

MUNICIPAL FACILITIES COMMITTEE
Minutes from the Regular Meeting of September 29, 2022

MEMBERS: Matthew W. Szabo, Office of the City Administrative Officer, Chair (CAO)
Sharon Tso, Chief Legislative Analyst (CLA)
Alma Guerrero, Office of the Mayor (Mayor)

The meeting was called to order at 10:02 a.m.

No General Public Comment.

Item 2 Report from Bureau of Engineering (BOE) requesting authority to implement scope modifications and funding adjustments for Phase 2 of the Fire Station No. 4-EOC Façade Replacement project.

Disposition: Approved.

Matthew Szabo, CAO, requested that Item No. 2 be taken out of order to precede Item No. 1.

Alma Guerrero, Mayor, inquired about the financial responsibility for current monthly scaffolding cost. Marina Quiñónez, BOE, clarified that the funding allocation for scaffolding terminated in August 2022. Ms. Quiñónez further clarified that BOE's report includes a recommended change order of \$370,000, which takes into account the scaffolding cost from September through March 2022.

Ms. Guerrero, asked if there are anticipated supply chain concerns. Adrian Hwang, BOE, stated there are no issues at this time.

Sharon Tso, CLA, expressed concern that tile work on the north-facing side of Fire Station No. 4 building may be of concern in the future. Ms. Quiñónez, clarified that the BOE report includes testing completed on the north and south side of the building. Ms. Quiñónez further clarified that the south side is impacted by substantial heat accumulation and the improper application of tiles, while the north side does not have the same problems as the south because the sun exposure is lower. Ms. Tso asked if the existing scaffolding is necessary on the north side. Ms. Quiñónez responded that the scaffolding will not be needed as there are no current or impending safety concerns on the north side of the building.

Ms. Tso asked BOE to clarify which phase of the construction period is referenced on page six of the MFC report. Ms. Quiñónez responded that the reference is to Phase 1. Ms. Tso further inquired about the time line for additional funding of Phase 2. Ms. Quiñónez stated that the current pending Construction Projects Report has funding allocation in the amount of \$954,000 available for BOE to commence Phase 2, if given direction by the Committee to proceed. Ms. Quiñónez further clarified that the remaining Phase 2 funding would be requested in 2023-24.

Matt Szabo, CAO, recommended to proceed with the approval to address the Phase 1 shortfall and to cancel Phase 2 of the project.

Ms. Tso requested BOE's assurance to the Committee that sufficient testing has been completed to ensure the safety of the tiles on the north-facing side. Ms. Quiñónez offered two options, to either proceed with Phase 2 or utilize the General Services Department to continue monitoring the condition of the north-facing façade to assess conditions and determine whether any safety concerns exist. Adrian Hwang, BOE, added the last testing on the north side of the building occurred in 2017 and no tiles have fallen since then.

Mr. Szabo requested a BOE report back to the Committee if issues of loose or fallen tile(s) resurface in the future.

Item 3

Report from General Services Department (GSD) requesting authority to negotiate and execute a new lease agreement with John Wesley Center for Health, a 501(c) (3) non-profit organization, for the City-owned site located at 499-503 San Fernando Road, Los Angeles (CD 1), for the purpose of an interim housing site for people experiencing homelessness, subject to Council and Mayor approval.

Disposition: Approved.

Alma Guerrero, Mayor, asked to clarify the commencement of construction and timeline for funding. Wayne Lee, GSD Real Estate, stated that the construction is scheduled to commence in January 2023. Annabelle Gonzales, CAO, clarified that the operations funding allocation for 499-403 San Fernando Road commences January 2023 through June 2023. Ms. Gonzales, CAO, added clarification that should the site open ahead of schedule, the funding shortfall will be addressed via a funding report. If the facility does not open during the current fiscal year, funding will be carried over to the next fiscal year.

Item 4 Report from GSD requesting authority to negotiate and execute a new license agreement with Urban Alchemy, a 501(c)(3) non-profit organization, for the City-owned space located at 6262 Van Nuys Boulevard, Suite E, Van Nuys, CA 91401, (CD 6) for the purpose of providing mobile crisis intervention for individuals experiencing homelessness in the Northeast San Fernando Valley area, subject to Council and Mayor approval.

Disposition: Approved without discussion.

Item 1 Minutes of the:

- a. August 25, 2022 Regular Meeting; and,
- b. September 15, 2022 Special Meeting.

Disposition: Approved without discussion.

Item 5 Municipal Facilities Committee to consider a determination in accordance with AB 361 Section 3(e)(3) that, while the state of emergency due to the Covid-19 pandemic, as originally proclaimed by the Governor on March 4, 2020, remains active and/or state or local officials have imposed or recommended measures to promote social distancing, this legislative body has reconsidered the circumstances of the state of emergency and that the state of emergency continues to directly impact the ability of the members to meet safely in person and/or state or local officials continue to impose or recommend measures to promote social distancing.

Disposition: Approved as read into the record.

The meeting adjourned at 10:25 a.m.