

MINUTES OF THE REGULAR MEETING OF THE
BOARD OF DIRECTORS OF
COUNTY SANITATION DISTRICT NO. 2
HELD AT THE OFFICE OF THE DISTRICT
VIA TELECONFERENCE

January 11, 2023
1:30 o'clock, P.M.

The Board of Directors of County Sanitation District No. 2 of Los Angeles County met in regular session via teleconference.

There were present: Adele Andrade-Stadler, Director from Alhambra
Ali Sajjad Taj, Alternate Director from Artesia
Alejandra Cortez, Director from Bell Gardens
Sonny Santa Ines, Director from Bellflower
Bruce Barrows, Alternate Director from Cerritos
Claudia Frometa, Director from Downey
Rex Richardson, Director from Long Beach
Jennifer Perez, Alternate Director from Norwalk
Vilma Cuellar Stallings, Director from Paramount
Tony Ding, Director from San Gabriel
Maria del Pilar Avalos, Director from South Gate
Leticia Lopez, Director from Vernon
Janice Hahn, Director from Los Angeles County
Cathy Warner, Chairperson, Alternate Director from Whittier

Absent: Monica Arroyo, Director from Bell
Oralia Rebollo, Director from Commerce
Emma Sharif, Director from Compton
Paul Krekorian, Director from Los Angeles City
David Torres, Director from Montebello
Henry Lo, Director from Monterey Park
Monica Sanchez, Director from Pico Rivera

Also present: Kimberly S. Christensen, Secretary to the Board
Wes Beverlin, District Counsel

CONSENT AGENDA

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Consent Agenda was approved as follows:

RE: PUBLIC COMMENT

The Chairperson announced this was the time for any questions or comments by members of the public. There were no public comments or questions to address the

Board on any matters.

RE: DIRECTOR FROM
CITY OF ALHAMBRA

A certificate from the City Clerk of the City of Alhambra was presented to the Secretary stating that at a meeting of the City Council held December 12, 2022,

Ms. Adele Andrade-Stadler was elected Mayor of the City of Alhambra, which is the designation of the presiding officer of the governing body of that city and automatically places Ms. Andrade-Stadler on this Board, was accepted and ordered filed.

RE: ALTERNATE DIRECTOR
FROM CITY OF ALHAMBRA

A copy of an action taken by the City Council of the City of Alhambra at a meeting held December 12, 2022 was presented to the Secretary stating that Mr. Ross Maza, a

member of the City Council of the City of Alhambra, was appointed to serve as alternate Director from the city, was accepted and ordered filed.

RE: DIRECTOR FROM
CITY OF ARTESIA

A certificate from the City Clerk of the City of Artesia was presented to the Secretary stating that at a meeting of the City Council held December 12, 2022,

Ms. Monica Manalo was elected Mayor of the City of Artesia, which is the designation of the presiding officer of the governing body of that city and automatically places Ms. Manalo on this Board, was accepted and ordered filed.

RE: DIRECTOR FROM
CITY OF DOWNEY

A certificate from the City Clerk of the City of Downey was presented to the Secretary stating that at a meeting of the City Council held December 8, 2022,

Ms. Claudia Frometa was elected Mayor of the City of Downey, which is the designation of the presiding officer of the governing body of that city and automatically places Ms. Frometa on this Board, was accepted and ordered filed.

RE: DIRECTOR FROM
CITY OF NORWALK

A certificate from the City Clerk of the City of Norwalk was presented to the Secretary stating that at a meeting of the City Council held December 13, 2022,

Ms. Ana Valencia was elected Mayor of the City of Norwalk, which is the designation of the presiding officer of the governing body of that city and automatically places Ms. Valencia on this Board, was accepted and ordered filed.

RE: DIRECTOR FROM
CITY OF SOUTH GATE

A certificate from the City Manager of the City of South Gate was presented to the Secretary stating that at a meeting of the City Council held December 13, 2022,

Ms. Maria del Pilar Avalos was elected Mayor of the City of South Gate, which is the designation of the presiding officer of the governing body of that city and automatically places Ms. Avalos on this Board, was accepted and ordered filed.

RE: MINUTES

The minutes of the regular meeting held December 14, 2022, and the adjourned regular meeting held

December 19, 2022, were approved.

RE: DISTRICT EXPENSES

The following expenses for the month of October 2022 were presented and approved:

Local District Expenses:

Operations & Maintenance (O&M)	\$ 21,752.10
Capital	(581.25)
Joint Outfall System Expenses:	
Allocated Expense	10,978,889.51
Solid Waste System Expenses:	
Operations & Maintenance	11,286,580.51
Allocated Expenses	2,638,066.29
Capital	1,458,544.40
Stormwater Expenses:	
Operations & Maintenance	<u>5,821.89</u>
Total Expenses	<u>\$26,389,073.45</u>

RE: ENGINEERING DEPARTMENT
SOUTH GATE TRANSFER STATION
STORMWATER CAPTURE SYSTEM
MODIFICATION - HEED ENGINEERING
CONTRACT NO. 5312 - ACCEPTANCE OF
THE WORK

Heed Engineering has completed the work in connection with Contract No. 5312 for construction of the *South Gate Transfer Station (SGTS) Stormwater Capture System Modifications* (Project) within the time allowed by the contract, and in accordance with its terms. The Project consisted of the installation of approximately 800 linear feet of buried pipe, precast concrete

structures, control valves, and associated electrical work to increase the capacity of the existing stormwater capture system at the SGTS to comply with regulations on stormwater discharge issued by the State Water Resources Control Board. Eight change orders totaling \$76,305.02 were approved for this Project. A recommendation was made to accept this work.

The work in connection with Contract No. 5312, entered into by Heed Engineering, on September 8, 2020, for construction of the South Gate Transfer Station Stormwater Capture System Modifications, was approved and accepted by this Board of Directors; the Chief Engineer and General Manager was directed to execute and record a

Notice of Completion with respect to this work of improvement; and final payment of \$923,655.02 was authorized in accordance with the terms of the contract.

REGULAR AGENDA

RE: WASTEWATER MANAGEMENT
 DISTRICT 22 TRUNK SEWERS GROUP 1
 REHABILITATION - AWARD
 CONTRACT NO. 5496 TO NU-LINE
 TECHNOLOGIES, LLC - ORDER SECRETARY
 TO EXECUTE

The *District 22 Trunk Sewers Group 1 Rehabilitation* (Project) will consist of rehabilitation of approximately 8,954 feet of existing 12- to 15-inch-diameter corroded non-reinforced concrete pipe and appurtenant structures that were constructed between 1955 and 1962. The work is located within the Cities of Glendora, La Verne, and San Dimas as shown on the maps attached to the agenda.

The bid summary/recommendation to award was attached to the agenda. Staff has determined that the Project is exempt or otherwise not subject to the provisions of the California Environmental Quality Act (CEQA) pursuant to California Public Resources Code Section 21080(b)(4) and Title 14 of the California Code of Regulations (“CEQA Guidelines”) Section 15301. This item is consistent with the Districts’ Guiding Principles to protect financial and facility assets through prudent investment and maintenance programs; and commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). The bids received at the District’s office on December 1, 2022, for construction of the Project are as follows:

<u>BIDDER</u>	<u>TOTAL BID</u>
Nu-Line Technologies, LLC	\$1,970,379.00
Southwest Pipeline & Trenchless Corp.	\$2,077,798.00
Nor Cal Pipeline Services	\$2,230,045.00
Sancon Technologies, Inc.	\$2,292,499.00
Insituform Technologies	\$2,495,367.00

The bid of Nu-Line Technologies, LLC, was the lowest bid received and that Nu-Line Technologies, LLC, was the lowest, regular, responsible bidder for the work, and a recommendation was made to award a contract to Nu-Line Technologies, LLC, at the unit prices stated in its bid amounting to approximately \$1,970,379. Furthermore, a recommendation was made to order staff to review the insurance and surety bonds for performance and payment and, if sufficient, order the Secretary to execute the contract with Nu-Line Technologies, LLC, for construction of the Project.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, Contract No. 5496 for construction of the *District 22 Trunk Sewers Group 1 Rehabilitation* was awarded to the lowest, regular, responsible bidder, to wit: Nu-Line Technologies, LLC, at the unit prices stated in its bid amounting to approximately \$1,970,379. Furthermore, the Board of Directors of County Sanitation District No. 2 of Los Angeles County ordered the staff to review the insurance and surety bonds for performance and payment and, if sufficient, ordered the Secretary to execute the contract with Nu-Line Technologies, LLC, for construction of the Project.

RE: WASTEWATER MANAGEMENT
 SAN JOSE CREEK WATER RECLAMATION
 PLANT INFLUENT SEWER REHABILITATION
 AWARD CONTRACT NO. 5495 TO MLADEN
 BUNTICH CONSTRUCTION CO., INC. - ORDER
 SECRETARY TO EXECUTE

The *San Jose Creek Water Reclamation Plant Influent Sewer Rehabilitation* (Project) will consist of rehabilitation of approximately 8,954 feet of existing 12-inch to 15-inch-diameter corroded non-reinforced concrete pipe and appurtenant structures that were constructed between 1955 and 1962. The work is located within the Cities of Glendora, La Verne, and San Dimas as shown

on the maps attached to the agenda. The bid summary/recommendation to award was attached to the agenda. Staff has determined that the Project is exempt or otherwise not subject to the provisions of the California Environmental Quality Act (CEQA) pursuant to California Public Resources Code Section 21080(b)(4) and Title 14 of the California Code of Regulations (“CEQA Guidelines”) Section 15301. This item is consistent with the Districts’ Guiding Principles to protect financial and facility assets through prudent investment and maintenance programs; and commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). The bids received at the District’s office on December 6, 2022, for construction of the Project are as follows:

BIDDER

TOTAL BID

Mladen Buntich Construction Co., Inc.	\$2,333,940.00
Colich & Sons, L.P.	\$2,461,850.00
Steve Bubalo Construction Co.	\$3,317,800.00

The bid of Mladen Buntich Construction Co., Inc., was the lowest bid received and that Mladen Buntich Construction Co., Inc., was the lowest, regular, responsible bidder for the work, and a recommendation was made to award a contract to Mladen Buntich Construction Co., Inc., at the unit prices stated in its bid amounting to approximately \$2,333,940. Furthermore, a recommendation was made to order staff to review the insurance and surety bonds for performance and payment and, if sufficient, order the Secretary to execute the contract with Mladen Buntich Construction Co., Inc., for construction of the Project.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, Contract No. 5495 for construction of the *San Jose Creek Water Reclamation Plant Influent Sewer Rehabilitation* was awarded to the lowest, regular, responsible bidder, to wit: Mladen Buntich Construction Co., Inc., at the unit prices stated in its bid amounting to approximately \$2,333,940. Furthermore, the Board of Directors of County Sanitation District No. 2 of Los Angeles County ordered the staff to review the insurance and surety bonds for performance and payment and, if sufficient, ordered the Secretary to execute the contract with Mladen Buntich Construction Co., Inc., for construction of the Project.

RE: SOLID WASTE MANAGEMENT
BACKHOE AND DUMP TRUCK SERVICES
FOR VARIOUS DISTRICT LANDFILLS
REPORT ON BIDS AND AWARD OF ORDER

On November 17, 2022, two bids were received at the District’s office for *Backhoe and Dump Truck Services for District Landfills for a three-year period*. Rental backhoes and dump trucks with operators are required to supplement Districts’ staff and equipment to perform

site maintenance services at Districts’ landfills. These services include post-closure maintenance related to final cover, gas collection systems, site drainage systems, and miscellaneous construction projects. Use of the rental equipment ensures continued operation and maintenance of these systems as required by state and federal regulations. The bid summary/recommendation to award was attached to the agenda. Staff has determined that the activities described herein do not constitute a “Project” under the California Environmental Quality Act (CEQA) pursuant to California Public Resources Code Section 21065 and Title 14 of the California Code of Regulations (“CEQA Guidelines”) Section 15378. This item is consistent with the Districts’ Guiding Principle of commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). A recommendation was made to authorize the Chief Engineer and General Manager, in his capacity as Purchasing Agent, to award a purchase order to the low bidder, Chamberlain Backhoe Service, in the amount of approximately \$1,079,735.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Purchasing Agent was authorized to issue a purchase order to the low bidder, Chamberlain Backhoe Service, for *Backhoe and Dump Truck Services for District Landfills for a three-year period*, in the amount of approximately \$1,079,735 and in accordance with the bids received November 17, 2022.

RE: TECHNICAL SERVICES
AIR EMISSION TESTING AT VARIOUS
SOLID WASTE AND WASTEWATER
FACILITIES - AUTHORIZE ISSUANCE OF
PURCHASE ORDER TO AIRKINETICS, INC.

The Districts operates solid waste and wastewater facilities that utilize a wide variety of combustion equipment such as boilers, engines, flares, and turbines that combust landfill gas, digester gas, and natural gas. The South Coast Air Quality Management District requires testing be performed by an independent

contractor to verify emissions from the equipment are compliant with local air district, state, and federal regulations. A Request for Proposals was released, and two proposals were received with AirKinetics submitting the highest ranked proposal based on technical qualifications and cost. This item is consistent with the Districts’ Guiding Principle of commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). A recommendation was made to authorize the Chief Engineer and General Manager, in his capacity as Purchasing Agent, to issue a purchase order to AirKinetics, Inc., for air emissions testing at various solid waste and wastewater facilities at a cost of approximately \$365,886.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Purchasing Agent was authorized to issue a purchase order to AirKinetics, Inc., for air emissions testing at various solid waste and wastewater facilities, at a cost of approximately \$365,886.

RE: FACILITIES PLANNING - RENEWAL OF VOICE-OVER-INTERNET-PROTOCOL TELEPHONE LICENSES - AUTHORIZE ISSUANCE OF PURCHASE ORDER TO VOX NETWORK SOLUTIONS

VOX Network Solutions (VOX) to purchase the required licenses. OMNIA provides nationally leveraged and competitively solicited purchasing contracts for the public sector. Purchasing the licenses through OMNIA is the most cost-effective means of renewal. This item is consistent with the Districts' Guiding Principles of commitment to fiscal responsibility and prudent financial stewardship; and to provide reliable and responsible services with safety first. A recommendation was made to authorize the Chief Engineer and General Manager, in his capacity as Purchasing Agent, to issue a purchase order for renewal of voice-over-internet-protocol telephone licenses for a three-year period at a cost of approximately \$393,000.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Purchasing Agent was authorized to issue a purchase order to VOX Network Solutions for renewal of voice-over-internet-protocol telephone licenses for a three-year period at a cost of approximately \$393,000.

RE: FINANCIAL MANAGEMENT SECURITY SERVICES FOR VARIOUS DISTRICTS' FACILITIES - AUTHORIZE ISSUANCE OF PURCHASE ORDER TO ALLIED UNIVERSAL, SUPERIOR PROTECTION SERVICES, AND AMERICAN GLOBAL SECURITY

Security services are required at Districts' facilities to maintain a safe and secure work environment. Contracting out security services allows security issues to be addressed by industry professionals and mitigate risks. Proposals to provide these services were solicited from qualified providers, and ten proposals were received and evaluated based on the criteria within the Request for Proposal. Staff recommends that purchase orders be awarded to the highest-rated, responsive proposal for each facility. This item is consistent with the Districts' Guiding Principle to protect financial and facility assets through prudent investment and maintenance programs. A recommendation was made to authorize the Chief Engineer and General Manager, in his capacity as Purchasing Agent, to issue purchase orders for security services for various districts' facilities for a one-year period.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Purchasing Agent was authorized to issue purchase orders to Allied Universal in the amount of approximately \$78,100, Superior Protection Services in the amount of approximately \$111,394, and American Global Security in the amount of approximately \$1,302,960 for security services for various districts' facilities for a one-year period.

RE: FINANCIAL MANAGEMENT SURCHARGE PROCESSING - JAEMAR INC. AUTHORITY TO SETTLE SURCHARGE OBLIGATION AND SECURE COLLECTION

The company does not dispute the surcharge amount due; however, it has claimed that it is not in a financial position to submit payment in full and has expressed a willingness to pay the balance in monthly installments. This authorization includes any amounts otherwise due and any additional amounts that become due prior to institution of litigation or settlement. This item is consistent with the Districts' Guiding Principle of commitment to fiscal responsibility and prudent financial stewardship. A recommendation was made to authorize a settlement of industrial wastewater surcharge obligations of Jaemar Inc., in the principal sum of \$52,247.81, plus penalty and interest, and authorize the Chief Engineer and General Manager and District Counsel to take all appropriate steps to secure collection of all past due amounts including authority to institute litigation, stipulate to judgment, and execute a settlement agreement that provides for payment of indebtedness on a periodic basis.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, settlement of the industrial wastewater surcharge obligations due from Jaemar, Inc., in the principal sum of \$52,247.81, plus penalty and interest, was authorized; and the Chief Engineer and General Manager and District Counsel were authorized to take all the appropriate steps to secure collection of all past due amounts now due together with any amounts that may later become due, including the authority to institute litigation, stipulate to judgment, and execute a settlement agreement that provides for a payment of the indebtedness on a periodic basis.

RE: WASTEWATER MANAGEMENT
216TH STREET RELOCATION TRUNK
SEWER REHABILITATION - SAK
CONSTRUCTION, LLC - CONTRACT
NO. 5424 - APPROVE CHANGE ORDERS
NOS. 3 AND 4 - EXTRA WORK

As part of the 216th Street Relocation Trunk Sewer Rehabilitation (Project), the contractor was required to restore all damaged concrete pavement and other hardscapes resulting from the installation of a temporary flow bypass system that was needed to facilitate rehabilitation of the sewer with a cured-in-place pipe (CIPP) liner. Due to the expedited nature of the Project,

the extent of the restoration work that would be required by the City of Carson and the Los Angeles County Department of Public Works could not be fully defined prior to the acceptance of bid proposals. During construction, it was determined that the amount of restoration work that was required was significantly more than was estimated in the contract documents. The contractor was therefore directed to perform the additional restoration work on a time and material basis. Separately, the contractor was required to operate a flow bypass system to support cleaning and removal of debris from the sewer, to facilitate the installation of the CIPP liner and to allow rehabilitation of several manhole structures. During construction, it was determined that the volume of debris in the sewer was significantly more than was estimated in the contract documents and it was also discovered that additional manholes required rehabilitation. In order to complete the additional work, the contractor was directed to operate and maintain the flow bypass system for a time period longer than was specified in the contract documents on a time and material basis. These items are consistent with the Districts' Guiding Principles to protect financial and facility assets through prudent investment and maintenance programs; and commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). The claims have been reviewed and the work determined to be beyond the scope of the plans and specifications. A recommendation was made to approve Change Orders Nos. 3 and 4 to Contract No. 5424 with SAK Construction, LLC, for the construction of the 216th Street Relocation Trunk Sewer Rehabilitation; resulting in the total payment of \$1,268,890.59 for the extra work.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, Change Orders Nos. 3 and 4 to Contract No. 5424 with SAK Construction, LLC, for the construction of the 216th Street Relocation Trunk Sewer Rehabilitation, resulting in a total payment of \$1,268,890.59, was approved.

RE: SOLID WASTE MANAGEMENT
TRANSPORTATION OF MUNICIPAL SOLID
WASTE COLLECTED AT PUENTE HILLS
MATERIALS RECOVERY FACILITY AND
SOUTH GATE TRANSFER STATION AND
BIOSOLIDS AND WASTE GENERATED AT
JOINT WATER POLLUTION CONTROL PLANT
AMENDMENT NO. 2 - TCI ENVIRONMENTAL
SERVICES, INC., CONTRACT NO. 5233B
APPROVED - AMENDMENT NO. 1
ECOLOGY AUTO PARTS, INC.
PULLED FROM AGENDA

In 2019, following a competitive selection process, the Districts entered into agreements with Ecology Auto Parts, Inc., (Ecology), and TCI Environmental Services, Inc., (TCI), for the transportation of commodities and residual solid waste. The transportation services commenced on January 1, 2020, for an initial duration of approximately five years. On January 13, 2021, the agreement with TCI was amended to include transportation of biosolids from the Joint Water Pollution Control Plant (JWPCP) to the Inland Empire Regional Compost Facility using compressed natural gas (CNG) powered tractors. The proposed amendments provide for three major modifications. First, the

amendments include provisions for a new fuel cost adjustment index to account for the fluctuations in the price of CNG. The original fuel cost adjustment calculation referenced a retail fuel price index that is no longer supported. Second, the amendments incorporate the California Supreme Court's recent direction that required special districts to pay prevailing wage. Finally, the amendments further expand the scope of work to allow hauling additional biosolids. In 2019, the annual cost estimate for services to be performed under the two agreements was projected to be approximately \$14.7 million per year. Current expenditures are significantly less due to a reduction of tonnage at the Districts' solid waste facilities. Based on the reduced solid waste transportation requirements, Ecology and TCI have the ability to support the Districts' short-term needs for biosolids transportation from the JWPCP. Over the next year the additional cost of hauling of biosolids is approximately \$2.6 million, which is within the original cost estimate for annual services. This item is consistent with the Districts' Guiding Principle of commitment to operational excellence (protection of public health and the environment, regulatory compliance, and cost effectiveness). A recommendation was made to approve and order executed an *Amendment No. 2 to Agreement for the Transportation of Biosolids and Municipal Solid Waste* with TCI Environmental Services, Inc. The Chief Engineer and General Manager stated that *Amendment No. 1 to the Agreement for the Transportation of Biosolids and Waste* with Ecology Autos Parts, Inc., contained a couple of issues to work out with the trucking company. He requested that the Board take no action on this item.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, an amendment to the agreement entered into with TCI Environmental Services, Inc., Contract No. 5233 dated August 28, 2019, as amended March 5, 2020 (Contract No. 5233A), and January 13, 2021 (Contract No. 5233B), providing for the transportation of biosolids and municipal solid waste, as set forth therein, was approved. The

Chairperson and Secretary were authorized to execute the *Amendment No. 2 to Agreement for the Transportation of Biosolids and Municipal Solid Waste* with TCI Environmental Services, Inc., on behalf of the District. Furthermore, the Board followed District staff's recommendation and voted to take no action to approve the *Amendment No. 1 to Agreement for the Transportation of Biosolids and Waste with Ecology Auto Parts, Inc.*

RE: FACILITIES PLANNING - EASEMENT NO. 3622 - UNITED STATES DEPARTMENT OF THE ARMY CORPS OF ENGINEERS

The Chief Engineer and General Manager presented proposed *Easement No. 3622*, granting property rights to the Districts on Federal Government property located in unincorporated Los Angeles County. He advised that the

Districts own, operate, and maintain the Whittier Narrows Water Reclamation Plant and two effluent pipelines on property owned by the Federal Government and managed by the Army Corps, as shown on the map attached to the agenda. The Districts has been using the property for this purpose since 1961 under an easement that expired in 2021. These facilities cannot be moved and are critical components of the Districts' Joint Outfall System and recycled water program. The Army Corps has agreed to grant the proposed Easement for a term of 50 years at a cost of \$1,000 per year, which will allow the Districts to continue using the property. Staff has determined that approval of the Easement does not constitute a "Project" under the California Environmental Quality Act (CEQA) pursuant to California Public Resources Code Section 21065 and Title 14 of the California Code of Regulations ("CEQA Guidelines") Section 15378. This item is consistent with the Districts' Guiding Principles of commitment to fiscal responsibility and prudent financial stewardship; and to maximize use of our assets and resources (recycled water, recyclables, and energy). He recommended that said Easement No. 3622 be approved and ordered executed and recorded.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, *Easement No. 3622*, granting to the District an easement to operate and maintain the Whittier Narrows Water Reclamation Plant and Effluent Pipelines, at a compensation of \$1,000 per year, a description of which is contained in District's files, was approved; and the Chairperson and Secretary were authorized and instructed to execute said Easement No. 3622 on behalf of the District, and the Secretary was instructed to have said document recorded.

RE: WASTEWATER AND SOLID WASTE MANAGEMENT - ENGINEERING SERVICES AGREEMENT - AECOM TECHNICAL SERVICES, INC., CAROLLO ENGINEERS, INC., CDM SMITH, INC., HDR ENGINEERING, INC., AND KENNEDY/JENKS CONSULTANTS, INC. CONTRACTS NOS. 5500, 5501, 5504, 5503, AND 5502 - APPROVE

During peak demand periods, engineering consulting services are needed to augment District staff that is responsible for the design of various wastewater collection systems projects. It is more cost and time effective to use an on-call consultant to perform these services rather than to issue separate Requests for Proposals for each project. Due to the number and variety of upcoming projects, having multiple on-call consultants would ensure that there would be a consultant with the necessary expertise and availability.

Proposals were solicited and received from six consulting firms. Kennedy/Jenks Consultants, AECOM Technical Services, Inc., Carollo Engineers, Inc., HDR Engineering, Inc., and CDM Smith, Inc., were ranked as the most qualified to provide the required services at competitive rates. Services will be used on an as-needed basis for potentially all Districts. In accordance with the Purchasing Policy, District No. 2 will issue and administer the proposed agreements, and expenditures will be allocated according to actual costs attributable to each District. This item is consistent with the Districts' Guiding Principle of commitment to fiscal responsibility and prudent financial stewardship. A recommendation was made to approve and order executed an *Engineering Services Agreement* for on-call engineering consulting services for a four-year period with AECOM Technical Services, Inc., in the amount of \$2,000,000; Carollo Engineers, Inc., in the amount of \$2,000,000; CDM Smith, Inc., in the amount of \$2,000,000; HDR Engineering, Inc., in the amount of \$2,000,000; and Kennedy/Jenks Consultants, Inc., in the amount of \$2,000,000.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Board of Directors of County Sanitation District No. 2 of Los Angeles County found and determined that it would be to the advantage of the District to enter into an *Engineering Services Agreement* with AECOM Technical Services, Inc., Carollo Engineers, Inc., CDM Smith, Inc., HDR Engineering, Inc., and Kennedy/Jenks Consultants, Inc., providing for the required engineering consulting services, as set forth in the Agreements and under terms and conditions contained therein. All the terms and conditions of the *Engineering Services Agreement*, Contracts Nos. 5500, 5501, 5504, 5503 and 5502, respectively, dated January 11, 2023, were accepted and approved, and the Chairperson and Secretary were authorized to execute the Agreements on behalf of the District.

RE: FACILITIES PLANNING AUTHORIZE DISPOSAL OF DISTRICT-OWNED EQUIPMENT

During the review of stock in the Districts' Puente Hills Warehouse, it was determined that approximately 2,300 items with a total original purchase price of approximately \$3 million is obsolete due to the closure of the

Commerce Refuse-to-Energy Facility and other closed landfill gas-to-energy facilities. These items are specific to those facilities and no longer serve a useful purpose for the Districts. Staff recommends that this inventory be removed from the warehouse for disposal, scrap, or sale based on the potential salvage value of each item. This item is consistent with the Districts' Guiding Principle of commitment to fiscal responsibility and prudent financial stewardship. A recommendation was made that the Board find that the miscellaneous spare parts and equipment related to the closed waste-to-energy and gas-to-energy facilities is no longer suitable for Districts' purposes and authorize disposal.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the Board found that the miscellaneous spare parts and equipment related to the closed waste-to-energy and gas-to-energy facilities is no longer suitable for Districts' purposes and directed to dispose of the equipment in the manner he determines will best serve the interests of the District.

RE: FINANCIAL MANAGEMENT
INTRODUCE SCHOLL CANYON LANDFILL
SOLID WASTE RATE ORDINANCE

A proposed *Ordinance Prescribing Fee and Charge Rates for Solid Waste Management Activities at the Scholl Canyon Landfill* (Ordinance) was presented to the Board for consideration and introduction. A letter

describing the recommended Board action and a copy of the proposed Ordinance accompanied the agenda. The Ordinance would increase the municipal solid and inert waste (MSW) rate at the SCLF from \$61.10 per ton to \$76.37 per ton effective March 1, 2023. Changes to the rates for hard-to-handle and bulky items, tires, special handling, segregated uncontaminated green waste, and food waste/green waste program are also proposed. The proposed rate increases are necessary to offset increasing operational and capital costs. The City of Glendale and Los Angeles County have concurred with the increases. This item is consistent with the Districts' Guiding Principles of commitment to fiscal responsibility and prudent financial stewardship; and to plan for both short-term and long-term needs to minimize the need for significant rate increases. A copy of the Ordinance accompanied the agenda. A recommendation was made to waive the reading of the Ordinance in its entirety.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, an *Ordinance Prescribing Fee and Charge Rates for Solid Waste Management Activities at the Scholl Canyon Landfill* (Ordinance) was introduced, and after reading of the title thereof, further reading of the Ordinance was waived.

RE: RESOLUTION DECLARING VARIOUS
DISTRICTS' PROPERTIES TO BE EXEMPT
SURPLUS LAND IN CALENDAR YEAR 2023
IN ACCORDANCE WITH CALIFORNIA
SURPLUS LAND ACT - ADOPT

A proposed *Resolution Declaring Various Districts' Properties to be Exempt Surplus Land in Calendar Year 2023 in Accordance with California Surplus Land Act* (SLA) was presented. The SLA is intended to stimulate the development of affordable housing and requires the identification of excess publicly-owned land that may be

used for this purpose. Accordingly, SLA regulations require local agencies such as the Districts to declare property "surplus land" or "exempt surplus land" prior to sale or lease. Declaring properties exempt surplus land avoids the need to make these properties available to outside entities for development of affordable housing prior to lease since the properties involved are either buffer for the Districts' wastewater and solid waste facilities or are needed for potential future expansion of Districts' facilities. In 2023, the Districts anticipates leasing the properties listed in the attached resolution. Staff consulted with the California Department of Housing and Community Development to prepare the resolution, which includes detailed written findings explaining why each property is exempt surplus land. Staff recommends the Board declare the properties listed in the resolution to be "exempt surplus land" in accordance with the SLA. Staff has determined that approval of the resolution is not a "Project" under the California Environmental Quality Act (CEQA) pursuant to the California Public Resources Code Section 21065 and Title 14 of the California Code of Regulations ("CEQA Guidelines") Section 15378. This item is consistent with the Districts' Guiding Principle of commitment to continual improvement. A copy of the proposed Resolution was attached to the agenda. A recommendation was made to adopt the Resolution.

Upon motion of Director Hahn, duly seconded and unanimously carried by a roll-call vote, the following Resolution was adopted:

RESOLUTION OF THE BOARD OF DIRECTORS OF
COUNTY SANITATION DISTRICT NO. 2 OF LOS ANGELES COUNTY
DECLARING VARIOUS PROPERTIES OWNED BY THE SANITATION DISTRICTS
TO BE EXEMPT SURPLUS LAND IN CALENDAR YEAR 2023 IN ACCORDANCE
WITH SURPLUS LAND ACT

WHEREAS, County Sanitation District No. 2 of Los Angeles County (the "District") and 23 other County Sanitation Districts of Los Angeles County, each organized and existing under the provisions of the

County Sanitation District Act, California Health and Safety Code Section 4700 *et. seq.*, make up the Los Angeles County Sanitation Districts (“Sanitation Districts”); and

WHEREAS, the District is empowered to act as the administrative district for the Sanitation Districts, including on matters concerning the management and disposition of real property owned by each individual district; and

WHEREAS, pursuant to the California Surplus Land Act, codified at California Government Code Sections 54220-54233 (the “Act”), local agencies such as the Sanitation Districts must declare any real property they own as either “Surplus Land” or “Exempt Surplus Land” prior to any disposition, including certain leasing or options to lease transactions, of the property; and

WHEREAS, exempt surplus land, pursuant to the Act, includes property that is necessary for use by the Sanitation Districts as buffer property near sensitive governmental uses including, but not limited to, wastewater treatment plants, solid waste management facilities, and other similar uses; and

WHEREAS, the Sanitation Districts are empowered to lease property declared as exempt surplus land if the planned lease and use of the property furthers the express purpose of the agency work or operations; and

WHEREAS, the Sanitation Districts are empowered to lease property declared as exempt surplus land to other governmental agencies for those agencies’ use; and

WHEREAS, all the prospective leases covered by this Resolution are subject to separate review and consideration by the District and are not considered final or approved unless or until the District Board of Directors is presented with a separate hearing item for the lease that includes review, evaluation and clearances under all applicable District policies, procedures and the requirements of all applicable laws including, without limitation, the California Environmental Quality Act; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Numbers 7406-026-916, 7406-026-917, 7406-026-918, and 7406-026-921 located at 24721 S. Main Street in Carson, California, and commonly referred to as the former Fletcher Oil and Refining Company property (the “FORCO Site”). The FORCO Site meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1) and (f)(1)(J) because the Sanitation Districts use the property as a buffer site for ongoing operations at the Sanitation Districts’ Joint Water Pollution Control Plant (the “JWPCP”), a publicly-owned wastewater treatment plant located immediately adjacent to the FORCO Site. In addition, pursuant to California Government Code Section 54221(c)(2)(B)(i) the Sanitation Districts are preparing a lease for the FORCO Site with The Metropolitan Water District of Southern California for industrial uses and activities including, without limitation, construction and operation of an advanced water treatment facility to further purify the effluent produced by the JWPCP; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Numbers 7414-002-903 and 7414-002-904 located at 1700 S. Figueroa Street, Wilmington, California, and commonly referred to as the Wilmington Athletic Complex buffer property (the “WAC Site”). The WAC Site meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1) and 54221(f)(1)(J) because the Sanitation Districts need the WAC Site to act as a buffer between the JWPCP and adjacent residential uses. In addition, pursuant to California Government Code Section 54221(f)(1)(D), the Sanitation Districts are preparing a lease of the WAC Site with the City of Los Angeles. Leasing the WAC Site would allow the City of Los Angeles to use and operate the WAC Site as a public park and recreational facility for area residents, which would further its purpose as a buffer for the JWPCP; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Number 7406-026-922 located at 350 W. Sepulveda Boulevard, Carson, California, which is the location of a wholesale pottery business (the “Pottery Site”). The Pottery Site is located on the JWPCP property and meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1), 54221(c)(2)(B)(i) and 54221(f)(1)(J) because the Pottery Site acts as a buffer to the JWPCP property and leasing of the Pottery Site to a third party for operation of a wholesale pottery business directly furthers the express purposes of the Sanitation Districts work and operations because the lease generates revenue to fund the Sanitation Districts operations at the JWPCP; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Numbers 7406-001-903, -904, -905, -906, -907, -919, -920, -921, -923, -925 and -926 located at the southeast corner of Sepulveda Boulevard and Main Street, Carson, California, and commonly known as the Carson Depot Shopping Center (the “Carson Depot Shopping Center Site”). The Carson Depot Shopping Center Site meets the definition

of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1), 54221(c)(2)(B)(i) and 54221(f)(1)(J) because it acts as a buffer between residential uses and the JWPCP property and leasing of the Carson Depot Shopping Center Site to a third party to manage the day-to-day operation of the shopping center directly furthers the express purposes of the Sanitation Districts work and operations because the lease generates revenue to fund the Sanitation Districts operations at the JWPCP; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Number 8125-025-922 located at 13130 Crossroads Parkway South, City of Industry, California, and commonly referred to as the Nike Hill communications tower farm site (the “Communications Tower Site”). The Communications Tower Site contains various communication towers and related infrastructure, owned and operated by private companies or public agencies, and is located within what was, at one time, the largest operating landfill in the United States known as the Puente Hills Landfill (the “PHLF”). The PHLF closed in 2013. The Communications Tower Site meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1), 54221(c)(2)(B)(i) and 54221(f)(1)(J) because the Communications Tower Site acts as a buffer to the ongoing post-closure operations at the PHLF and leasing portions of the Communications Tower Site to various operators of communications towers directly furthers the express purposes of the Sanitation Districts work and operations because the lease generates revenue to fund the Sanitation Districts ongoing post-closure maintenance costs of the PHLF; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Numbers 8125-021-942, 8125-021-943, 8125-022-901, 8125-023-901, 8125-023-902, and 8125-025-922 located at 13130 Crossroads Parkway South, City of Industry, California. This is the entirety of the “PHLF Site” which originally opened in 1957 and operated continuously until it was closed in October 2013. Pursuant to the Conditional Use Permits issued by the County of Los Angeles for the PHLF, the PHLF Site is required to be made available to the County of Los Angeles for use as a public park. Pursuant to California Government Code Section 54221(f)(1)(G) use of the PHLF Site is expressly limited by California Public Resources Code Section 5600. In addition, pursuant to California Government Code Section 54221(f)(1)(D), the Sanitation Districts are party to a Joint Powers Agreement with the County of Los Angeles for the future construction and operation of a public park and recreational facility at the PHLF Site for area residents; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Numbers 6232-016-902 and 6232-016-906 located at 9530 Garfield Avenue, South Gate, California, and commonly referred to as the South Gate Transfer Station (the “SGTS Site”). The SGTS Site meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1), 54221(c)(2)(B)(i) and 54221(f)(1)(J) because the SGTS Site directly furthers the express purposes of the Sanitation Districts work and operations because leasing a portion of the site to a third party will generate revenue to support the operation and maintenance of the Sanitation Districts’ solid waste management facilities; and

WHEREAS, the Sanitation Districts are the owners of Los Angeles County Assessor Parcel Number 7271-019-900 located at 1173 Loma Vista Avenue, Long Beach, California, and commonly referred to as Loma Vista Park (the “Loma Vista Park Site”). The Loma Vista Park Site is the location of a surface sewer junction structure and it is leased to the City of Long Beach for recreational purposes. The Loma Vista Park Site meets the definition of “agency’s use” as that term is defined in California Government Code Sections 54221(c)(1) and 54221(f)(1)(J) because the Sanitation Districts need the Loma Vista Park Site to act as a buffer between the Sanitation Districts’ sewer junction structure and adjacent residential uses. In addition, pursuant to California Government Code Section 54221(f)(1)(D) the Sanitation Districts are continuing the lease of this site to the City of Long Beach for recreational purposes. Continued lease of the Loma Vista Park Site to the City of Long Beach furthers the express purposes of the Sanitation Districts work and operations because it maintains this property in a condition that allows the Sanitation Districts to perform sewer maintenance activities while also providing this area to the local community for recreational purposes; and

WHEREAS, the Sanitation Districts, during calendar year 2023, anticipate negotiating leases affecting the FORCO Site, the WAC Site, the Pottery Site, the Carson Depot Shopping Center Site, the Communications Tower Site, the PHLF Site, the SGTS Site, and the Loma Vista Park Site (collectively, the “Properties”) as more fully described in this Resolution. Each of the leases will continue to further the purposes of the Sanitation Districts work and operations for the reasons stated in this Resolution; and

WHEREAS, the District’s Board of Directors has reviewed this Resolution and now desires to declare the Properties as “Exempt Surplus Land” as that term is defined in California Government Code Sections 54221(f)(1)(J) and 54221(f)(1)(D) based on the findings and justifications contained in this Resolution.

NOW, THEREFORE, the District’s Board of Directors finds and resolved as follows:

SECTION 1. The above recitals are true, correct and are specifically incorporated in and made a substantive part of this Resolution.

SECTION 2. The District’s Board of Directors hereby declares that the Properties are all “Exempt Surplus Land” in accordance with the terms, requirements, and provisions of the Act, and based on the findings contained in this Resolution for each of the properties. If the Sanitation Districts elect to dispose of, by lease, additional properties not included in this Resolution, the Sanitation Districts will, in advance of any contemplated transactions, consider and vote on a subsequent resolution that includes the requisite property specific findings in conformance and compliance with the terms, requirements and provisions of the Act.

SECTION 3. The Secretary of the Board of Directors is hereby directed to send a copy of this Resolution to the California Department of Housing and Community Development in accordance with the requirements of Section 400(e) of the Surplus Land Act Guidelines, dated April 2021 and the Guide to Exemptions from the Standard Surplus Land Act Process for Local Agencies issued by the California Department of Housing and Community Development dated May 2022.

SECTION 4. This Resolution has been reviewed in accordance with the requirements of the California Environmental Quality Act (California Public Resources Code Section 21000 *et seq.* and Title 14 of the California Code of Regulations Section 15000 *et seq.*) (“CEQA” and the “CEQA Guidelines,” respectively). The District’s staff have determined that the designation of the Properties as “Exempt Surplus Land” does not have the potential for causing a significant effect on the environment and is, therefore, exempt from review under CEQA Section 21080 and CEQA Guidelines Section 15060(c)(3) because it is not a project as defined in CEQA Section 21065 and CEQA Guidelines Section 15378. Moreover, adoption of this Resolution does not have the potential to result in either a direct physical change or a reasonably foreseeable indirect physical change to the environment. If and when the Properties are leased for use by prospective tenants, and if the prospective tenants propose a use for the property that requires the issuance of a discretionary permit from an agency with land use authority and control over the property, that future use, and the associated discretionary permit(s) will be reviewed and analyzed in accordance with the requirements of CEQA and the CEQA Guidelines.

SECTION 5. The officers and staff of the District are hereby authorized, jointly and severally, to do all things which they may deem necessary and proper to effectuate the purposes of this Resolution, and any such actions previously taken are hereby ratified and confirmed.

PASSED AND ADOPTED by the Board of Directors of County Sanitation District No. 2 of Los Angeles County at its meeting on January 11, 2023.

AYES: Fourteen (14)

NOES: None

ABSTAIN: None

ABSENT: Seven (7)

Upon motion of Director Frometa, duly seconded and unanimously carried, the meeting was adjourned

CATHY WARNER
Chairperson

ATTEST:

KIMBERLY S. CHRISTENSEN
Secretary

/drs