



CITY OF SIGNAL HILL

2175 Cherry Avenue • Signal Hill, California 90755-3799

THE CITY OF SIGNAL HILL
WELCOMES YOU TO A REGULAR
CITY COUNCIL MEETING
June 09, 2026

The City of Signal Hill appreciates your attendance. Public interest provides the Council and Agency with valuable information regarding issues of the community. Regular meetings are held on the 2nd and 4th Tuesday of every month.

Regular meetings begin at 6:00 pm with the conduct of any business permitted to be conducted in closed session by the Brown Act (Government Code Section 54950, et seq.), if any, and with the public portion of the meeting beginning at 7:00 pm. There is a period for public comment on closed session matters at 6:00 pm prior to the closed session. In the event there is no business to be conducted in closed session, the Regular meeting shall begin at 7:00 pm. There is a public comment period at the beginning of the Regular meeting. Any person wishing to comment shall be allotted three minutes per distinct item. Any meeting may be adjourned to a time and place stated in the order of adjournment.

The agenda is posted 72 hours prior to each meeting on the City's website and outside of City Hall. The agenda and related reports are also available for review online at www.cityofsignalhill.org.

To view the meeting live at 7:00 p.m.:

- City of Signal Hill website at www.cityofsignalhill.org, select the City Council Meetings Link from the home page.
- Charter Spectrum Channel 74 or Frontier FiOS Channel 38.

To participate (closed session at 6:00 p.m. and regular meeting at 7:00 p.m.):

- In-person Participation: Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, California.
- To make a general public comment or comment on a specific agenda item, you may also submit your comment, limited to 250 words or less, to the City Clerk at cityclerk@cityofsignalhill.org not later than 5:00 p.m. on Tuesday, June 9, 2026. Written comments will be provided electronically to the City Council and attached to the meeting minutes. Written comments will not be read into the record.

City Council Members are compensated \$794.40 per month. City Clerk and City Treasurer are compensated \$482.04 per month.

(1) **CALL TO ORDER – 6:00 P.M.**

(2) **ROLL CALL**

MAYOR HANSEN
VICE MAYOR HONEYCUTT
COUNCIL MEMBER COPELAND
COUNCIL MEMBER JONES
COUNCIL MEMBER WOODS

(3) **CLOSED SESSION**

- a. CONFERENCE WITH REAL PROPERTY NEGOTIATORS
PURSUANT TO GOVERNMENT CODE SECTION 54956.8

PROPERTY: APPROXIMATELY 1.9 ACRES OF CITY-OWNED LAND
LOCATED AT THE 2400 BLOCK OF GARDENA AVENUE; HERITAGE
SQUARE CENTRAL BUSINESS DISTRICT SPECIFIC PLAN;
APNS: 7214-005-900, 7214-005-901, 7214-005-902, 7214-005-903 AND
7214-005-904

AGENCY NEGOTIATORS: MAYOR AND CITY MANAGER
NEGOTIATING PARTIES: CITY OF SIGNAL HILL; SIGNAL HILL
PETROLEUM; AND THEIR AUTHORIZED AGENTS OR REPRESENTATIVES
UNDER NEGOTIATION: PRICE AND TERMS OF PAYMENT

(4) **PUBLIC BUSINESS FROM THE FLOOR ON CLOSED SESSION ITEMS**

(5) **RECESS TO CLOSED SESSION**

(6) **RECONVENE REGULAR MEETING – 7:00 P.M.**

(7) **PLEDGE OF ALLEGIANCE**

(8) **CLOSED SESSION REPORT**

(9) **PUBLIC BUSINESS FROM THE FLOOR ON ITEMS NOT LISTED ON THE AGENDA
(SPEAKERS WILL BE GIVEN THREE MINUTES FOR EACH DISTINCT ITEM)**

(10) **PRESENTATIONS**

- a. MAYOR'S MINUTE
b. EMPLOYEE PROMOTION - SERGEANT DELIA MARTINEZ
c. LOS ANGELES SANITATION DISTRICT PRESENTATION

(11) PUBLIC HEARINGS**a. PUBLIC HEARING - DEVELOPMENT IMPACT FEE STUDY**

This public hearing item presents the Citywide Impact Fee Nexus Study. The study comprehensively evaluates and updates the City's existing Development Impact Fee (DIF) program and proposes the establishment of updated impact fees to address the public infrastructure needs associated with future development. Specifically, the Nexus Study updates the City's three existing DIF programs: Traffic, Parks and Recreation, and Water System and proposes three new fee programs: General Government Facilities, Police, and Program Administration. The City conducted this study to comply with Assembly Bill 1600 (AB 1600) and Assembly Bill 602 (AB 602) and provide the sustainable framework to fund future growth-related infrastructure and capital projects while balancing the necessary funding with the City's economic growth objectives.

Strategic Plan Goal(s):

Goal No. 1: Financial Stability: Ensure the City's long-term financial stability and resilience.

Goal No. 2: Community Safety: Maintain Community Safety by supporting public safety services and increasing emergency preparedness.

Goal No. 3: Economic Development: Improve the local economy, support local businesses, and create a vibrant downtown core.

Goal No. 4: Infrastructure: Maintain and Improve the City's physical infrastructure, waste system, and recreational spaces.

Goal No. 5: High-Functioning Government: Strengthen internal communication, recruitment, retention, systems, and processes to increase the effectiveness and efficiency of City services.

Recommendation:

1. Conduct a public hearing to adopt a resolution updating the citywide Development Impact Fee Nexus Fee Study and Capital Improvement Plan and establishing a fee schedule for development impact fees for Traffic, Parks and Recreation, General Government Facilities, Police, Water, and Program Administration.
2. Waive further reading and adopt the following resolution, entitled

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, ADOPTING THE CITYWIDE IMPACT FEE NEXUS STUDY, ESTABLISHING THE FEE AMOUNTS FOR THE CITY'S DEVELOPMENT IMPACT FEES, ADOPTING A CAPITAL IMPROVEMENT PLAN AS PART OF THE NEXUS STUDY, ESTABLISHING THE FEE AMOUNTS, AND MAKING FINDINGS OF EXEMPTION PURSUANT TO CEQA

(12) CITY MANAGER REPORTS

- a. AWARD OF CONTRACT FOR JAIL SERVICES, PARK SECURITY, AND PARKING ENFORCEMENT SERVICE TO UNIFIED PROTECTIVE SERVICE LP, DBA ALLIED UNIVERSAL SECURITY SERVICES

Recommendations:

Authorize the City Manager to execute an agreement with Universal Protection Services LP DBA Allied Universal (Allied Universal), for jail services, park security, and parking enforcement for a one-year term effective July 1, 2026, through June 30, 2027, and a not-to-exceed contract amount of \$692,415 for one year, in a form approved by the City Attorney.

- b. HERITAGE SQUARE DISPOSITION AND DEVELOPMENT AGREEMENT

Recommendation:

Staff recommends the City Council approve the proposed Disposition and Development Agreement between the City of Signal Hill and Signal Hill Petroleum, for the sale of 2.4 acres of land (APNs 7214-005-900 through 904) and development of the mixed-use project known as Heritage Square.

- c. PUBLIC WORKS SERVICES AGREEMENT FOR STREET PAVEMENT MAINTENANCE SERVICES MASTER AGREEMENT

Recommendation:

Staff recommends the City Council:

1. Receive and file the Update of Pavement Management Program dated January 20, 2026, prepared by Bucknam Infrastructure Group, Inc.;
2. Adopt the 2025 Citywide Pavement Management Program and Five-Year Pavement Capital Improvement Program;
3. Authorize the City Manager to enter into a one (1) year Master Services Agreement with All American Asphalt Incorporated, to provide on-call as needed street, sidewalk, and public right-of-way maintenance and repair services for a not-to-exceed amount of one million dollars (\$1,000,000.00) in a form approved by the City Attorney.
4. Authorize the City Manager to enter into a one (1) year Master Services Agreement with Paveco Incorporated, to provide on-call as needed street,

sidewalk, and public right-of-way maintenance and repair services for a not-to-exceed amount of one million dollars (\$1,000,000.00) in a form approved by the City Attorney.

5. Authorize the City Manager to enter into a one (1) year Master Services Agreement with Hardy & Harper Incorporated, to provide on-call as needed street, sidewalk, and public right-of-way maintenance and repair services for a not-to-exceed amount of one million dollars (\$1,000,000.00) in a form approved by the City Attorney.

d. PUBLIC WORKS SERVICES AGREEMENT FOR ON-CALL WATER SYSTEM INSPECTION SERVICES

Recommendation:

1. Authorize the City Manager to enter into a three-year Professional Consultant Services Agreement with AKM Consulting Engineers, Incorporated, to provide on-call Water System Inspection Services for a total not-to-exceed amount of \$350,000, through June 30, 2029, in a form approved by the City Attorney;
2. Authorize the City Manager to enter into a three-year Professional Consultant Services Agreement with Gradford Incorporated, to provide on-call Water System Inspection Services for a total not-to-exceed amount of \$350,000, through June 30, 2029, in a form approved by the City Attorney; and
3. Authorize the City Manager to enter into a three-year Professional Consultant Services Agreement with TKE Engineering, Incorporated, to provide on-call Water System Inspection Services for a total not-to-exceed amount of \$350,000, through June 30, 2029, in a form approved by the City Attorney

(13) CONSENT CALENDAR

The following Consent Calendar items are expected to be routine and non-controversial. Items will be acted upon by the Council at one time without discussion. Any item may be removed by a Council Member for discussion.

a. FINAL ACCEPTANCE OF WILLOW MEDIAN IMPROVEMENTS PROJECT PURSUANT TO THE PUBLIC WORKS CONTRACT WITH KORMEX CONSTRUCTION, INCORPORATED

Recommendation:

1. Accept the work in conformance with the plans and specifications for the Willow Median Improvements Project in accordance with the contract entered between Kormex Construction, Incorporated and the City of Signal Hill, and authorize the City Manager to execute the Notice of Completion; and

2. Direct staff to record the Notice of Completion with the Los Angeles County Registrar-Recorder's office.
- b. SECOND READING AND ADOPTION OF ORDINANCE NO. 2026-05-1557 GRANTING A FRANCHISE TO ZENITH ENERGY WEST COAST TERMINALS LLC

Recommendation:

Adopt Ordinance No. 2026-05-1557, entitled:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, GRANTING A FRANCHISE TO ZENITH ENERGY WEST COAST TERMINALS LLC AND THE INTERESTS, RIGHTS, PRIVILEGES, AND DUTIES TO LAY AND USE PIPES AND APPURTENANCES FOR TRANSMITTING AND DISTRIBUTING OIL AND PETROLEUM PRODUCTS FOR ANY AND ALL LAWFUL PURPOSES UNDER AND ALONG THE PUBLIC STREETS, WAYS, ALLEYS, AND PLACES, AS THE SAME NOW OR MAY HEREAFTER EXIST, WITHIN THIS CITY.

- c. RESOLUTIONS PERTAINING TO THE GENERAL MUNICIPAL ELECTION TO BE HELD TUESDAY, NOVEMBER 3, 2026

Recommendations:

1. Adopt a resolution, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, CALLING AND GIVING NOTICE OF THE HOLDING OF A GENERAL MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 3, 2026, FOR THE ELECTION OF CERTAIN OFFICERS AS REQUIRED BY THE PROVISIONS OF THE LAWS OF THE STATE OF CALIFORNIA RELATING TO CHARTER CITIES

2. Adopt a resolution, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, REQUESTING THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES TO CONSOLIDATE A GENERAL MUNICIPAL ELECTION TO BE HELD ON TUESDAY, NOVEMBER 3, 2026, WITH THE GENERAL ELECTION TO BE HELD ON THE DATE PURSUANT TO SECTION 10403 OF THE CALIFORNIA ELECTIONS CODE

3. Adopt a resolution, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL

HILL, CALIFORNIA, ADOPTING REGULATIONS FOR CANDIDATES FOR ELECTIVE OFFICE PERTAINING TO CANDIDATE STATEMENTS SUBMITTED TO THE VOTERS AT AN ELECTION TO BE HELD ON TUESDAY, NOVEMBER 3, 2026

- d. RESOLUTION AMENDING THE PUBLIC HEARING DATE FOR LANDSCAPE AND LIGHTING MAINTENANCE DISTRICT NO. 1 FISCAL YEAR 2026-27 ASSESSMENTS

Recommendation:

1. Adopt a Resolution entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, AMENDING RESOLUTION NO. 2026-05-6934 DECLARING ITS INTENTION TO LEVY AND COLLECT ASSESSMENTS FOR LANDSCAPE AND LIGHTING MAINTENANCE DISTRICT NO. 1 FOR FISCAL YEAR 2026-27 TO REVISE THE PUBLIC HEARING DATE.

- e. CONTRACT AMENDMENT REGISTER DATED JUNE 9, 2026

Recommendation:

Authorize the Contract Amendment Register dated June 9, 2026.

- f. WARRANT REGISTERS PRESENTED JUNE 9, 2026

Recommendation:

Authorize payment of the Warrant Registers presented June 9, 2026.

- g. APPROVAL OF MEETING MINUTES

Recommendation:

Approve the meeting minutes of the May 26, 2026, City Council Meeting and May 19, 2026 City Council Special Meeting

(14) COUNCIL AGENDA--NEW BUSINESS

COUNCIL MEMBER WOODS
COUNCIL MEMBER JONES
COUNCIL MEMBER COPELAND
VICE MAYOR HONEYCUTT
MAYOR HANSEN

(15) ADJOURNMENT

Tonight's meeting will be adjourned to the next Regular meeting of the Signal Hill City Council to be held on Tuesday, [INSERT DATE], at 7:00 p.m., in the Council Chamber of City Hall, 2175 Cherry Avenue, Signal Hill, CA 90755.

PUBLIC PARTICIPATION

Routine matters are handled most quickly and efficiently if contact is made with the City department directly concerned. However, if you would like to request that a matter be presented for City Council consideration, you may do so by writing to the City Council, City Clerk, or City Manager. The deadline for agenda items is 12 noon on the Tuesday preceding the Council and Agency meetings. The complete agenda, including back up materials, is available on the City website on the Friday preceding the meeting.

If you need special assistance beyond what is normally provided to participate in City meetings, the City will attempt to accommodate you in every reasonable manner. Please call the City Clerk's office at (562) 989-7305 at least 48 hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible.