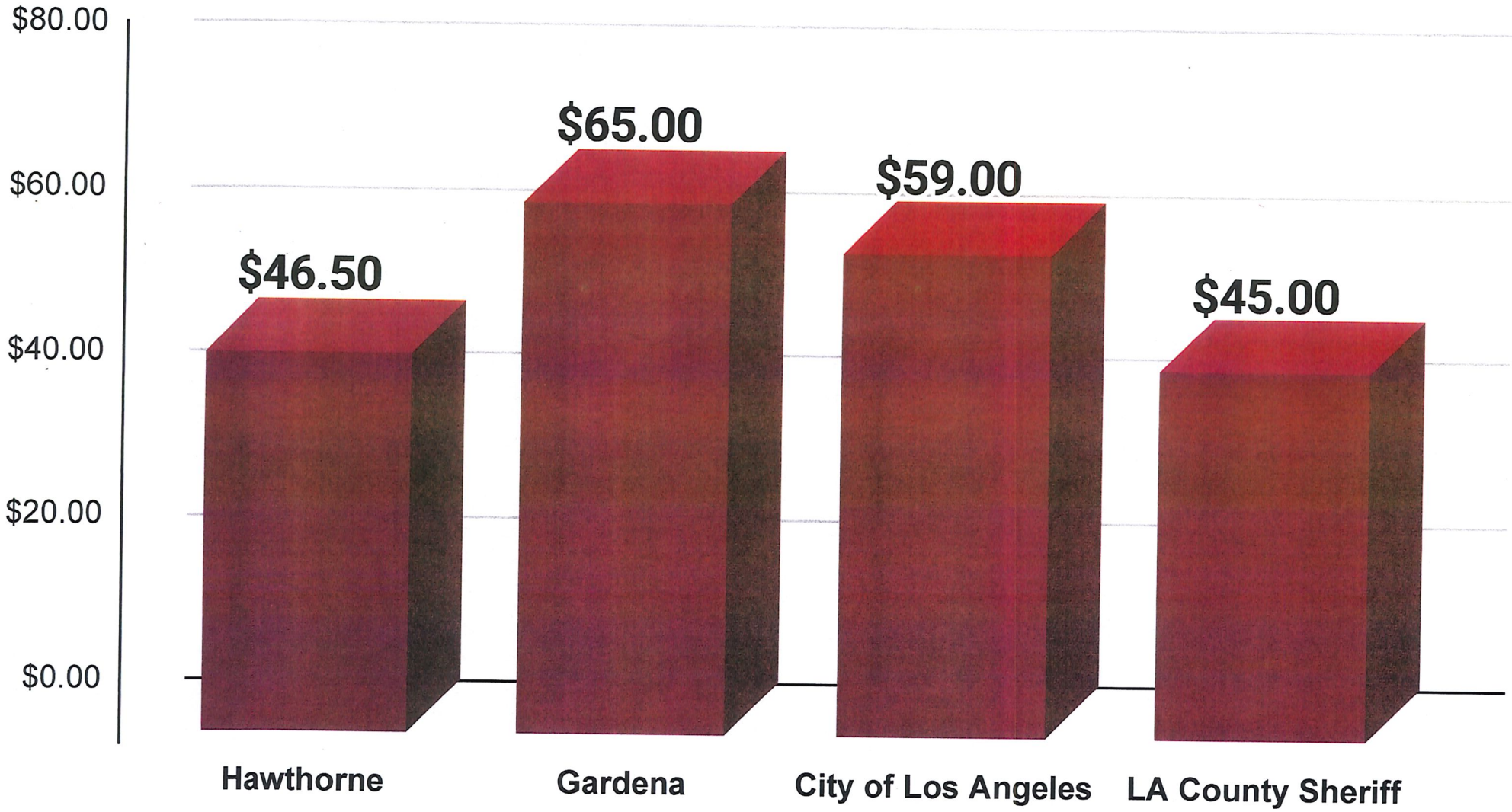
Telephone:1-202-691-5200_ Telecommunications Relay Service:7-1-1_ www.bls.gov Contact Us

EXHIBIT 2

Current Vehicle Tow Rate



Current Vehicle Storage Rate



AGENDA ITEM NO. 23.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Attorney

City Manager: **Department Head:**

SUBJECT:
Claim for bodily injury by Diane Wade.

RECOMMENDED MOTION:
Staff recommends that the City Council deny the claim by Diane Wade.

DISCUSSION:
Claimant Diana Wade alleges she was coming out of Citibank (down a wheelchair ramp) when she was stopped by a "bump" and fell out of her wheelchair, thereby causing her physical injury.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
Not applicable.

FISCAL IMPACT:
None.

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act.

AGENDA ITEM NO. 24.

CITY OF HAWTHORNE
City Council
AGENDA BILL
For the meeting of 06/24/2025
Originating Department: City Manager

City Manager: **Department Head:**

SUBJECT:
Hawthorne Aquatic Center Procedures for Rental Permits- A. Reyes English

RECOMMENDED MOTION:
Receive and file this report and affirm staff's practice of reserving the City pool for City-sponsored programs during posted Summer Program hours (9a.m.--6p.m. weekdays; 8a.m.--4p.m. Saturdays). Staff will continue to accommodate third-party rentals outside these hours and collaborate with adaptive providers to expand offerings in 2026.

DISCUSSION:
The City's Summer Aquatics Programs (Swim Lessons, Junior Lifeguard, Recreational Swim, Lap Swim, and Water Aerobics) operate at near capacity each summer. To meet community demand and comply with safety ratios, staff limit outside rentals during summer program hours. All permit/rental partners adjusted their schedules accordingly for 2025; however, Leaps N Boundz (Permit Group) requested exclusive lanes from 3 p.m. to 6 p.m. Monday--Friday, directly overlapping peak City program hours. After multiple attempts to offer alternative times, they declined to modify their request. Staff seeks Council concurrence with the current scheduling policy and to continue monitoring options for city-operated adaptive programming next year.

2025 Summer Programming Schedule

Program	Summer 2025 Operating Hours
Swim Lessons / Jr. Lifeguard / Recreational Swim	9am.--6p.m. (Mon--Fri) & 8a.m.--4p.m. (Sat)
Lap Swim	6a.m.--9a.m. & 12p.m.--1p.m. (Mon--Fri) & 8a.m.--1p.m. (Sat--Sun)
Water Aerobics	6a.m.--9a.m. (Mon--Fri) & 8a.m.--1p.m. (Sat--Sun)

At the end of May, staff contacted all rental groups to secure their requests for the June 15, 2025 -- August 15, 2025, summer season (8 weeks). All current permit groups were advised that summer availability would be altered and limited, and that the pool is not available for rentals during City Summer Program hours. All rental partners except Leaps N Boundz accepted the revised schedule. Staff connected with this group and apologized for the inconvenience, and reiterated City policy prioritizing City-sponsored programs. To note that staff offered post August 15, 2025, evening/weekend slots and proposed meetings to explore other accommodations. Staff also emphasized limited staffing capacity and safety considerations, prohibiting overlap with summer programs. Despite these efforts, Leaps N Boundz declined alternative times, maintaining their original request.

Staff seeks Council concurrence with the current scheduling policy and directions to continue monitoring options for adaptive programming next year.

ECONOMIC DEVELOPMENT STRATEGIC PLAN:
N/A

FISCAL IMPACT:
Maintaining the current policy has no additional fiscal impact. However, allowing rental use during Summer Program hours would require approximately $18,000 in unbudgeted seasonal staffing costs to meet state-mandated lifeguard-to-swimmer ratios and ensure safety compliance

NOTICING PROCEDURE:
72 hours posted notice pursuant to the Ralph M. Brown Act