

South Bay Cities Council of Governments

**Steering Committee
Monday, August 11, 2025
SBCCOG Office
In person and virtually via Zoom
357 Van Ness Way #110
Torrance, CA 90501**

PUBLIC COMMENTS:

The Public Comment portion of the meeting is the Public's opportunity to provide comments on non-agenda items within the jurisdiction of the SBCCOG/cities and each speaker is limited to three (3) minutes. Comments on agenda items may be made following the staff report on the item and each speaker is limited to three (3) minutes per item. Time allotments may be reduced due to time constraints at the discretion of the Chair. When called on, please state: Your name and residence and the organization you represent, if appropriate. Written comments are also accepted by 11:00 am the day of the meeting via e-mail to natalie@southbaycities.org. Both written and oral comments will be part of the official record.

SBCCOG Board Members:

Pursuant to the end of the State's COVID-19 emergency declaration, your attendance is required to be in-person or follow the provisions of AB 2449 available [here](#)

If unable to attend in person but want to vote virtually, let SBCCOG staff know using the form: <https://forms.office.com/r/47wQggsvf9?origin=lprLink>

ACCESSING THE MEETING:

For the public and guests, receive Zoom meeting credentials in advance by using the below link to RSVP: https://us06web.zoom.us/meeting/register/tZcsce6orD0pGda5p_4pKbh3J1EqKDIJgaSY#/registration
OR visit <https://zoom.us/join> or dial (669) 444-9171 and use Meeting ID: 831 6702 6332; Passcode: 505171

AGENDA

- I. CONFIRM THE QUORUM – 12:00 noon**
- II. REPORT OF POSTING OF THE AGENDA**
 - **ACTION:** Receive and file
- III. ANNOUNCEMENTS OF ANY CHANGES TO THE AGENDA**
- IV. PUBLIC COMMENT – 12:05 pm**
- V. CONSENT CALENDAR – action items noted, remainder are receive & file – 12:10 pm**
 - A. July 14, 2025 Steering Committee meeting minutes – attached (Pages 5-8)
 - **ACTION:** Approve
 - B. Contract with Sanitation Districts (funding to SBCCOG)
Scope of work attached (Pages 9-11)
 - **ACTION:** Recommend board approval

- C. Metro Service Council Vacancy
 - The call for nominations in the South LA portion of the jurisdiction has been distributed and Supervisor Mitchell's office is also looking for a replacement
- D. Outstanding Dues Payments as of 8/4/25
 - Carson, City of Los Angeles, Redondo Beach
 - If dues are not received by August 31 per the JPA agreement, the city loses its vote
- E. Pending Grants -
 - LA 2050 – plan for micromobility lending of vehicles at senior facilities – notification expected in October
 - Biodiversity Grant – application to be submitted in October
- F. Monthly Reports – Receive and File
 - City Attendance at SBCCOG Meetings – attached (**Page 13**)

VI. ACTION ITEMS

- G. General Assembly location and topics – **12:15 pm**
 - Memo attached (**Pages 15-16**)
 - **ACTION:** Review and provide direction
- H. SBCCOG Agency Partnership Policy – **12:25 pm**
 - Memos attached (**Pages 17-20**)
 - **ACTION:** Review and if agreeable, recommend board approval
- I. Legislation – **12:35 pm**
 - Legislative Matrix – attached (**Pages 21-30**)
 - August 14 is the Legislative Briefing – remote only
 - **ACTION:** Support: AB 261, AB 300, SB 454, SB 346, SB 74
Oppose unless amended: SB 707
Oppose: AB 1061
- J. Board Meeting Agenda Development – **12:45 pm**
 - August – draft attached (**Pages 31-33**)
 - Wally and Kim – SBCCOG Sustainability Program
 - MWD request for support of the Delta Project
 - September
 - WSPA re: impacts of some of the refinery closures (both confirmed and rumored) on the state and particularly the South Bay
 - Baldwin Hills Conservancy Update
 - October
 - Waymo?
 - November 20 – **one week early**
 - Classification and Compensation Study
 - Potential Speakers
 - Mayor Bass – invite us to Getty House
 - Andrew Dermanoski, Colonel, USSF, LAAFB
 - Special meeting possibilities
 - Alta Sea Wave Project

- Sanitation District Water Treatment Plant Tour
- Harbor-UCLA Tour of new facilities – set date after General Assembly

K. Election Procedures – **12:50 pm**

- To be distributed in supplemental distribution
- **ACTION:** Review and recommend board approval

L. Approval of Invoices – to be sent in supplemental distribution – **1:00 pm**

- **ACTION:** Approve invoices for payment

VII. INFORMATION ITEMS

M. REAP 2.0 – **1:05 pm**

- Housing Trust Feasibility Study
- Commercial Redevelopment
- Micro-Mobility Hubs

N. Homeless Services – **1:10 pm**

- Client Aid Recap Report – to be distributed in supplemental distribution
- Time Limited Subsidy Recap Report – attached (**Page 35**)
- Recap of meetings with CEO-HI, LACAHSa and others and policy issues being addressed
 - SBCCOG Measure A Program
 - LACAHSa
 - Homeless Services

M. SBFN – **1:25 pm**

- Update on status of the network and the transition

N. Update on South Bay Environmental Services Center Activities – attached – **1:30 pm**
(**Pages 37-42**)

O. Update on Senior Services – **1:40 pm**

P. Update on the Local Travel Network & E-Bike Safety Issues – **1:45 pm**

Q. Office Move Update – **1:50 pm**

- Move Memo – attached (**Page 43**)
- **ACTION:** Receive and File

VIII. STRATEGIC POSITIONING ITEMS/ANNOUNCEMENTS AND UPDATES – 1:55 pm

IX. NEXT STEERING COMMITTEE – Monday, September 8, 2025 @ 12:00 noon – SBCCOG office

X. ADJOURNMENT

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South Bay Cities Council of Governments

Steering Committee Monday, July 14, 2025 Minutes

ATTENDEES: Bernadette Suarez, Lawndale; Bill Uphoff, Lomita; Raymond Jackson, Hermosa Beach; Rodney Tanaka, Gardena; Nina Tarnay, Manhattan Beach; Britt Huff, Rolling Hills Estates; Craig Quinn, Palos Verdes Estates; Alex Monteiro, Hawthorne; Zein Obagi, Redondo Beach; SBCCOG staff: Jacki Bacharach, Kim Fuentes, David Leger, Ronson Chu, Wally Siembab, Natalie Champion; Amanda Chapman, Fehr & Peers; Holly Osborne, Public

- I. CONFIRM THE QUORUM – 12:09 noon**
- II. REPORT OF POSTING OF THE AGENDA**
 - **ACTION:** Received and filed
- III. ANNOUNCEMENTS OF ANY CHANGES TO THE AGENDA - none**
- IV. PUBLIC COMMENT – 12:05 pm - none**
- V. CONSENT CALENDAR – action items noted, remainder are receive & file – 12:10 pm**
 - A. June 9, 2025 Steering Committee meeting minutes – attached **TANAKA/MONTEIRO**
 - **ACTION:** Approved
 - B. Fifth Amendment with McGowan Consulting for Integrated Pest Management website posting and marketing in support of the Beach Cities Watershed Management Group and the Peninsula Watershed Management Group (funds to the SBCCOG)
 - Amendment attached
 - **ACTION:** Recommended board approval
 - C. No Pending Grants - both not funded; de-briefing requested
 - Caltrans Sustainable Transportation Planning Grant – Climate Adaptation Planning (SBCCOG South Bay Environmental Services Center Program Lead)
 - Caltrans Sustainable Transportation Planning Grant – Sustainable Communities (Transportation Program Lead)**NEW - LA2050 GRANT FOR E-BIKE LENDING LIBRARY PLAN – EXPECT TO HEAR IN OCTOBER**
 - D. Monthly Reports – Received and Filed
 - City Attendance at SBCCOG Meetings – attached
- VI. ACTION ITEMS**
 - E. **CARSON – HICKS WILL HANDLE THIS. SUAREZ WILL COME TO A MEETING IF NEED BE**
 - F. Opportunity to Serve – **12:15 pm**
 - Vacancy on the Metro South Bay Sector Council – memo attached
 - **CHARLES DEEMER INTERESTED**
 - **ACTION:** Decide whether to solicit for an additional member – **ASK SUPERVISOR MITCHELL TO RECOMMEND A CANDIDATE FROM SOUTH CENTRAL LA**

G. REAP 2.0 – **12:20 pm**

- Housing Trust Feasibility Study
 - 2nd meeting of Advisory Committee on July 17
 - Possible changes to legislation and/or JPA – no bill this year
- Commercial Redevelopment
- Micro-Mobility Hubs Consultant Selection to be sent in the supplemental
- **ACTION:** Recommended consultant selection for Mobility Hub project to the Board – **UPHOFF/MONTEIRO**

H. Homeless Services – **12:30 pm**

- Client Aid Recap Report – attached
- **LA COUNTY HOMELESS WENT DOWN 4% - UNSHELTERED 9%**
- Recap of meetings with CEO-HI, LACAHSA and others and policy issues being addressed
- SBCCOG Measure A Program Budget – memo attached
 - LACAHSA
 - LACAHSA MOU - attached
 - LACAHSA Vendor Contracts – WLCAC/SMC; HIRO; CRCP (to be available at the Board meeting)
 - Measure A Contract/SOW (attached)
 - Draft CEO-HI SBCCOG LSF Contract (pending legal review)
 - LSF Vendor Contracts - to be sent in the supplemental
- **ACTION:** Recommended Board approval and no substantive changes – SBCCOG Measure A Program budget, LACAHSA MOU and Measure A Contract/SOW **MONTEIRO/UPHOFF**

I. Legislation – **12:45 pm**

- Legislative Matrix & 2 Year Bills – attached
- August 14 is the Legislative Briefing – remote only
- **ACTION:** Recommend that the Board change position on AB 1154 from oppose to monitor - **LEAVE OPPOSE**
- **HELP WITH SHORT TERM RENTALS- NEED TO DETERMINE IF, WHEN AND HOW – BILLIONAIRES PUSHING BACK - JACKSON**

J. Office Move Items – **12:50 pm**

- Audio Vision Equipment for the Board room– to be sent in the supplemental
 - **ACTION:** Recommended Board approval for the recommendation **\$68,115.85 - SHARP – UPHOFF/TANAKA**

K. Board Meeting Agenda Development – **1:00 pm**

- July – draft attached
 - Housing Trust Update
 - Civic Spark Fellows Project Overviews
 - **WALLY’S TEASER RE: AI**
- August
 - Wally and Kim – SBCCOG Sustainability Program
- September
 - WSPA re: impacts of some of the refinery closures (both confirmed and rumored) on the state and particularly the South Bay

- Potential Speakers
 - Mayor Bass – invite us to Getty House
 - Andrew Dermanoski, Colonel, USSF, LAAFB
- Special meeting possibilities
 - Alta Sea Wave Project
 - Sanitation District Water Treatment Plant Tour
 - Harbor-UCLA Tour of new facilities – set date after General Assembly
 - **OLYMPICS UPDDATE**

L. November Steering Committee meeting date – **1:05 pm**

- For the past few years, we have confirmed the date of the November Steering Committee because it has been the observance of Veteran's Day. This year, the Steering Committee is on Monday, November 10. The holiday will be Tuesday, November 11.
- Also, because the Board meeting is the 3rd Thursday, November 20, it would give the staff more time to prepare the agenda if the Steering Committee was November 3.
- **ACTION:** Keep regular date of November 10 or change to November 3. – **CONSENSUS FOR NOVEMBER 3**
- **PRE-AUTHORIZE EXPENSES IN OCTOBER THAT WE CAN**

M. HR Compensation and Classification Study – **1:10 pm**

- Staff would like to do a compensation and classification study. Previous studies have been in house and with the growth of programs and staff in the organization, an outside study is proposed.
- 3 proposals were received but since they just arrived, we will be sending them in the supplemental mailout with a recommendation
- **ACTION:** Recommend **ED** that the Board approve the staff-selected HR firm – **TANAKA/JACKSON**

N. Election Procedures – **1:20 pm**

- This item was requested by a board member to be considered– to develop a policy on election of officers. Items to be included:
 - Selection to have a nominating committee if no candidates come forward
 - Every candidate to be given an opportunity to make a 3 minute speech
 - Using a **secret WRITTEN** ballot for a contested positions and announcing the vote as legally required
 - Other?
- **ACTION:** Review the items and direct staff to bring back a policy on election procedures at the August meeting – **BRING POLICY BACK. ALL CANDIDATES SPEAK. STILL NOMINATING COMMITTEE.**

O. Approval of Invoices – to be sent in supplemental distribution – **1:30 pm**

- **ACTION:** Approve **D** invoices for payment **UPHOFF/TANAKA**

DUES THAT WE HAVE RECEIVED AS OF JULY 9: HAWTHORNE, INGLEWOOD, LAWNSDALE, PALOS VERDES ESTATES, RANCHO PALOS VERDES, TORRANCE, LA COUNTY.

VII. INFORMATION ITEMS

P. SBFN – **1:35 pm**

- Update on status of the network and the transition

Q. Update on South Bay Environmental Services Center Activities – attached – **1:40 pm**
CLEAN POWER ALLIANCE MEETING – VERY INTERESTED IN JOINING. MIGHT BE NEXT YEAR, NOT THIS YEAR. – BRING BACK A POLICY ON WHAT A PARTNER IS.

BIODIVERSITY GRANT POSSIBLE

R. Update on Senior Services – **1:45 pm**
■ Meeting July 22

S. Update on the Local Travel Network & E-Bike Safety Issues – **1:50 pm**

VIII. STRATEGIC POSITIONING ITEMS/ANNOUNCEMENTS AND UPDATES – 1:55 pm

- **LA DIVISION MEETING – IN PALOS VERDES ESTATES – AUGUST 7 – PLEASE COME.**
- **UPHOFF GOING TO NLC TRANSPORTATION AND INFRASTRUCTURE COMMITTEE**
- **JACKSON – WANTS TO DE-MYSTIFY COASTAL COMMISSION – MEETING TO LA IN OCTOBER – MAYBE A WORKSHOP AT THAT TIME WITH THE COG – ASK KIERNAN TO HELP**
- **QUINN – WHAT IMPACT IS ICE ACTIVITY HAVING?**
- **CHU – SEEKING CLIENT AID FOR THE RENT. THIS POPULATION DOESN'T SEE GOVERNMENT SERVICES – NOT A LOT.**
- **JULY 31 – LAX/TRANSIT CENTER**

IX. NEXT STEERING COMMITTEE – Monday, August 11, 2025 @ 12:00 noon – SBCCOG office

X. ADJOURNMENT

South Bay Cities Council of Governments

Sustainability Program Partnership Between Sanitation Districts of Los Angeles County and South Bay Cities Council of Governments

SCOPE OF WORK (July 1, 2025– June 30, 2026)

This Scope of Work (SOW) covers the programs and activities that the South Bay Environmental Services Center (SBESC), a program of the South Bay Cities Council of Governments (SBCCOG), will conduct in support of the sustainability programs of the Los Angeles County Sanitation Districts (Sanitation Districts), commencing on July 1, 2025, through June 30, 2026. The total agreement amount is \$49,000.

Section I. Program Overview

The sustainability program partnership between the Sanitation Districts and the SBCCOG has been advancing the Sanitation Districts' mission since 2008. SBCCOG includes the unincorporated South Bay areas of Los Angeles County and 16 participating cities: Carson, El Segundo, Gardena, Hawthorne, Hermosa Beach, Inglewood, Lawndale, Lomita, Manhattan Beach, Palos Verdes Estates, Rancho Palos Verdes, Redondo Beach, Rolling Hills, Rolling Hills Estates, Torrance, and the Los Angeles 15th Council District, which represents the communities of San Pedro, Harbor City/Harbor Gateway, and Wilmington. The SBCCOG has access to all South Bay member city elected officials who are invited to participate in person or by name through sponsorships or endorsements.

The program will primarily be delivered through the SBESC, a local clearinghouse for sustainability information and education. The SBESC is operated by the SBCCOG and receives funding from West Basin Municipal Water District, SoCal Gas the Sanitation Districts, the Los Angeles County Metropolitan Transportation Authority, the Southern California Regional Energy Network (SoCalREN), and the Water Replenishment District. The SBESC has increased the exposure and availability of sustainability programs to the South Bay community. This collaborative effort integrates regional partnerships to encourage energy savings and water conservation with the Sanitation Districts' mission to protect public health and the environment through innovative and cost-effective wastewater and solid waste management and, in doing so, convert waste into resources.

Section II. Program Elements

The marketing and promotion of existing and developing Sanitation Districts' sustainability programs is part of the work of the SBESC. This partnership allows for a wide range of conservation strategies to be presented to all sectors of the community at educational and outreach events, including virtual, in which SBESC participates.

Section III. Collaboration and Coordination

- A. SBESC will coordinate and host regular events to raise awareness of existing Sanitation Districts' sustainability programs in the South Bay Community. The SBESC will notify Public Information in advance of these events so coordination of public awareness can

be cooperatively facilitated. Note, there may be last minute opportunities that the SBESC takes advantage of and those will be listed in the quarterly report to the Sanitation Districts

- B. SBESC will develop, maintain and promote the Sanitation Districts' mission and messages related to District's public engagement programs, including Districts' public events and public messaging campaigns (i.e. HHW events, Foundation events, rate increase notifications, tours, education programs, etc.).
- C. SBESC will share relevant information on programs and developments within the South Bay related to or of interest to the Sanitation Districts' operations and services for Public Information consideration.
- D. SBESC will partner with the Sanitation Districts to research, develop and collaborate on implementing additional outreach and engagement programs that support the Districts' mission and values. Advance notice sufficient to allow for Public Information staff review and decision making should be applied.

Section IV. Core Tasks

SBESC will perform the following core tasks as part of the SOW for \$35,000 of the \$49,000 budget.

Task 1: Standard Community Outreach, Promotional Events Training, Workshops and Facility Tours

- A. Collaborate with the Sanitation Districts' staff to disseminate existing educational and informational materials in support of the Districts' mission.
- B. Distribute information at SBCCOG Board meetings and other special events.
- C. Distribute updated, current and developing information to the SBCCOG member cities for inclusion in their websites, city newsletters, and recreational guides.
- D. Attend the 16-member cities' special events, including but not limited to fairs, seasonal exhibits, and farmers markets.
- E. Exhibit at Sanitation Districts' events in the South Bay when requested.
- F. Promote Sanitation Districts message at SBESC attended in person and virtual community and outreach events, presentations, workshops, and networking opportunities (expected to attend up to 100 between July 1, 2025, and June 30, 2026).
- G. Promote the value of the Sanitation Districts' wastewater management services.
- H. Include topics that promote the Sanitation Districts' mission in existing SBESC outreach presentations.
- I. Conduct 1 updated training session with volunteers on the Sanitation Districts' mission and programs at the start of new contract.
- J. Promote attendance at Sanitation Districts' Public Tours to elected officials, city employees, business leaders, and other members of the community at the Joint Water Pollution Control Plant in Carson. Tours may be conducted in a virtual format.
- K. Collaborate with the Sanitation Districts' staff to schedule up to three public outreach presentations which can be done in person or in a virtual format.

Task 2: Annual Marketing, Advertising, and Media

- A. Market Sanitation Districts' events at Bixby Marshland and Household Hazardous Waste (HHW) collection program events in the South Bay to businesses, residents,

- and municipalities.
- B. Include Sanitation Districts' outreach materials, when requested, in chamber of commerce newsletters, city newsletters, and event specific e-blasts. Include Sanitation Districts' information in the monthly SBESC e-newsletter.
- C. Use SBESC contacts to promote the Sanitation Districts' social media presence by directing traffic to the Districts' social media handles.
- D. Display the Sanitation Districts' pop-up banners for public viewing.
- E. Coordinate the placement or posting of promotional flyers/info posters at city counters.
- F. Promote Sanitation Districts' programs through SBCCOG/SBESC website, SBESC monthly e-newsletter, e-blasts, and social media platforms. Include Sanitation Districts provided articles in the SBESC monthly newsletter.

Section V.

For the remainder of the budget (\$14,000), in addition to the core tasks (Task 1 and 2) listed in Section IV, SBESC will perform the following Task 3.

Task 3: Strategic and Specific Community Outreach

- A. The SBESC will collaborate with the Sanitation Districts to identify specific projects and programs of regional interest to the South Bay communities such as the Districts' food waste recycling program, Clearwater school outreach, and the Regional Recycled Water Program.
- B. The SBESC will look for ways to integrate any workforce development activities from Districts' HR (or other departments) into the SBCCOG outreach. SBESC staff should confer with Sanitation Districts Workforce Development manager early in contract to plan opportunities.
- C. Collaborate with Sanitation Districts' staff to distribute outreach materials related to the identified projects and programs, including the Clearwater and Pure Water projects and other programs as identified by Sanitation Districts.
- D. Provide potential impacted residents, businesses, and municipalities with accurate and timely information provided by Sanitation Districts related to identified projects and programs, such as focused communications efforts regarding traffic impacts and mitigation measures related to the AK Warren treatment plant and operations.
- E. In coordination with Public Information staff, the SBESC will disseminate outreach materials to targeted residents, businesses, and municipalities.

Section VI. Reporting and Documentation

- A. The SBESC will develop end-of-program documents including a list of events and activities.
- B. The SBESC will submit quarterly invoicing and progress reports that include number of attendees, analytics, and engagements.
- C. The SBESC will submit quarterly analytics reports for the following digital media:
 - o E-blasts and E-newsletters
 - o Social media
 - o External website links on SBESC or SBCCOG website(s).
- D. A year-end summary of all key outreach metrics, including number of people or impressions or contacts generated, etc.

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City Attendance at Meetings

July 2025															
Monthly Meetings	City Managers Meeting	City Clerks Working Group	Economic Development Directors Roundtable	Energy Management Working Group	GIS	Homeless Service Task Force	Infrastructure Working Group	Legislative Briefing	Parks and Rec Directors	Planning/Community Development Directors	Senior Services Working Group	Steering Committee	South Bay Fiber Network Working Group	Transit Operators Working Group	Transportation Committee
Carson	D. George													DARK	
El Segundo							C. Ebert								C. Pimentel E. Sassoon
Gardena							W. Mendoza								R. Tanaka
Hawthorne	S. Napolitano						D. Torado				D. Brown				A. Monteiro
Hermosa Beach															R. Jackson B. Araujo
Inglewood							T. Olmos								P. Puglese
Lawndale	A. Villapando						N. Sidiqi		E. Kelley						
Lomita	T. Mirzakhanian						A. Gonzalez				E. Kelley B. Uphoff				B. Uphoff
Manhattan Beach	K. Kallman						E. Zandvliet G. Gamboa								N. Tarnay E. Zandvliet
Palos Verdes Estates	A. Mihranian										F. Wielin				C. Quinn
Rancho Palos Verdes	M. Witzansky						R. Bryden D. Copp T. Radke				E. Coates				N. Casil
Redondo Beach	K. Banales						A. Winje R. Liu				P. Scott				Z. Obagi
Rolling Hills	G. Grammer										B. Huff				
Rolling Hills Estates	A. Chaparyan						K. Graham								B. Huff J. Naughton K. Graham
Torrance							S. Furukawa C. Cho		J. LaRock		D. Mach L. Kraemer				
County of LA							E. Garcia A. Ly M. Amundson M. Suska								A. Yoon B. Fish E. Garcia
Los Angeles							A. Palacios R. Junken								

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South Bay Cities Council of Governments

August 11, 2025

TO: SBCCOG Steering Committee

FROM: Jacki Bacharach, SBCCOG Executive Director

SUBJECT: 2026 General Assembly – Title Selection & Update on Location

TOPIC

1) As we prepare for the major sporting events coming to the Los Angeles area in the next few years, we thought that this General Assembly might feature a focus on the impact of the entertainment venues on the economy, transportation, and general quality of life. We would reach out to the venues themselves to see if they couldn't be part of the program. We would strive to keep the program focused on the South Bay specifically.

2) Escalating effects and impacts of climate change. Major events are happening faster and more severely than predicted and what does that mean for the future.

3) There seems to be a new federal/state relationship and what is the result for regions and specifically how will it affect the South Bay. The federal government is stepping in with hands-on law enforcement, deciding how much research funding our universities, and reducing some of the funding for social service programs. Along with the effect of tariffs, how should the South Bay mitigate these potentially costly changes?

POSSIBLE PROGRAM TITLES

#1

- **"More Than a Game: How Sports & Entertainment Venues Are Transforming the South Bay"**
- **"Play, Perform, Prosper: Leveraging Entertainment for Regional Success"**
- **"Fields of Impact: How Sports & Entertainment Are Shaping the South Bay"**
- **"The Business of Entertainment: Regional Impacts, Local Opportunities"**

#2

- **"Faster Than Forecast: Confronting Climate Disruption in Real Time"**
- **"The Climate Clock is Speeding Up: What It Means for Our Communities"**
- **"When the Future Arrives Early: South Bay in an Age of Climate Extremes"**
- **"From Wildfires to Water Woes: Building Climate-Ready Cities"**
- **"Extreme Today, Normal Tomorrow: Governing Through Climate Disruption"**

#3

- **"Power Shift: Navigating a New Federal-State Dynamic in the South Bay"**
- **"Redrawing the Lines of Responsibility: What Federal Intervention Means for the South Bay"**
- **"Caught in the Crosshairs: South Bay Cities and the New Federal-State Tug of War"**

- **"Policy Fallout: Federal Moves, Regional Consequences"**
- **"The Price of Realignment: Tariffs, Budgets, and South Bay's Strategic Future"**
- **"A New Federalism? Regional Resilience in an Era of Centralized Action"**

LOCATION AND COST

SBCCOG staff looked last year at the growing costs for this event. It has gotten big enough that unless we change the format, we have to plan for about 450 attendees and room for exhibits. In light of the unusual issues that we have recently had with the City of Carson, SBCCOG staff feel we should look in earnest for another venue for the 2026 event. Any other venue will most likely necessitate a registration fee but when all costs are considered, that can be decided.

The search last year found that the most promising site other than Carson was the Westdrift Hotel in Manhattan Beach. We can update those costs and look at the cost of any other suggestions that the Steering Committee might have.

RECOMMENDATION

Provide direction on the following:

- Topic and title
- Venue

South Bay Cities Council of Governments

August 11, 2025

TO: SBCCOG Steering Committee
FROM: Jacki Bacharach, Executive Director
RE: SBCCOG Agency Partnership Policy

BACKGROUND

The South Bay Cities Council of Governments (SBCCOG) has collaborated with agencies for over 20 years to deliver sub-regional environmental and sustainability programs through the SBCCOG South Bay Environmental Services Center. These relationships have been formed on a program-by-program basis without a framework or formal criteria.

The SBCCOG current partners are:

- Los Angeles Department of Water and Power (LADWP)
- Los Angeles County Metropolitan Transportation Authority (LA Metro)
- Southern California Regional Energy Network (SoCalREN)
- SoCalGas
- Water Replenishment District of Southern California (WRD)
- West Basin Municipal Water District
- Sanitation Districts of Los Angeles County

At the June Steering Committee, and in light of the interest of the Clean Power Alliance in possibly becoming a partner, staff were directed to develop a policy to establish a consistent standard for what qualifies as a formal partnership. Attached is a draft policy that defines what constitutes a partner, outlines roles and responsibilities, and sets expectations for resource commitments that are supported by a tiered funding structure.

RECOMMENDATION

Recommend that the Board approve the SBCCOG Agency Partnership Policy, which outlines expectations for engagement, program coordination, and financial commitments with agency partners such as utility companies, water districts and other special districts such as transportation agencies.

South Bay Cities Council of Governments (SBCCOG)

Agency Partnership Policy – August 28, 2025

Purpose

The South Bay Cities Council of Governments (SBCCOG) engages in strategic partnerships with other t agencies to promote and implement regional sustainability initiatives and collectively support our mutual goals. This policy outlines expectations, and requirements for agency partners, including utility companies, transportation authorities, water agencies, sanitation districts, air quality districts, special districts, alliances, and others yet to be identified.

I. Partnership Objectives

SBCCOG partnerships are designed to:

- Advance mutual goals in climate action, energy efficiency, water conservation, waste reduction, sustainable transportation, resilient communities, and improved air quality
- Extend the reach and impact of agency programs to South Bay audiences, including government agencies, businesses, residents, and school districts
- Foster collaborative implementation that leverages local networks, technical resources, and shared expertise

II. Criteria for Partnership

1. Strategic Alignment

- Partner's mission and programs must align with SBCCOG's sustainability and environmental goals
- Partnership activities should have clear relevance to the South Bay region and demonstrate potential for sub-regional impact

2. Financial Commitment

- Partner agencies must commit to a minimum of five years of funding, unless otherwise negotiated.
- Funding can support:
 - Program implementation and coordination
 - Outreach, engagement, and education
 - Research and analysis
- Contributions are financial and must be detailed in a formal agreement

3. True Collaboration

- The partnership must be structured as a two-way collaboration, not a sponsorship or grant-only relationship
- Expectations of agency partners include:
 - Assignment of a liaison for coordination

- Participation in planning, implementation, and evaluation of programs
- Sharing of technical knowledge and program materials
- Mutual promotion of agency mission, achievements, and activities
- Agency recognition of SBCCOG's role in their programs and materials when applicable
- SBCCOG will:
 - Promote programs to relevant South Bay stakeholders
 - Provide regular communication and performance updates
- Provide input on design and help to manage programs that are aligned with agency goals

4. Outreach

- SBCCOG will promote agency programs using its regional communication platforms:
 - E-newsletters, social media, website, flyers, and e-blasts
 - Public events, workshops, and city presentations
- Agencies will be recognized in public materials as SBCCOG Program Partners.
- Joint branding opportunities will be based on program scope

5. Implementation Support

- SBCCOG will use its staff and extended network including volunteers, city liaisons, relationships with other public agencies, and community-based organizations, to support program implementation
- Partner agencies must support local implementation efforts for their organizations as needed (e.g., providing training, program data, resources)

6. Evaluation & Reporting

- Each partnership must include mutually agreed-upon metrics for success
- SBCCOG will provide annual reports summarizing outreach efforts, participation, outcomes, and lessons learned
- Regular coordination meetings will be held to refine strategies and share progress

7. Coordination

- Each partner agency will designate a representative responsible for ongoing communication with SBCCOG staff
- Partners are expected to attend monthly partner meetings to coordinate outreach efforts and maximize the effectiveness of the work.
- Where appropriate, partners may be invited to participate in SBCCOG working groups or serve in advisory roles.

III. Becoming a Partner

To initiate a partnership, interested agencies must:

Submit a letter of interest identifying mutual priorities, proposed programs, and level of support

- Meet with SBCCOG staff to develop a scope of work and timeline

- Enter into a formal Memorandum of Understanding (MOU) or funding agreement that outlines commitments, deliverables, and performance expectations

IV. Financial Commitment

To become a partner, the agency must agree to a minimum financial contribution to support program implementation, outreach, and coordination efforts.

1. The base partnership financial commitment starts at \$25,000 per year and increases based on scope of services, level of engagement, and regional impact.
2. Funding levels may be negotiated for agencies with unique program needs, specialized initiatives, or limited-service areas
3. Multi-year commitments (minimum 5 years) are expected to ensure continuity and regional impact

South Bay Cities Council of Governments

August 11, 2025

TO: SBCCOG Steering Committee

FROM: Jacki Bacharach, Executive Director
David Leger, Program Manager

RE: Bills to Monitor – Status as of August 4, 2025

NOTE: **BOLD recommendation & status** indicates bill added since last Board meeting

		Position	Bill status
EMERGENCY MANAGEMENT			
AB 986 (Muratsuchi)	State of emergency and local emergency: landslides and climate change. This bill would enact the California Individual Assistance Act to establish a grant program to provide financial assistance to local agencies, community-based organizations, and individuals for specified costs related to a disaster, as prescribed. The bill would require the director to allocate from the fund, subject to specified conditions, funds to meet the cost of expenses for those purposes. By authorizing increased expenditure of moneys from a continuously appropriated fund for a new purpose, the bill would make an appropriation.	SUPPORT (5/22/25) (letter sent 5/30/25) LCC: SUPPORT	7/8/25 Senate Governmental Organization Committee hearing.
ENVIRONMENT			
AB 261 (Quirk-Silva)	Fire safety: fire hazard severity zones: State Fire Marshal. This bill would allow the State Fire Marshal to confer with entities on the development of the fire hazard severity zone designations between periodic reviews of the maps being updated.	RECOMMEND SUPPORT LCC: SUPPORT	7/10/25 Referred to Senate Committee on Appropriations
AB 262 (Caloza)	California Individual Assistance Act. This bill would enact the California Individual Assistance Act to establish a grant program to provide financial assistance to local agencies, community-based organizations, and individuals for specified costs related to a disaster, as prescribed. The bill would require the director to allocate from the fund, subject to specified conditions, funds to meet	SUPPORT (4/7/25) (letter sent 5/2/25)	6/11/25 Senate Committee on Governmental Organization

	the cost of expenses for those purposes. By authorizing increased expenditure of moneys from a continuously appropriated fund for a new purpose, the bill would make an appropriation.	LCC: SPONSOR	
AB 300 (Lackey)	Fire hazard severity zones: State Fire Marshal. This bill would require fire hazard severity zone maps to be updated every five years.	RECOMMEND SUPPORT LCC: SPONSOR	7/9/25 Referred to Senate Committee on Appropriations
SB 234 (Niello)	Wildfires: workgroup: toxic heavy metals. This bill would require, upon appropriation by the Legislature, the Department of Forestry and Fire Protection, the Office of Emergency Services, and the Department of Toxic Substances Control, in consultation with specified entities, to form a workgroup related to exposure of toxic heavy metals after a wildfire. The bill would require the workgroup to do certain things, including establishing best practices and recommendations for wildfire-impacted communities and first responders to avoid exposure to heavy metals after a wildfire. The bill would authorize the Department of Forestry and Fire Protection to contract with public universities, research institutions, and other technical experts to support the work of the workgroup. The bill would require the Department of Forestry and Fire Protection, the Office of Emergency Services, and the Department of Toxic Substances Control to report their findings to the Legislature on or before January 1, 2027.	MONITOR LCC: WATCH	7/16/25 Assembly Committee on Appropriations - Suspense File
SB 454 (McNerney)	State Water Resources Control Board: PFAS mitigation program. This bill would, upon appropriation by the Legislature, create the PFAS Mitigation Fund to support cities and local water agencies treat and remediate PFAS from water and wastewater supplies.	RECOMMEND SUPPORT LCC: SPONSOR	7/2/25 Assembly Committee on Appropriations - Suspense File
FINANCE (REVENUE/TAXATION)			
AB 888 (Rubio)	California Safe Homes grant program. This bill would establish the California Safe Homes grant program to be developed by the department to reduce local and statewide wildfire losses, among other things. The bill would require the department to prioritize specified needs when awarding grant funds, and would require eligible program applicants, which would include individuals, cities,	SUPPORT (4/27/25) (letter sent 4/17/25)	7/10/25 Senate Committee on Appropriations

	counties, and special districts, to meet specified criteria. The bill would establish the Sustainable Insurance Account within the Insurance Fund, which would be continuously appropriated to fund the program. The bill would require 40% of the amount of the gross premiums tax collected from property and casualty insurance above the amount collected from those insurers in 2023 to be deposited into the account. By depositing general fund money into a continuously appropriated account, the bill would make an appropriation. The bill would require the department to collect specified information about the performance of the program and, on or before January 1, 2027, and every 2 years thereafter, to publish a performance report that would be posted to its internet website and submitted to the Legislature.	LCC: SUPPORT	
SB 346 (Durazo)	Local agencies: transient occupancy taxes: short-term rental facilitator. This bill would require short-term rental facilitators, at the request of a city, to provide the property address of a short-term rental listing to a city and would provide cities audit authority for transient occupancy taxes collected and remitted by short-term rental facilitators.	RECOMMEND SUPPORT LCC: SUPPORT/ SPONSOR	7/17/25 Assembly Committee – ordered to third reading
GOVERNANCE			
AB 259 (Rubio)	Open meetings: local agencies: teleconferences. This bill would eliminate the January 1, 2026 sunset of AB 2449 teleconference rules and allow them until January 1, 2030.	SUPPORT (2/27/25) (letter sent 3/3/25) LCC: SUPPORT	6/27/25 Senate Judiciary Committee – hearing postponed
SB 707 (Durazo)	Open meetings: meeting and teleconference requirements. This bill would make significant changes to the Brown Act including, but not limited to: <ul style="list-style-type: none"> - Create a new “eligible legislative body” including a city council with city population over 30k; a county board of supervisors with a county population over 30k; a city council of a city located in a county with a population over 600k; and 	RECOMMEND OPPOSE UNLESS AMENDED LCC: OPPOSE UNLESS AMENDED	7/17/25 Assembly Committee on Appropriations

	<p>the board of directors of a special district whose boundaries include a population of over 200k and that has a website.</p> <ul style="list-style-type: none"> - Until January 1, 2030 requires “eligible legislative bodies” to: <ul style="list-style-type: none"> ○ Provide two-way telephone/audiovisual access to attend a meeting to the public (except if that service is not available at the meeting location) ○ Allow public comments through telephone/audiovisual with the same time allotment as in-person ○ Reasonably assist the public who wish to translate a public meeting into any language ○ Encourage residents to participate by having a system for electronically accepting and fulfilling requests for meeting agendas/docs; create and maintain a webpage dedicated to public meetings with a link to info on the public meeting process, how the public can participate, a calendar of all public meeting dates/times/locations, and the agenda ○ Make reasonable efforts to invite groups that do not traditionally participate ○ Require agenda and webpage translations into all applicable languages which is defined as languages spoken jointly by 20% or more of the population in the city or county in which the body is located that speaks English less than “very well” and jointly speaks a language other than English according to data from the most recent American Community Survey ○ Require the body make available a physical location freely accessible to the public in reasonable proximity to the posted agenda where the public can post additional translations of the agenda 		
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	<ul style="list-style-type: none"> - Allows an eligible multijurisdictional body to conduct a teleconference meeting with specific requirements including: <ul style="list-style-type: none"> o Adopting a resolution authorizing use of teleconferencing at regular meetings o At least a quorum of the members attend from one or more physical locations that are open to the public within the boundaries of the agency o A member may participate remotely if each member who plans to participate remotely is identified on the agenda and they participate through two-way AV and the location must be more than 20 miles each way from the physical location of the meeting o Limits the number of times a member may use these provisions to 5/yr - Revises and recasts teleconference provisions of the Brown Act that apply during states of emergency to also include local emergencies - Requires a local agency to provide a copy of the Brown Act to any person elected or appointed to serve as a member of the legislative body - Extends the period of time a petitioner has to submit a cease and desist letter from 9 to 12 months after an alleged Brown Act violation 		
HOMELESSNESS			
SB 16 (Blakespear)	<p>Ending Street Homelessness Act. This bill, until January 1, 2032, would require the council of governments, or delegate subregion, as applicable, in developing the proposed allocation methodology that allocates each jurisdiction's share of the regional housing need for acutely low income housing, to count any newly constructed interim housing, as specified, as meeting the needs of acutely low income households. By imposing additional duties on local governments, this bill would impose a state-mandated local program.</p>	<p>MONITOR</p> <p>LCC: OPPOSE</p>	<p>7/10/25 - Assembly Committee on Housing & Community Development – hearing postponed</p>

HOUSING			
AB 11 (Lee)	The Social Housing Act. This bill would create a state housing authority to build residential development in communities across California to meet the state's RHNA goals for extremely low and very low-income housing, without regard for local housing elements approved by the state. This measure would only require the authority to consult with local jurisdictions' preferences for the specific site of development, the number of stories, the number of units, or the development timeline. The agency would not need to follow local regulations, zoning codes, and height limits.	OPPOSE (4/24/25) (letter sent 4/17/25) LCC: OPPOSE UNLESS AMENDED	6/26/25 Senate Housing Committee – hearing postponed by author
AB 253 (Ward)	California Residential Private Permitting Review Act: residential building permits. This bill would allow an applicant for specified residential building permits (1-10 residential units and having no floors used for human occupancy more than 40ft above ground level) to contract with or employ a private professional provider to check plans and specifications if the county/city building department estimates a timeframe for this plan-checking function that exceeds 30 days, or does not complete this plan-checking function within 30 days.	OPPOSE (4/24/25) (letter sent 4/17/25) LCC: CONCERNS	7/16/25 Senate Committee on Appropriations
AB 306 (Schultz)	Building regulations: state building standards. This bill would prohibit a city or county from making changes to green building standards applicable to residential units from June 1, 2025 to June 1, 2031 unless the California Building Standards Commission deems those changes or modifications necessary as emergency standards to protect health and safety.	OPPOSE (4/27/25) (letter sent 5/2/25) LCC: OPPOSE UNLESS AMENDED	6/23/25 Senate Housing Committee
AB 507 (Haney)	Adaptive Reuse: Streamlining: Incentives. This measure would require local governments to ministerially approve adaptive reuse office-to-residential conversion projects statewide. It would also exempt these projects from all impact fees not directly related to the impacts resulting from the site's change of use from non-residential to residential or mixed-use.	OPPOSE (4/27/25) (letter sent 4/17/25) LCC: OPPOSE	7/16/25 Senate Appropriations Committee
AB 670 (Quirk-Silva)	Planning and zoning: housing element: converted affordable housing units. This bill would authorize a planning agency to include the number of units in an existing multifamily building that	SUPPORT (4/27/25)	7/14/25 Senate Appropriations Committee

	were converted to affordable housing by imposition of long-term affordability covenants and restrictions that require the unit to be available to persons of low, very low, extremely low, or acutely low income at an affordable rent or housing cost for at least 55 years.	(letter sent 5/2/25) LCC: SUPPORT	
AB 726 (Avila Farias)	Planning and zoning: annual report: rehabilitated units. This bill would allow a local government to include in its annual progress report on RHNA progress, the number of units of existing deed-restricted affordable housing with an average affordability no greater than 45% of area median income that are at least 15 years old and have been substantially rehabilitated with at least \$60,000 per unit in funds awarded from the city or, for unincorporated areas, the county, inclusive of forgiveness of principal or interest on existing debt. The units would not be considered in determining requirements for purposes of an application for streamlined, ministerial approval process under SB 35.	SUPPORT LCC: SUPPORT	7/16/25 Senate Appropriations Committee
AB 736 (Wicks)	The Affordable Housing Bond Act of 2026. This bill would create a \$10 billion housing bond to finance affordable rental housing and homeownership programs.	MONITOR LCC: SUPPORT	6/4/25 Senate Rules Committee
AB 893 (Fong)	Housing Development Projects: Objective Standards: Campus Development Zone. This measure would require local agencies to ministerially approve a residential project for low-income faculty, staff, and students if the project is proposed on parcels within a half-mile radius of a main campus for a UC, CSU, California Community College, or private postsecondary educational institute.	OPPOSE (4/27/25) (letter sent 4/17/25) LCC: OPPOSE UNLESS AMENDED	7/16/25 Senate Local Government Committee hearing Amended 7/3/25 - position the same
AB 1061 (Quirk-Silva)	Housing developments: urban lot splits: historical resources. This bill would limit some of the historical district exemptions for SB 9 projects (urban lot splits on single-family zoned parcels). Instead of disallowing SB 9 projects in historic districts, local governments may only disallow the project if it is on a historical landmark or if it is a contributing structure within a historic district.	RECOMMEND OPPOSE LCC: OPPOSE	7/10/25 Senate Committee on Appropriations
AB 1154 (Carrillo)	Accessory dwelling units: junior accessory dwelling units. This measure would prohibit local agencies from requiring parking on	OPPOSE (4/24/25)	7/9/25

	ADUs less than 500 square feet and remove owner-occupancy requirements for some Junior ADUs if they have sanitation facilities separate from the main residence and requires that the rental of a Junior ADU be for a term longer than 30 days, prohibiting them from being used as short term rentals.	(letter sent 4/17/25) LCC: OPPOSE UNLESS AMENDED	Senate Local Government Committee Amended 7/3/25 - LCC withdrew opposition
SB 79 (Wiener)	Planning and zoning: housing development: transit-oriented development. This bill would require cities to approve higher-density residential projects up to 7 stories near public transit stops ministerially regardless of local zoning codes, limit the use of local development standards on the proposed project, and allow transit agencies full land authority over residential and commercial development on property they own or lease.	OPPOSE (4/27/25) (letter sent 4/17/25) LCC: OPPOSE	7/7/25 Assembly Second Reading
SB 358 (Becker)	Mitigation Fee Act: Mitigating Vehicular Traffic Impacts. This bill would require local agencies to reduce traffic impact fees by at least 50% if a proposed development project is located within a transit priority area or if a major transit stop is planned to be completed before or within one year from the scheduled completion and occupancy of the housing development or if the development project is located a half a mile from three or more from the following: a restaurant, coffee shop, supermarket, grocery store, hardware store, park, pharmacy, drugstore, or bar.	OPPOSE (4/27/25) (letter sent 4/17/25) LCC: OPPOSE	7/7/25 Assembly Second Reading
SB 715 (Allen)	Planning and zoning: regional housing need: methodology: distribution. This bill would remove the requirement to consider housing units lost in declared emergencies in the same jurisdiction, and requires that need from such lost units be allocated to other jurisdictions, not just where the loss occurred. This bill would require reductions in housing allocations for jurisdictions where a high percentage of developable land is located in very high fire risk areas, and these reductions must be factored into draft RHNA allocations and final determinations. This bill would expand reasons a city/county can appeal their RHNA allocation, including the failure to apply the fire risk adjustment.	MONITOR LCC: WATCH	6/18/25 Assembly Housing & Community Development Committee – hearing canceled by author
TRANSPORTATION			
SB 74 (Seyarto)	Infrastructure gap funding. This bill would require the Governor's Office of Land Use and Climate Innovation (upon appropriation by	RECOMMEND SUPPORT	7/2/25

	the Legislature) to establish the Infrastructure Gap-Fund Program to provide grants to local agencies for the development and construction of infrastructure projects facing unforeseen costs after starting construction. It would authorize the office to provide funding for up to 20% of a project's additional projected cost after the project started construction subject to specified conditions including, among other things, that the local agency has allocated existing local tax revenue for at least 45% of the initially budgeted total cost.	LCC: SPONSOR/ SUPPORT	Assembly Committee on Appropriations – suspense file
<u>AB 875</u> (Muratsuchi)	Vehicle removal. This bill would authorize a peace officer to remove an electric bike operated on the highway that is capable of speeds greater than any speed permitted for an electric bicycle as specified. This bill would also authorize a peace officer to remove a bicycle operated by a person who (1) is under 16 years of age and is operating a class 3 electric bicycle or (2) is operating, or riding upon, a class 3 electric bicycle without a helmet, as specified.	SUPPORT (4/27/25) (letter sent 4/17/25) LCC: SUPPORT	7/8/25 Senate Transportation Committee hearing Amended 6/25/25
<u>AB 939</u> (Schultz)	The Safe, Sustainable, Traffic-Reducing Transportation Bond Act of 2026. This bill would place a bond on the November 2026 general election ballot that, if approved by the voters, would authorize the issuance of bonds in the amount of \$20,000,000,000 pursuant to the State General Obligation Bond Law to finance transit and passenger rail improvements, local streets and roads and active transportation projects, zero-emission vehicle investments, transportation freight infrastructure improvements, and grade separations and other critical safety improvements.	MONITOR LCC: MONITOR	3/10/25 Assembly Committee on Transportation

2025 State Legislative Calendar

- July 18 – Last day for policy committees to meet and report bills. Summer Recess begins upon adjournment of session provided Budget bill has been passed
- August 18 – Legislature reconvenes from Summer Recess
- August 29 – Last day for fiscal committees to meet and report bills to the Floor
- September 2-12 – Floor Session Only. No committees, other than conference or Rules committees, may meet for any purpose
- September 5 – Last day to amend on the Floor
- September 12 – Last day for each house to pass bills. Interim Study Recess begins at end of this day's session.
- October 12 – Last day for Governor to sign or veto bills passed by the Legislature on or before September 12 and in the Governor's possession after September 12.

SBCCOG Board of Directors' Meeting
Thursday, August 28, 2025 @ 6:00 pm
SBCCOG Office
357 Van Ness Way, #110
Torrance, California 90501

PUBLIC COMMENTS:

The Public Comment portion of the meeting is the public's opportunity to provide comments on non-agenda items within the jurisdiction of the SBCCOG/cities and each speaker is limited to three (3) minutes. Comments on agenda items may be made following the staff report on the item and each speaker is limited to three (3) minutes per item. Time allotments may be reduced due to time constraints at the discretion of the Chair. When called on, please state: Your name and residence and the organization you represent, if appropriate. Written comments are also accepted by 5:00 pm the day of the meeting via e-mail to natalie@southbaycities.org. Both written and oral comments will be part of the official record.

SBCCOG Board Members:

Pursuant to the end of the State's COVID-19 emergency declaration,
your attendance is required to be in-person

ACCESSING THE MEETING: VIRTUAL: For the public and guests, receive Zoom meeting credentials in advance by using the below link to RSVP: https://us06web.zoom.us/join/ztZlqdemtgD4rGtbjByVXITR_i2jhXNm08lVd Or by phone dial (669) 444-9171 and enter Meeting ID: 867 2056 5102; Passcode: 895604

DRAFT AGENDA

- I. CALL TO ORDER – 6:00 pm**
Bernadette Suarez, Chair
- II. VERIFY QUORUM AND VOTES NEEDED FOR ACTION** (*attachment*)
- III. CONFIRM POSTING OF THE AGENDA BY TORRANCE CITY CLERK**
- IV. ANNOUNCEMENTS OF ANY CHANGES TO THE AGENDA**
- V. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA**
- VI. CONSENT CALENDAR – 6:10 pm**
Matters listed under Consent Calendar are considered routine and will be enacted by one motion and one vote. No separate discussion on these items. If discussion is desired, that item will be removed from the Consent Calendar and considered separately.
 - A. July 24, 2025 minutes** (*attachment*) – **Approve**
 - B. Contract with Sanitation Districts** (*attachment*) – **Approve**

C. Legislative Matrix (*attachment*) – Approve

1. Support AB 261, AB 300, SB 454, SB 346, SB 74
2. Oppose unless amended: SB 707
3. Oppose AB 1061

D. Outstanding Dues as of 8/4/25

1. Carson, City of Los Angeles, Redondo Beach

E. SBCCOG Monthly Reports – Receive and File

1. City Attendance at SBCCOG Meetings (*attachment*)
2. Client Aid Report (*attachment*)
3. Media Report (*attachment*)
4. Transportation Report (*attachment*)

VII. PRESENTATIONS

A. Kim and Wally's presentation – 6:15 pm

B. MWD request for Delta Project support – 6:35 pm

VIII. SBCCOG PROGRAM ACTION ITEMS, REPORTS AND UPDATE – 6:50 pm

A. General Assembly Topic and Venue

B. SBESC Projects and Programs (*attachment*)

1. SBCCOG Agency Partnership Policy

C. Homeless Services –

1. TLS report
2. Agency updates

D. Senior Services

E. Transportation Reports – m

1. Metro Report – Board member James Butts/Mike Bohlke
2. Micromobility Programs and Projects

F. REAP 2.0 Updates – 7:35 pm

1. Commercial Redevelopment to Housing

G. Election Procedures

H. Office Move Updates– (*attachment*) (Pages)

IX. UPCOMING EVENTS & ANNOUNCEMENTS – 7:55 pm

X. AGENCY REPORTS

NOTE: Oral reports will only be made to clarify or amplify written reports

A. League of California Cities & LA Division Legislative Committee (Britt Huff, Jeff Kiernan, Bea Dieringer) (*attachment*)

B. SCAG update (Erik Rodriguez) (*attachment*)

1. Regional Council (Mark Henderson, Jim Gazeley, Drew Boyles)
2. Community, Economic, and Human Development (Mark Henderson, Drew Boyles, Mark Waronek)
3. Transportation (Bill Uphoff, Asam Sheikh)
4. Energy and Environment (Britt Huff)

- C. Metro Service Council (Don Szerlip) (attachment)
- D. County Department of Public Health (Alicia Chang) (attachment)
- E. South Bay Workforce Investment Board (Chris Cagle) (attachment)
- F. AQMD update (Brandee Keith)
- G. Area G Emergency Management (Brandy Villanueva)
- H. California Association of Councils of Governments – CALCOG (Britt Huff)
- I. South Bay Aerospace Alliance (David Bradley/Rodney Tanaka)
- J. Baldwin Hills and Urban Watersheds Conservancy (Katrina Manning)
- K. Santa Monica Bay Restoration Commission (Dean Francois/ Zein Obagi)
- L. South Bay Association of Chambers of Commerce (Barry Waite)

XI. ADJOURNMENT

Next Board meeting - Thursday, September 25, 2025

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TLS Recap Report - Steering Committee Meeting 8/11/2025

City	Participant Initials	Background	Months to Date	Projected 12-Mo Cost
Torrance	IC	Family of 4 (Mom + 3 kids). Previous apartment fire, lost home. Kids at TUSD. TLS is helping her get back on her feet after the fire, small stepdown in the TLS support in September and October because of ongoing stability.	3	\$29,757
Torrance	AH	Previous 3290 resident, aged out of Foster	3	\$22,750
LA City	JW	First engaged with the client in November. Living in an encampment and working with his cousin on a food truck to earn money to support his daughters. His mother, who could no longer drive, gave him her car, and he began sleeping in it. He was later approved for housing through our regular TLS program, but the unit was in SPA 8, which was experiencing staffing shortages. He waited nearly five months before the program was paused. During that time, we supported him with job applications, and he eventually secured a position with the post office. Although the client is still facing significant financial challenges (i.e., school debt and other bills), he has remained consistently compliant and deeply grateful throughout the process. He recently moved into his new apartment and was overcome with emotion. He's still processing the reality of being housed and is incredibly thankful.	2	\$23,435
Torrance	SS	Receptive to services and works a full-time job as well as a side job. They want the best for their children (in TUSD) and have been working to pay their credit debt while they've been in a motel. The participant needs some help with rent as they transition back to permanent housing and address financial challenges.	2	\$35,940
LA City	JL	JL and her son have been working with our program since January 2025 but we have so far been unsuccessful in getting them housed. Ms Lowery is employed, makes enough to cover the rent for an apartment they were approved for, but could use some initial support as they furnish the apartment, etc.	1	\$11,238
LA City	TL	44yo, WLCAC been working with since October, currently in her car (for 1.5 years). She tried to stay with family member but that didn't work out. Was in a bad relationship, no parents. Lots of unforeseen circumstances that resulted in homelessness. Initial plan: 100% July prorated, August-Oct 100%, Nov: client takes over rent. Monthly income is \$3500, will need to furnish apt, car insurance, and has some student loan debt	1	\$23,035
LA City	HB	Client has been incredibly patient and cooperative since meeting client in the Month of April 2025 . He has been working and continue to keep his head held high during tough times . The client has full-time income and wants more in life . The client also stated that everything he do is for his 12 year old daughter who stays with mom , However he is very active in her life and would like to have a place of his own to spend time with his daughter .	2	\$11,855
LA City	GK	Client is currently living in her car with her children and has shown strong motivation to improve her situation. After learning that employment was required for TLS eligibility, she quickly secured a job in home care while continuing to receive CalWORKs benefits. She is responsible, actively working, and committed to getting her family out of homelessness. Her determination and follow-through make her a strong fit for the support and structure offered by the TLS program.	2	\$17,597
LA City	EW	Participant originally relocated from Las Vegas with the intention of living with family, but after that arrangement fell through, he was left without stable housing. As a result, he began drinking and ultimately ended up living in an encampment. Since then, he has shown significant progress. He is now sober, sleeping in a friend's car, and recently started working. His motivation to rebuild his life, secure permanent housing, and maintain employment makes him a strong candidate for the SBCCOG TLS Program, which can provide the structured support he needs to continue moving forward	2	\$13,472

Total Projected 12-Mo Cost **\$189,078**
Total TLS Budget **500,000**

Notes

LA City includes the Wilmington, Harbor Gateway, San Pedro areas in the South Bay (i.e., CD15)
We have several pending clients, including from Carson and Torrance.

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South Bay Cities Council of Governments

August 11, 2025

TO: SBCCOG Steering Committee

FROM: Jacki Bacharach, SBCCOG Executive Director
Kim Fuentes, Deputy Executive Director

SUBJECT: Environmental Activities Report – July 2025

I. PROGRAMS - TECHNOLOGY, PLANNING, & RESEARCH

Energy Efficiency & Sustainability

Regional Energy Network (SoCalREN) AGENCY SUPPORT

Contract period is January 1, 2025 - December 31, 2025

Contract goal: Work Plan (including goals) underway for 2025.

2025 SoCalREN Energy Efficiency Offerings

The SoCalREN continues to offer the following incentives for equipment **through December 2025** (eligibility and amounts vary based on each incentive):

- Tankless Water Heater
- Faucet Aerator
- Laminar Flow Restrictor
- Low-flow Showerhead
- Gas dryer Modulating Valve
- Hot Water Pipe Insulation

→ **Contact Eleanor Murphy at Eleanor@southbaycities.org if your city is interested in any of the above. Quantities are limited to first come first served.**

Facility Equipment Inventory Program (FEI) – SBCCOG staff continue to conduct on-site visits summarized below and work with SoCalREN to implement programs (see list below). To date, SBCCOG has inventoried **57** facilities across 15 South Bay cities, 1 school district, and 1 special district. Staff have identified over **940,000** potential kWh savings from lighting retrofits and **112** HVAC units that are overdue for replacement.

Energy Efficiency Project Status: SBCCOG and SoCalREN project managers are working with the following to help move energy efficiency projects forward:

- City of Carson – moving Heat Pump Water Heater vetting through the SoCalREN incentive program.
- City of El Segundo – Aquatic Stadium pool heater project is wrapping up this month. For the city hall building, the SoCalREN has finalized its review of a significant lighting overhaul. Considerable

energy and financial bill savings have been identified, and the SBCCOG team is working with the city to encourage them to move forward on this project.

- City of Hawthorne –finished installing new units in the Heat Pump Water Heater program. The Police Department lighting project is moving forward with American Wholesale lighting.
- City of Manhattan Beach – **NEW Project** - Heat Pump Water Heater and an HVAC pump block heater project, identified through Energy Resilience Action Plan (ERAP) Program site walks, are being vetted by the city.
- City of Redondo Beach – Perry Park sports field lighting incentive application is not moving forward due to missing information on existing equipment. SoCalREN is following up with the contractor. The city is having difficulty obtaining the information from their records. Other identified projects (new chillers, PAC overhaul) are not moving forward due to limited city funds.
- City of Rolling Hills –scheduling site walks for the Heat Pump Water Heater SoCalREN incentive program.
- LA County Sanitation Districts – Lincus, SoCalREN technical consult, identified 33 projects throughout their district with most located inside the South Bay territory.
- Lennox Elementary School District – Lighting upgrades at multiple school sites are moving forward under the Metered Savings Program. The district is also installing more free Heat Pump Water Heaters. Finally, the district is enrolling in the Strategic Energy Management Cohort, which will provide energy and facility upgrade support on a specialized level.

At the upcoming Energy Manager Working Group meeting in August, city staff will hear from SoCalREN implementers and partners on HVAC replacement or upgrade opportunities as well as funding pathways.

57 – Site Visits Completed for Facility Equipment Inventories in the following agencies:

- | | | |
|---------------------|-----------------------------|-------------------------------------|
| • CARSON (2) | • LOMITA (4) | • TORRANCE (3) |
| • EL SEGUNDO (7) | • MANHATTAN BEACH (3) | • BEACH CITIES HEALTH DISTRICT (1) |
| • GARDENA (4) | • PALOS VERDES ESTATES (1) | • HERMOSA BEACH SCHOOL DISTRICT (2) |
| • HAWTHORNE (3) | • RANCHO PALOS VERDES (3) | |
| • HERMOSA BEACH (3) | • REDONDO BEACH (5) | |
| • INGLEWOOD (8) | • ROLLING HILLS (3) | |
| • LAWNDALE (3) | • ROLLING HILLS ESTATES (2) | |

Energy Resilience Action Plan (ERAP) Program – The SBCCOG is working with the cities of **Gardena, Hawthorne, Lomita, and Manhattan Beach** to develop Energy Resilience Action Plans. The city-specific plans look at near- to long-term strategies to support community energy resilience, develop a retrofit plan to transform city owned facilities into community resilience centers, and provide a collection of resilience planning resources and references. SoCalREN is in the process of conducting site audits for up to four facilities per city. SBCCOG Staff in coordination with city staff have been implementing community outreach with over 100 survey responses received so far.

FDEEE & Commercial Direct Install

Through the SoCalREN’s new commercial programs, administered by Wildan, the SBCCOG is implementing the pilot program for the Food Desert Energy Efficiency Equity (FDEEE) and Commercial Direct Install programs in the City of Gardena. These programs provide free energy efficiency measures and installation at hard-to-reach and low-income low-access businesses. Gardena is

the first full implementation of the program which will be rolled out to the rest of the SoCalREN territory for specific selected sites that meet program criteria. SBCCOG staff continue to conduct door-to-door outreach to eligible businesses. The team has audited 41 business facilities and 13 projects have been signed off and are underway. Contractor visits are underway.

Cool Roof Pilot

Funded by the SoCalREN, the SBCCOG consultant AESC Inc., is completing a cool roof feasibility study. At the end of the project, cities will receive final site plans with information and recommendations on the technology, benefits and co-benefits, funding sources, and site identification. The consultant is currently developing a literature review on technology options. Next steps, AESC and SBCCOG will present in August to city staff potential criteria to select the best facilities.

Regional Energy Network (SoCalREN) Multifamily & Kits for Kids

Contract period is January 1, 2025 - December 31, 2025

Contract goals: Contact, track progress, and outreach to local community organizations; track number of virtual events held and attendees; distribute program collateral to local community organizations.

SoCalREN Multifamily and Hard-to-Reach-Direct-Install Energy Efficiency

SBCCOG continues to share program information with eligible multifamily housing properties. The SBCCOG and County team have developed co-branded materials to bring to community outreach events. New customers are working to be identified by SBCCOG and County staff.

Kits for Kids

Schools in disadvantaged areas or which receive Title 1 funding are eligible to participate in the LA County Kits for Kids program, which provides free energy efficiency kits (LEDs, faucet aerators, and games) to third- and fourth-grade students to implement at home and \$1,000 to teachers who implement it in their classrooms. SBCCOG staff is working to enroll South Bay schools. Inglewood USD, Hawthorne SD, Lennox ESD have confirmed participation for Fall 2025 amounting to approximately 60 classrooms!!! Wiseburn USD is interested in participating in 2026.

Southern California Gas Company Energy Pathways

Contract period is May 19, 2024 – December 31, 2027

SBCCOG staff continues to work with SoCalGas to promote gas energy efficiency assistance program opportunities and financing support to cities, school districts, and residents. Current day-to-day activities continue with the support from SoCalGas staff. New program offerings are being shared with city staff.

CivicSpark Fellows

CivicSpark Fellows, a program operated through AmeriCorps, supports the SBESC programs. The program has been able to obtain funding for the 2025-26 program year and therefore the SBCCOG has been approved for three new fellows to work on: 1) energy, 2) communications, and 3) transportation. The SBCCOG is currently interviewing candidates for the transportation position and 2 dynamic fellows have accepted offers for the other two positions.

Water Conservation

West Basin Municipal Water District Programs (West Basin)

The contract period is July 1, 2025, through June 30, 2026

SBCCOG and West Basin staff met on July 7 and July 21 to discuss the implementation of programs.

Educational Outreach Support - Exhibit Events

Contract goal: 100 exhibit events, presentations, workshops, networking opportunities, etc.

Status of goal: 5 exhibit events, presentations, workshops, networking opportunities, etc.

Support for Workshops, Events, & Webinars Educational Classes

Contract goal: Up to 17 physical classes or virtual webinars

Status of goal: 0

Upcoming Class/Workshop:

Thursday, August 14, 2025, Transforming Lawns: A Sustainable Approach Gardena

Rain Barrel Giveaway

Contract goal: 5 Rain barrel distribution events.

Status of goal: 0 Rain barrel program distribution

SBCCOG staff have responded to phone inquiries on the dedicated West Basin line and set up the new registration system for upcoming events in August.

Water Replenishment District of Southern California (WRD)

The contract period is January 1-December 31, 2026

Contract goal: promote WRD programs and support in-person events

Status of goal: ongoing

Ongoing promotion of WRD programs continues through SBCCOG's e-newsletters and other social media channels. In addition, SBCCOG posts WRD events on the website and sends out e-blasts to increase attendance at events. SBCCOG and WRD staff meet to coordinate communication efforts and upcoming informational campaigns.

Waste Reduction

Rolling Hills Organic Waste

Contract period is April 8, 2024 – April 1, 2026

The SBCCOG is working with the City of Rolling Hills to facilitate public education and outreach for their residents on organic waste recycling and food waste prevention. Funded by a CalRecycle SB1383 grant, staff are working with EcoNomics, Inc, technical consultant, to provide outreach content. The first workshop occurred on July 16, 2025. The workshop was a success, drawing in 13 attendees and filling the City Chambers. SBCCOG staff are now finalizing equipment registrations and preparing to order and drop off free compost bins and kitchen pails to the residents. One final compost workshop is scheduled to be in October 2025.

Green Business

South Bay Green Business Assist Program (GBAP): Ongoing

The SBCCOG continues to provide information to local businesses on opportunities to implement sustainability programs while maintaining relationships and communication channels with businesses that have self-identified as environmentally conscience. Businesses receive information on the status of SBCCOG utility partners' programs and information posted on the SBCCOG website through a quarterly e-newsletter.

GBAP by city: Carson (18), El Segundo (55), Gardena (26), Hermosa Beach (12), Hawthorne (83), Inglewood (20), Lawndale (30), Lennox (10), Lomita (9), Manhattan Beach (10), Palos Verdes Estates (9), Rancho Palos Verdes (11), Redondo Beach (6), Rolling Hills Estates (6), Torrance (92), Los Angeles County – Community of Westmont (1) and District 15 (11) for a total of **409** businesses in the program as of July 2025.

Climate Action

SBCCOG staff and the CivicSpark Fellow, with support from volunteers, continue to work with cities to finalize the draft 2019-2020 greenhouse gas inventory (GHG) emissions reports. Multiple drafts are under review by city staff, and SBCCOG has been working to incorporate city feedback into final drafts. Three cities' final reports have been sent out and are available on the SBCCOG website. SBCCOG is available to present findings to city committees and commissions.

Transportation

Metro Express Lanes (MEL) (Contract period November 18, 2022 – November 17, 2025)

South Bay events are being held both virtually and in person. SBCCOG staff continue to prepare, update, and share the outreach calendar events to provide opportunities for Metro to share their Express Lane program. In July, the SBCCOG/SBESC distributed MEL materials at 5 events.

II. VOLUNTEERS

Status of Program: **19** hours for July 2025

Some of the volunteer projects for the month of July included supporting outreach events and SBCCOG meetings, updating databases, and conducting program research.

Note that volunteers were not able to work in the office during the move resulting in low volunteer engagement.

III. MARKETING, OUTREACH, & IMPLEMENTATION

Outreach Events

In July 2025:

3 - Networking Event

0 - Workshops Event

2- In Person Community Event

0- Business Event

South Bay Cities Council of Governments

August 11, 2025

TO: SBCCOG Steering Committee

FROM: Jacki Bacharach, Executive Director
Kim Fuentes, Deputy Executive Director
David Leger, Senior Project Manager

SUBJECT: Office Move Update – as of August 4, 2025

BACKGROUND

The South Bay Cities Council of Governments (SBCCOG) has relocated offices and has completed the move-out of 2355 Crenshaw Blvd.

Most of the move-in process has been completed, with a few items remaining including:

- Installation of the new Board room AV system which will take place in August
- Miscellaneous items such as hanging SBCCOG art/photos

All major purchases have been completed. As staff continue to work and settle into the new space, other needed items may be identified.

BUDGET

Final invoices have not yet been received from vendors, but at this time based on actuals received and remaining estimates, move costs came within budget. Below is the estimated budget and balance based on information currently available. The chart will be updated as actual costs are incurred, and additional items are identified.

Budget Category	Estimate	Actual
Security Deposit – Van Ness Way	\$23,760.00	\$23,760.00
Moving Services	\$9,390.51	\$6,076.25
De-Cabling 2355 Crenshaw	\$1,482.08	\$1,482.42
Xerox Relocation	\$275.00	\$275.00
Cabling 357 Van Ness	\$7,810.89	
Conferencing Equipment Redesign and Relocation	\$6,590.51	\$6,590.51
Network Equipment & Relocation Support	\$5,715.77	\$3,150.00
Office Furniture – Desks, Conf. Tables, Refrigerator, Storage Cabinets, Ice Machine	\$17,727.06	\$17,727.06
Misc. Items – Flagpoles, re-keying/new locks/key copies, signage	\$2,028.05	\$2,028.05
TOTAL COSTS:	\$74,779.87	\$61,333.24
TOTAL BUDGET	\$75,000.00	\$75,000.00
BUDGET REMAINING	\$220.13	\$13,666.76

RECOMMENDATION

Receive and file.

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