



## Amended Additional Documents Distributed for the City Council Meetings of May 1, 2024

Item No.	Agenda Item Description	Distributor	Document
2.	PUBLIC COMMENT – GENERAL (NON-AGENDA ITEMS)	Yvonne LaRose	Email to Council
3.	PRESENTATION BY THE CLEAN POWER ALLIANCE	Chris Bray	Email to Council
3.	PRESENTATION BY THE CLEAN POWER ALLIANCE	Matthew Langer, Chief Operating Officer (CPA)	PowerPoint
8.	CONSIDERATION OF THE APPROVAL OF THE SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG)	Harry & Clarice Knapp	Email to Council
8.	CONSIDERATION OF THE APPROVAL OF THE SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG)	Josh Albrektson	Email to Council
8.	CONSIDERATION OF THE APPROVAL OF THE SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG)	Josh Albrektson	Email to Council
8.	CONSIDERATION OF THE APPROVAL OF THE SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG)	Angelica Frausto-Lupo, Community Development Director	Memo for Addition

8.	CONSIDERATION OF THE APPROVAL OF THE SECOND AMENDMENT TO THE PROFESSIONAL SERVICES AGREEMENT WITH MOORE IACOFANO GOLTSMAN, INC. (MIG)	Angelica Frausto-Lupo, Community Development Director	PowerPoint
10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	John	Email to Council
10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	Lisa Padilla	Email to Council
10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	Delaine W. Shane	Email to Council
10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	Elisabeth Emirhanian	Email to Council

10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	Roxanne Diaz, City Attorney	Memo for Edits
10.	CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE, INCLUDING ITS MEMBER COMPOSITION, AND DISCUSSION REGARDING ITS SCOPE AS IT RELATES TO THE STUDY, REVIEW AND ANALYSIS OF THE CITY'S FINANCES AND RELATED OPERATIONS FOR THE PURPOSE OF ADVISING THE CITY COUNCIL AND IF CREATED, SELECTING ITS MEMBERS	Mary Urquhart	Email to Council
11.	REVISITING THE DISCUSSION AND AN UPDATED ANALYSIS OF ALL THE CITY'S COMMISSIONS AS IT RELATES TO THEIR STRUCTURE, EFFICIENCY AND EFFECTIVENESS FOR CITY COUNCIL DISCUSSION AND FURTHER DIRECTION	Mary Haddad, Management Analyst	PowerPoint
11.	REVISITING THE DISCUSSION AND AN UPDATED ANALYSIS OF ALL THE CITY'S COMMISSIONS AS IT RELATES TO THEIR STRUCTURE, EFFICIENCY AND EFFECTIVENESS FOR CITY COUNCIL DISCUSSION AND FURTHER DIRECTION	Mary Haddad, Management Analyst	Memo for Corrections
14.	CITY COUNCILMEMBER COMMUNICATIONS	Evelyn G. Zneimer, Mayor	PowerPoint
14.	CITY COUNCILMEMBER COMMUNICATIONS	Michael A. Cacciotti	PowerPoint

**From:** [Yvonne LaRose](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Public Comment: Non-Visible Disabilities  
**Date:** Wednesday, May 1, 2024 10:18:30 AM

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Our city has grown a lot since 1981, the year when I bought and moved into my house. Some things change; some take longer to be accepted.

The matter of disabilities is part of my focus tonight. It's also part of my OD focus in relation to Title VII civil rights.

The evolution of accommodations for those who have physical disabilities has been a long one. But we can look to the days when the only access to grand buildings was a long flight of stairs that only the physically able could climb to installation of and mandates that accessibility accommodations such as ramps and elevators be installed for the sake of those who could not manage those mountainous flights of stairs.

We have elevators, that became cousins to escalators to allow ease of transition from one level of a building and access to services.

It became no longer a necessity to have hands to open doors because we had revolving doors. Door handles that pulled or pushed open became automatic doors that would fling open at the touch of a button (that didn't require fingers to activate).

People's awareness of accessibility has also increased in great measure. In 2019, a former Council member saw me with my wire basket walker and demanded to know what that was. "Why, it's my walker," I simply replied. Imagine my joy when during the past three months I've encountered so many of our population who see me struggling to reach a handrail that will allow me to climb a flight of stairs. They see a woman with some challenges. The **group** (no matter what the size) offers assistance, is mindful of keeping the integrity of the contents being transported. Then someone among the group shares that a relative insists on trying to devise ways to manage these things on their own - for the sake of maintaining muscle tone, for the sake of continuing to be resourceful.

Those situations relate to the visible physical challenges. There are also the non-visible, also referred to as invisible, disabilities. There are many and range from compelling conditions such as cardiac malfunction, epilepsy, hearing, tumors, and more. Ed Begley, Jr. recently gave a talk and spoke of the impacts of Parkinson's Disease. The the untrained eye, it isn't easily recognized and there's little appreciation of what it means except the name designates a certain condition, period.

Yes, South Pasadena residents have greatly evolved in their awareness and appreciation of our challenged population with both visible as well as non-visible disabilities. They have reached an admirable plateau of, as a community of caring people concerned about the humanity and dignity of others.

Let us continue to evolve to a place where we excel because of



**the sum of us**

with all that we contribute to that total, be it manifest or non-visible.

Viva

Yvonne LaRose, CAC

Organization Development Consultant: Diversity/Title VII, Harassment, Ethics

**From:** [Chris Bray](#)  
**To:** [City Council Public Comment](#)  
**Cc:** [Evelyn Zneimer](#); [Janet Braun](#); [Jon Primuth](#); [Michael Cacciotti](#); [Jack Donovan](#); [Armine Chaparyan](#); [Steven Lawrence](#); [Ben Tansey](#); [tbardacke@cleanpoweralliance.org](mailto:tbardacke@cleanpoweralliance.org)  
**Subject:** Public Comment with attachment, 5/1/24, Item #3, "PRESENTATION BY THE CLEAN POWER ALLIANCE"  
**Date:** Sunday, April 28, 2024 1:35:22 PM  
**Attachments:** [CPA FY2023-2024-Budget.pdf](#)

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Councilmembers,

A Clean Power Alliance budget summary is attached to this comment, and is part of the comment. **Please post this one-page budget document as part of my public comment.**

The Clean Power Alliance estimates for budget purposes that they will receive \$1,579,523,000 in revenue for electric power this year -- over \$1.5 billion. They further estimate that they will end the fiscal year with \$1,243,338,000 in "net energy costs," leaving them with \$336,185,000 in surplus revenue. The Clean Power Alliance is selling electric power for a price that is well above their cost, producing anticipated "reserves end of period" of \$508,516,000. That's half a billion dollars in cash reserves -- in cash above costs stored as extra money.

Second, the Clean Power Alliance expects to produce over \$1.5 billion in revenue with staffing costs of just \$20,072,000 -- a little over \$20 million. Name a business that produces \$1.5 billion in revenue, and \$500 million in reserves, with personnel costs near 1%.

The Clean Power Alliance has almost no staffing costs at all because community choice aggregators *don't do anything*. They have no productive function of any kind, in any way, ever. They don't generate electricity, they don't store electricity, they don't transmit electricity, they don't deliver electricity, they don't operate or maintain any portion of the power grid, they don't bill for electricity, and they don't provide customer service to electric power customers.

The state legislation creating community choice aggregation requires investor-owned utilities to operate and maintain transmission and delivery systems for use by CCAs, and to provide billing and customer service. Then community choice aggregators buy their electricity on the market, including surplus energy generated by the investor-owned utilities. So other people bake the cake, other people maintain the bakery, other people deliver the cake, other people collect the money, and the Clean Power Alliance is declaratively a "bakery" and gets paid for the cake. This is legalized fraud.

**They don't do anything, so they have a half a billion dollars in extra cash.**

There are 25 community choice aggregators in California. If *every* community choice aggregator ceased to exist tonight during this city council meeting, we would all wake up tomorrow morning in a state that would produce exactly the same amount of electricity in the exactly same number of generation facilities, delivering all of that electricity through the normal operation of precisely the same power grid.

Community choice aggregators are financial instruments, not electric power utilities. They exist to capture revenue and store extra cash. They have no role of any kind in the generation

or delivery of electric power.

If you'd like to prove otherwise, please provide a complete list of facilities owned, operated, and maintained by the Clean Power Alliance that generate, transmit, and deliver electricity, with a roster of the Clean Power Alliance maintenance crews that operate and repair electric power infrastructure.

Stealing. The word I'm looking for is "stealing." The Clean Power Alliance is *stealing* money. Stop participating.

Chris Bray  
South Pasadena resident

(One attachment, please include in comment)

**CLEAN POWER ALLIANCE of SOUTHERN CALIFORNIA**  
**Fiscal Year 2023/2024 Budget**  
**FINAL**

	FY 2022/23 Amended Budget	FY 2023/24 Budget	Budget Difference (\$)	Budget Difference (%)
Revenue - Electricity net	1,182,869,000	1,576,284,000	393,415,000	33%
Transfer from Fiscal Stabilization Fund	-		-	
Other revenue	2,742,000	3,238,000	496,000	18%
<b>TOTAL REVENUE</b>	<b>1,185,611,000</b>	<b>1,579,523,000</b>	<b>393,912,000</b>	<b>33%</b>
<b>TOTAL ENERGY COSTS</b>	<b>1,056,282,000</b>	<b>1,243,338,000</b>	<b>187,056,000</b>	<b>18%</b>
<b>NET ENERGY REVENUE</b>	<b>129,329,000</b>	<b>336,185,000</b>	<b>206,856,000</b>	<b>160%</b>
<b>OPERATING EXPENSES</b>				
Staffing	13,976,000	20,072,000	6,096,000	44%
Technical services	1,436,000	1,809,000	373,000	26%
Legal services	1,243,000	1,054,000	(189,000)	-15%
Other services	1,902,000	1,975,000	73,000	4%
Communications and marketing services	2,018,000	2,157,000	139,000	7%
Customer notices and mailing services	1,346,000	1,023,000	(323,000)	-24%
Billing data management services	10,518,000	11,262,000	744,000	7%
Service fees - SCE	2,116,000	2,165,000	49,000	2%
Customer programs	4,663,000	9,643,000	4,980,000	107%
General and administration	5,877,000	4,501,000	(1,376,000)	-23%
<b>TOTAL OPERATING EXPENSES</b>	<b>45,095,000</b>	<b>55,661,000</b>	<b>10,566,000</b>	<b>23%</b>
<b>OPERATING INCOME</b>	<b>84,234,000</b>	<b>280,524,000</b>	<b>196,290,000</b>	<b>233%</b>
Finance and interest expense	732,000	1,563,000	831,000	114%
<b>TOTAL NON OPERATING EXPENSES</b>	<b>732,000</b>	<b>1,563,000</b>	<b>831,000</b>	<b>114%</b>
Interest Income	486,000	4,314,000	3,828,000	788%
<b>TOTAL NON OPERATING REVENUE</b>	<b>486,000</b>	<b>4,314,000</b>	<b>3,828,000</b>	<b>788%</b>
<b>NON OPERATING REVENUE (EXPENSE)</b>	<b>(246,000)</b>	<b>2,751,000</b>	<b>2,997,000</b>	
<b>CHANGE IN NET POSITION</b>	<b>83,988,000</b>	<b>283,275,000</b>	<b>199,287,000</b>	<b>237%</b>
NET POSITION BEGINNING OF PERIOD	141,253,000	225,241,000	83,988,000	59%
NET POSITION END OF PERIOD	225,241,000	508,516,000	283,275,000	126%
FISCAL STABILIZATION FUND	-	-	-	
RESERVES END OF PERIOD (Net Position + FSF)	225,241,000	508,516,000	283,275,000	126%
<i>Other Uses</i>				
Capital Outlay	225,000	378,000	153,000	68%
Depreciation & Amortization	(622,000)	(719,000)	(97,000)	16%
<b>CHANGE IN FUND BALANCE</b>	<b>84,385,000</b>	<b>283,616,000</b>	<b>199,231,000</b>	<b>236%</b>

*Note: Funds may not sum precisely due to rounding*

# Clean Power Alliance City of South Pasadena City Council

May 1, 2024





# Agenda

- ⚡ Overview of CPA
- ⚡ Rates
- ⚡ Overview of CPA in South Pasadena
- ⚡ Investing In Our Communities
- ⚡ Questions



# Overview of CPA

# About Clean Power Alliance

- ⚡ CPA serves approximately 1 million customer accounts, representing over 3 million residents and businesses
- ⚡ 35 member jurisdictions in Los Angeles & Ventura counties
- ⚡ Each member has a seat on Board of Directors – one member, one vote
- ⚡ Largest CCA in CA; more customers on 100% renewable energy rates than any utility in the nation
- ⚡ 41 long-term contracts signed to date, totaling 2,594 MW of renewable energy and 1,465 MW of storage
- ⚡ Revenues, after costs for power and operations plus financial reserve contribution, are pooled and invested into local programs and procurement





# Clean Power Alliance is a publicly-owned electricity provider serving customers clean energy at competitive rates

- ⚡ Clean Power Alliance purchases clean power and Southern California Edison delivers it.
- ⚡ SCE sends a single monthly bill, which includes SCE charges for electricity delivery and CPA charges for electricity supply/generation.
- ⚡ Customers automatically enrolled at preferred energy option by jurisdiction but can change or opt-out at any time.
- ⚡ CPA charges are NOT an added fee; they simply replace the SCE supply/generation charges on the bill.

**We work together to bring you access to the most sustainable energy available**



# Our Community Commitments



## We invest in the communities we serve

By 2025 our Local Programs for a Clean Energy Future strategic plan calls for \$200 million of investments in the communities we serve.



## We give people the power of choice

With Clean Power Alliance, people finally have a choice. 35 communities, 1 million customers, and over 3 million residents and businesses have chosen CPA to keep Earth green.



## We protect the environment

Over 10 billion pounds of greenhouse gas emissions were prevented by our customers choosing clean energy options.

This is the equivalent of taking over **1 million** gas-powered cars off the road each year or planting **77 million** trees and growing them for 10 years!



# Rates

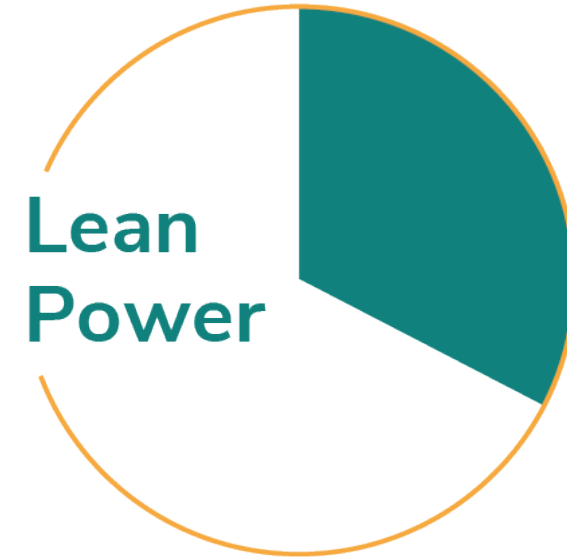
# Three Energy Options



- Provides 100% renewable energy content, mostly from projects within California (generally, at a 3% premium to SCE's base rate)



- Provides 50% renewable energy content (generally, at parity with SCE's base rate)



- Provides 40% clean energy content at the lowest cost option (generally, about 1% - 2% discount to SCE's base rate)

Customers always have the option to opt-out and stay/return to SCE for generation/supply



# Rate Comparisons

CPA's rates are highly competitive and include modest differentials between our three products

Energy Product	SCE Base (~35% renewable)	100% Green Power	Clean Power	Lean Power
Average Residential Monthly Bill (as of March 2024)	\$189	\$193	\$186	\$184
Comparison to SCE		+1.7%	-2.0%	-2.9%

⚡ Residential average monthly usage 520 kWh

Energy Product	SCE Base (~35% renewable)	100% Green Power	Clean Power	Lean Power
Average Small Business Monthly Bill (as of March 2024)	\$277	\$286	\$275	\$273
Comparison to SCE		3.0%	-0.8%	-1.7%

⚡ Small business average monthly usage 924 kWh

⚡ Select commercial rates fall outside of these premiums and discounts. CPA can provide those customers with a custom rate comparison

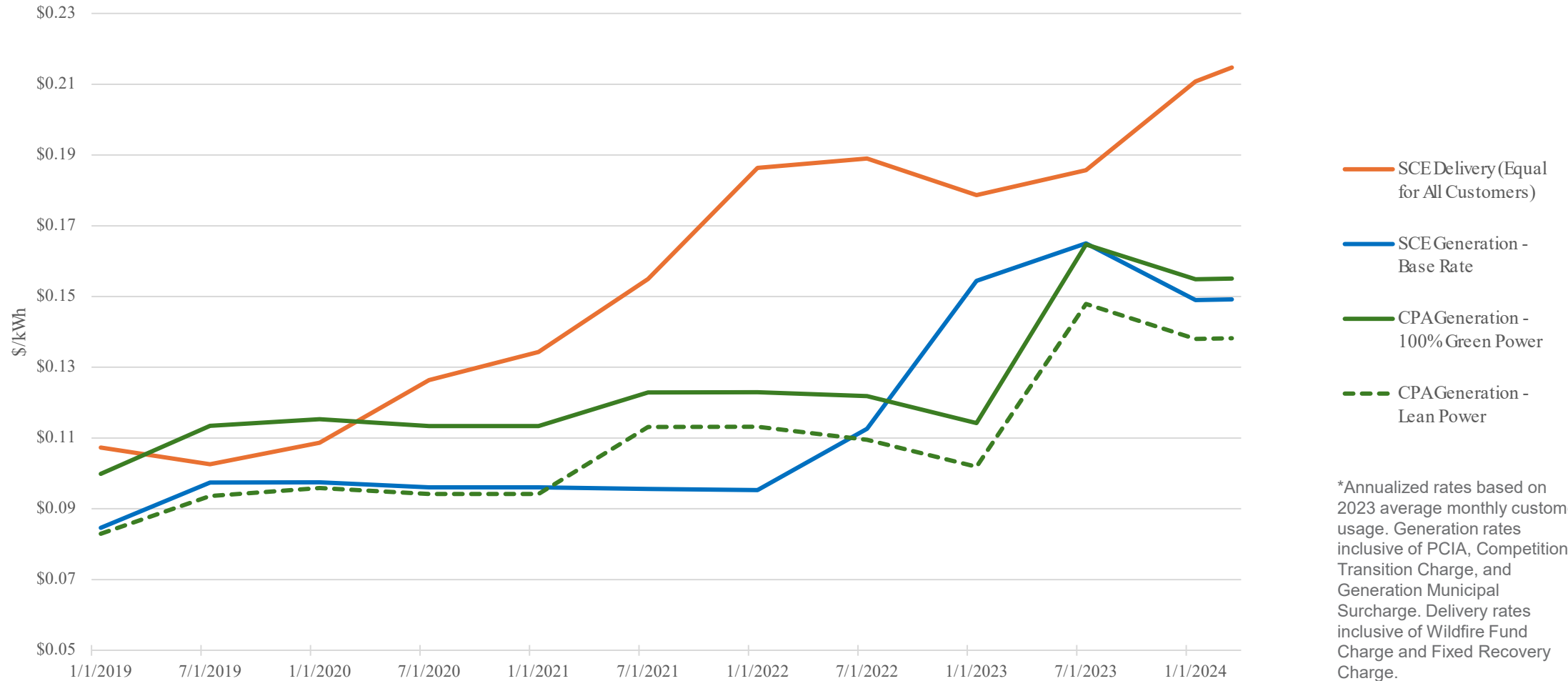
⚡ July 2024 rate levels are not yet available, though CPA will remain competitive with SCE

⚡ These rate comparisons apply to customers on a 2017 PCIA vintage such as South Pasadena customers.



# Residential Electricity Rates

Residential Electricity Rates 2019-2024\*



\*Annualized rates based on 2023 average monthly customer usage. Generation rates inclusive of PCIA, Competition Transition Charge, and Generation Municipal Surcharge. Delivery rates inclusive of Wildfire Fund Charge and Fixed Recovery Charge.

# Current Preferred Energy Options in CPA Territory



25 Communities  
707,773 Customers  
93.2% Participation Rate

- ⚡ Agoura Hills
- ⚡ Alhambra
- ⚡ Beverly Hills
- ⚡ Calabasas
- ⚡ Camarillo
- ⚡ Claremont
- ⚡ Culver City
- ⚡ Hawthorne
- ⚡ Hermosa Beach
- ⚡ Los Angeles County
- ⚡ Malibu
- ⚡ Manhattan Beach
- ⚡ Monrovia
- ⚡ Ojai
- ⚡ Oxnard
- ⚡ Redondo Beach
- ⚡ Rolling Hills Estates
- ⚡ Santa Monica
- ⚡ Santa Paula
- ⚡ Sierra Madre
- ⚡ South Pasadena
- ⚡ Thousand Oaks
- ⚡ Ventura County
- ⚡ Ventura
- ⚡ West Hollywood



6 Communities  
221,488 Customers  
94.4% Participation Rate

- ⚡ Carson
- ⚡ Downey
- ⚡ Hawaiian Gardens
- ⚡ Moorpark
- ⚡ Paramount
- ⚡ Whittier



4 Communities  
109,928 Customers  
91.9% Participation Rate

- ⚡ Arcadia
- ⚡ Simi Valley
- ⚡ Temple City
- ⚡ Westlake Village





# Customer Options

- ⚡ Customers enroll at the city's preferred energy option
- ⚡ Customers, including municipal accounts, may opt up or opt down at any time
- ⚡ Customers may also opt out of CPA and return to SCE service
- ⚡ Customers with multiple accounts may select an energy option or a different energy provider for each account
  - This applies to the City of South Pasadena, which can make different choices for individual accounts



# Summary of Member Agency Actions

Member agencies have the freedom to change their accounts in a number of different ways. Several cities have opted to exercised their options in various ways.

Type of Action	Number of CPA Member Agencies Taking this Action
<b>Kept All Municipal Accounts with CPA @ Community Default Level</b>	21
<b>Kept All Municipal Accounts with CPA but changed CPA Rate to something other than Community Default Level</b>	1
<b>Opted Out Some Municipal Accounts (Usually Streetlights, where CPA is generally less competitive with SCE) and Kept All Other Municipal Accounts at Community Default Level</b>	10
<b>Opted Out Some Municipal Accounts (Usually Streetlights, where CPA is generally less competitive with SCE) and Changed Some or All Municipal Accounts to Other CPA Rates</b>	3

No CPA member agency has opted out accounts that are on rates where CPA is more competitive with SCE.

# Overview of CPA in South Pasadena

# South Pasadena History With CPA

Date	Action	Outcome
June 21, 2017	City Council votes to join CPA	South Pasadena becomes 3rd member of JPA
February 21, 2018	City Council chooses Clean Power as the preferred energy option	Non-residential customers begin service in June 2018 on 50% Clean Power rate
October 17, 2018	City Council chooses 100% Green Power as the preferred energy option for residential customers	Residential customers begin service in February 2019 on 100% Green Power rate
February 20, 2019	City Council opts up city accounts to 100% Green Power	City accounts are transitioned to 100% Green Power on March 10, 2020
February 16, 2022	City Council chooses to move up the preferred energy option for non residential customers to 100% Green Power	Non-residential customers are transitioned to 100% Green Power in October 2022

# CPA Notifications and Outreach

- **Notifications for enrollment period.** Notifications during the enrollment period includes 4 direct mail notifications; 2 prior to the enrollment month and two immediately following the enrollment month. Each notification announced CPA as the customer's new default electricity provider
- **Notifications during default rate change.** Notifications during default rate change include 2 direct mail notifications; one prior to the transitioning month and one immediately following the transitioning month.
- **All notifications** highlight the community and environmental benefits while explaining the difference in cost on an average bill. Customers were provided clear directions on how to choose another energy option or select another energy provider..
- **Additional outreach** includes community meetings, direct email, and social media campaigns.



**Notice from your new electricity provider, Clean Power Alliance.**  
You can now enjoy the benefits of clean, renewable power at competitive rates.

**Aviso de su nuevo proveedor de electricidad, Clean Power Alliance.**  
Ahora puede disfrutar de las ventajas de la energía limpia y renovable a precios competitivos.

Access terms and conditions in other languages at [cleanpoweralliance.org](http://cleanpoweralliance.org)

**Terms and Conditions of Service**  
Clean Power Alliance makes participation in the competitive market available to you as a customer of SCE. This includes all standard charges, including Clean Power Alliance's default rate change. SCE will continue to charge you for the transmission and distribution services they provide. It is your responsibility to pay for these services to your utility.

**Enrollment**  
You were automatically enrolled in Clean Power Alliance unless you opted out or your scheduled meter read date is on or before February 1, 2021.

**Discount Programs**  
If you are currently enrolled in the California Alternative Rate of Return (CARR) program, the Energy Efficiency Assistance (EEA) program, Medical Student Loan (MSL) or Summer Rebate program, you will continue to benefit from all discounts as a Clean Power Alliance customer.

**Opt out**  
You have the right to opt out of our service at any time. You will not be charged any fee by Clean Power Alliance if you opt out of our service. However, you may be subject to additional requirements by SCE.

**Fail to pay**  
Clean Power Alliance may suspend your service if you fail to pay your utility bills within 15 days of the due date. If your service is suspended, you may be subject to additional requirements by SCE.

**SCE's service**  
SCE's service is provided by SCE. SCE's service is provided by SCE. SCE's service is provided by SCE.

**To learn more, change your rate, or opt out, visit [cleanpoweralliance.org](http://cleanpoweralliance.org) or call us at 888-585-5788 (TTY 323-214-1296).**

888-585-5788 (TTY 323-214-1296)  
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**South Pasadena is going to 100% Green Power!**

Starting in October 2022, 100% clean and renewable energy from sources like the sun and wind will power businesses in South Pasadena.

This will reduce **18 million** pounds of greenhouse gas emissions annually, which is like planting **135,000** trees or taking **1,800** cars off the road.

Thank you, South Pasadena businesses for joining local residents, who have been receiving 100% Green Power since 2019.

**IMPORTANT NOTICE FROM YOUR CLEAN ENERGY PROVIDER.**  
[cleanpoweralliance.org/ourgreencities](http://cleanpoweralliance.org/ourgreencities)

# City of South Pasadena

## ACTIVE CUSTOMERS

	100% Green Power	Clean Power	Lean Power	Total
NON-RESIDENTIAL	1,278	17	21	1,316
RESIDENTIAL	9,794	65	438	10,297
<b>Total</b>	<b>11,072</b>	<b>82</b>	<b>459</b>	<b>11,613</b>



ACTIVE RESIDENTIAL  
CUSTOMERS

10297



ACTIVE NON-RESIDENTIAL  
CUSTOMERS

1316 \*

South Pasadena has  
11,613 active customers of 12,227 eligible customers.

\* Non-residential includes city accounts

- ⚡ The overall participation rate for South Pasadena is 95.0%.
- ⚡ 95.3% of active customers (10,297) choose 100% Green Power.
- ⚡ South Pasadena has avoided 1.71 billion pounds of greenhouse gas emissions.
- ⚡ Equivalent to removing 17,314 gas powered passenger vehicles off the road every year or planting and growing 1,281,115 trees for 10 years



# City of South Pasadena Rate Comparison

Energy Product	SCE Base (~35% renewable)	100% Green Power	Clean Power	Lean Power
Estimated Annual Bill Amount	\$609,218	\$622,729	\$600,692	\$595,202
Estimated Annual Cost Difference		\$13,511	-\$8,526	-\$14,016
Percentage Comparison to SCE		2.2%	-1.4%	-2.3%

- ⚡ Comparison is for the period from April 2023 - April 2024 with usage totaling 2,299,300 kWh
- ⚡ This comparison aggregates South Pasadena’s 105 active accounts and includes a small amount of estimated usage where data was unavailable. Individual account comparisons vary.
- ⚡ Comparison is based on current SCE and CPA rates.
- ⚡ July 2024 rate levels are not yet available, though CPA will remain competitive with SCE; the CPA Board is considering a 4-5% premium for 100% Green, parity for Clean and 1% discount for Lean beginning in July



# Investing In Our Communities

# Investing In Our Cities

**Energized Communities** - Assists our partner communities in reaching their sustainability and decarbonization goals by providing technical and financial support, focused on implementing electrification projects across CPA's service territory. Two participation pathways: Pathways to Electrification and Innovation Grant. Both participation pathways may receive up to \$250,000 per project.

**Reach Code Program For Building and Transportation Electrification** – Reach codes are local building energy codes that “reach” beyond or exceed state minimum requirements for energy use in building design and construction to achieve GHG reductions. CPA is providing financial support to our partner agency's staff time while pursuing reach codes. These benefits will range from \$2,500 – \$25,000.

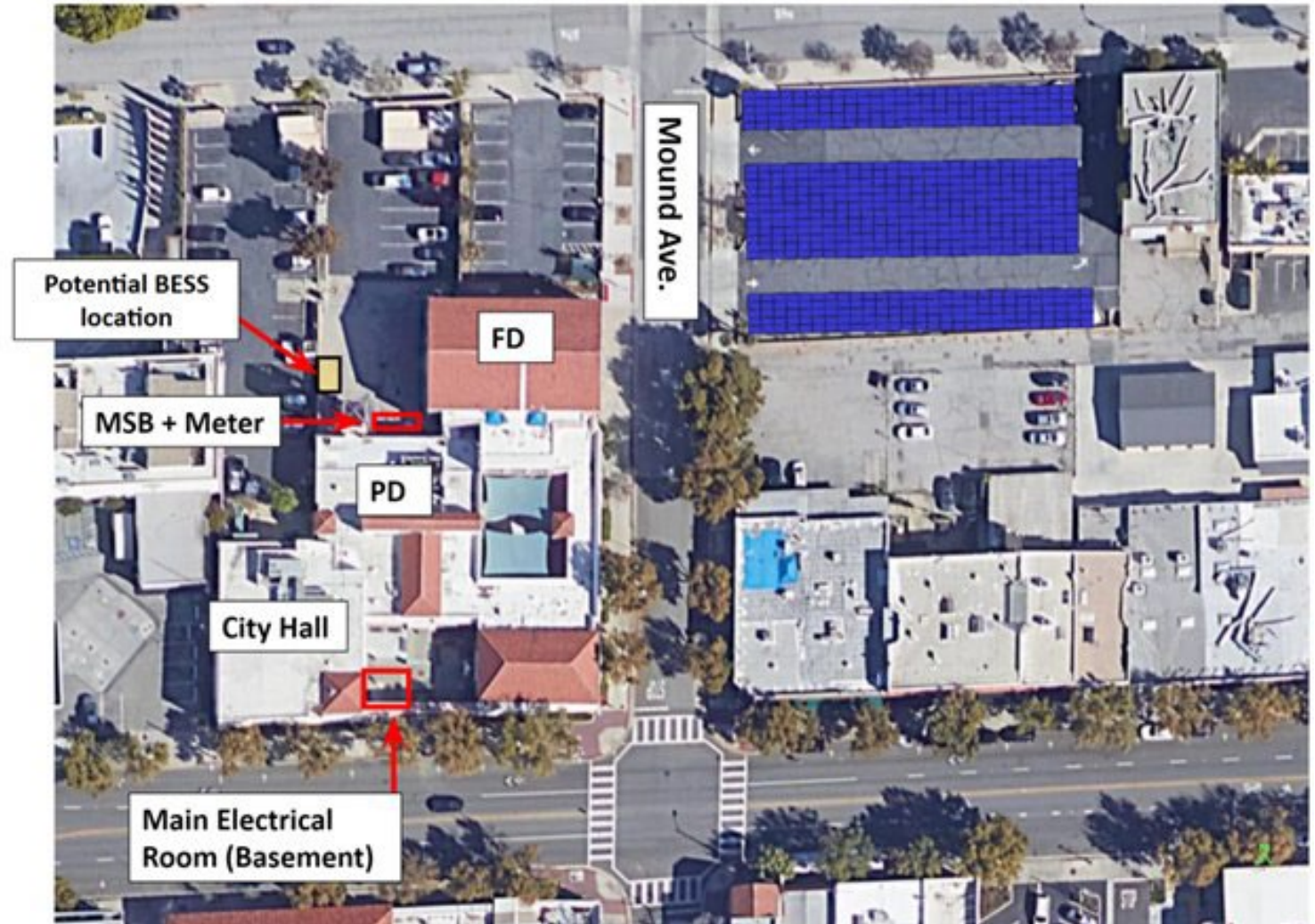
**Power Ready** – Supports our partner agencies by making a public building that serves a critical community purpose energy-resilient by installing a solar and storage system so that there is a backup source of energy when there is an outage. CPA is providing this benefit at no cost to partner agencies and making participation easy by contracting with a developer/ financier to build, own, and operate the systems for 20 years.





# South Pasadena Power Ready

- **Site:** City Hall, Fire, & Police Complex
- **Solar Potential:** 211 kW (71% of annual load)
- **Storage Potential:** 175 kW / 702 kWh
- **Critical Use Case:** In the event of a grid outage, the Power Ready goal is to support critical City staff such as the Fire and Police Departments.
- **Status:** MOU Signed 6/29/2023 | Current Status: Site Lease Negotiations & System Design |
- **Commercial Operation Date:** 8/6/2025



# Investing In Our Communities

**Power Response** – CPA’s demand response program which helps residential homeowners, renters, and business customers on a commercial rate receive financial incentives for responding to Energy Saving Events that occur when energy usage is high.

**Sun Storage Rebate Program** – Offers Clean Power Alliance residential customers up to \$1,000 when they install an eligible solar battery storage system in their home. CPA is accepting applications for up to 1,000 customers. The rebates will be offered on a first-come, first-serve basis.

**Energy Advisor Program** - To enable CPA residential and small business customers to advance energy efficiency and electrification projects with less confusion and effort and to maximize access to existing funding opportunities. Program launch Q3 2024.







# Bill Assistance

- ⚡ Approximately 23% of CPA customers receive bill assistance through CARE, FERA and Medical Baseline programs
- ⚡ Customers remain enrolled in these programs when they become CPA customers
- ⚡ In 100% Green default communities, low-income customers receive 100% renewable energy at the Clean Power rate
- ⚡ CPA program investments often target or have specific pathways for low-income customers and communities



# Questions

# Appendix:



# Ways to get information and take action on CPA accounts

- ⚡ Call or chat with our customer service representatives
  - (888) 585-3788 – TTY (323) 214-1296
  - Normal operating hours 8am to 5pm
- ⚡ Interactive Voice Response (IVR) 24-hour Self Service
- ⚡ Web Self Service:  
<https://cleanpoweralliance.org/rateoptions/>
- ⚡ Email: [customerservice@cleanpoweralliance.org](mailto:customerservice@cleanpoweralliance.org)
- ⚡ Business customers: Contact your account representative at [accountservices@cleanpoweralliance.org](mailto:accountservices@cleanpoweralliance.org) for a custom rate comparison



# Customer Resources

- ⚡ [Bill Comparison Calculator](#) – Compare your energy options and choose the plan that fits you
- ⚡ [Understanding Your Bill](#) – Learn about key features of your electricity bill, including energy usage and generation and delivery charges
- ⚡ [SCE and CPA Joint Rate Comparison](#) – Current prices and average monthly bills for all CPA and SCE rate schedules
- ⚡ [Frequently Asked Questions](#) – Answers to many of the questions commonly asked by new Clean Power Alliance customers
- ⚡ [Customer Programs](#) – Save money, earn incentives, and reduce greenhouse gas emissions by taking advantage of CPA's residential and commercial program offerings
- ⚡ [Help Paying Your Bill](#) – CPA participates in many programs that help our customers access clean and affordable energy

The screenshot shows the CPA Clean Power Alliance website's Bill Comparison Calculator. The service location is set to Manhattan Beach. A large green circle highlights the '100% Green Power' option. Below this, a table compares the rates for different options against the SCE Default Rate. A note at the bottom states that rates are subject to change and provides a link to the rate options page.

Option	Rate
Lean Power	\$170.56
Clean Power	\$172.29
100% Green Power	\$177.48
SCE Default Rate	\$202.18

**Note:** This comparison uses rates currently in effect for Clean Power Alliance and SCE. Rates are subject to change.

For more information or to change your rate option at any time go to: <https://cleanpoweralliance.org/rate-options/> or call toll-free at 888-585-3788.



# South Pasadena City Hall Site Comparison

Energy Product	SCE Base (~35% renewable)	100% Green Power	Clean Power	Lean Power
Estimated Annual Bill Amount	\$122,921	\$126,342	\$121,508	\$120,300
Estimated Annual Cost Difference		\$3,421	-\$1,413	-\$2,621
Comparison to SCE		2.8%	-1.2%	-2.1%

- ⚡ The account is located at 1414 Mission Street and is on a TOU-GS2D rate for 2017 vintage customers.
- ⚡ Comparison is for the period from April 2023- April 2024 with usage totaling 468,438 kWh.
- ⚡ The City Hall building is enrolled in The Power Ready Program and will be getting a solar and battery system in 2025. Must remain as a CPA customer to participate in program.
- ⚡ July 2024 rate levels are not yet available, though CPA will remain competitive with SCE





**From:** [Knapp](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Item 8. May 1. 2024 council meeting  
**Date:** Wednesday, May 1, 2024 10:45:48 AM  
**Attachments:** [HE Program 2n-MU.pdf](#)  
[HE Program 3b-MU.pdf](#)

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

The attached are 4 pages from the HE. Please read the highlighted parts as they emphasize that nothing has to be done about zoning changes until you know what the results of the ballot measure will be. Why commit now to changes as well as spending money when you don't have to? I know the argument will be that you have to make changes within 120 days if the ballot measure fails. That should be the goal of the Council so it will give you another chance to get the HE right with Form Based Zoning and still meet the RHNA numbers.

According to the GP planning consultant the numbers can be achieved without the ridiculous heights.

Harry & Clarice Knapp



**Timeframe:** Create City-owned affordable housing site property list by June 30, 2023. Start outreach to developers by December 2023. Issue first RFP by 2024 and remaining three RFPs in 2026. Building Permit issuance for first project by 2025; two additional building permits issued by 2029.

Bi-annually, review progress towards developing city-owned sites and identify alternative sites within 6 months if sites will not be developed within the planning period.

***Program 2.m – Update Inclusionary Housing Regulations.***

In order to broaden the feasibility for projects to include on-site inclusionary housing, the City will revise the Zoning Ordinance to reduce the required percentage of inclusionary units from 20% of base units to 15% of base units. Additionally, an exemption to the Ordinance will be added for projects with less than 10 units. Other provisions of the ordinance will also be reviewed, in consultation with the local development community, in the revision process including but not limited to in-lieu fees, cost of a comparable unit and how the inclusionary regulations relate to state density bonus law and other City development standards.

As part of Program 2.i., the effectiveness of the Inclusionary Housing Ordinance will be reviewed in 2025 and additional changes will be made to the Ordinance if it is determined that it is an impediment to housing development.

**Eight-year Objective:** Approve 137 inclusionary units during the planning period (15% inclusionary requirements on the moderate- and above moderate RHNA allocation of 912 units).

**Funding Source:** General Fund

**Responsible Agency:** Community Development Department and City Council

**Timeframe:** Adopt updates to the Inclusionary Housing Ordinance within 120 days of Housing Element adoption.

Key word ANTICIPATES

***Program 2.n – Citywide Height Limit Ballot Initiative***

Consistent with requirements under state law concerning cities placing measures on the ballot, the City will seek through voter approval in a local election, the repeal of the current height limit of 45 feet as to at least any residential or mixed-use (including residential) project on which the housing element anticipates a base density in excess of 50 units/acre. Such measure will be brought to the City Council for consideration prior to being placed on the ballot. The measure may either eliminate the height limit for these parcels entirely, or be replaced by a new height limit. If the height limit is replaced, the new limit will be no less than 84 feet to achieve the densities identified in the DTSP. In addition, the City will facilitate residential projects that may exceed 45 feet by utilizing the existing options for exceptions to the citywide height limit, including state Density Bonus law. (See also Program 3.n.) If the ballot measure is approved, the City will update development standards throughout the DTSP and zoning code to allow for buildings that can achieve the densities identified in the Housing Element. If the ballot measure is not approved by the voters, the City will complete a mid-cycle revision to the housing element, reducing sites for which the housing element anticipates a base density in excess of 50 units/acre; City will conduct additional rezoning to address the remaining RHNA on sites allowing densities greater than 50 dwelling units per acre. This will include preparing a mid-cycle Housing Element.

This clearly says AFTER ballot measure approved

**Eight-year Objective:** Facilitate proposed densities on residential sites in the Housing Element where the height limit may be an impediment to development.

**Funding Source:** General Fund

**Responsible Agency:** Community Development Department and City Council

**Timeframe:** Place measure on ballot by December 31, 2024. Within 120 days after the enactment of a ballot measure repealing or replacing the height limit, the City will revise the development standards contained in the DTSP and zoning code. If the ballot measure is not approved by the voters, within 9 months thereafter complete a mid-cycle revision to the housing element, reducing sites for which the housing element anticipates a base density in excess of 50 units/acre.

### **GOAL 3.0    Provide opportunities to increase housing production**

Provide adequate sites for residential development with appropriate land use designations and zoning provisions, objective design standards, and energy efficiency requirements, and ensure efficient and transparent review processes for residential development, including accessory dwelling units, to accommodate the City's share of the regional housing needs.

**Policy 3.1**    Promote mixed-use developments by continuing to allow development of residential uses in the Mixed-Use zoning district and the Downtown Specific Plan zoning districts and encourage on-site inclusionary housing units within the residential component of all residential and mixed-use projects and planned development permits, as required by the City's Zoning Code. Conduct early consultations with developers of all residential and mixed-use projects to explain the requirements and design incentives.

**Policy 3.2**    Maintain an inventory of vacant and underdeveloped properties in the City with potential for development of new residential dwelling units. Improve the City's ability to monitor through introducing electronic permit system and other technology to facilitate research of property data.

**Policy 3.3**    Encourage the development of housing types that offer options for seniors to remain within the community when remaining in their existing homes is no longer viable.

**Policy 3.4:**    Allow for and encourage new residential and/or mixed-use development in or near commercial districts, with access to services, transit and schools. Allow for employment centers to be located near housing developments to increase job opportunities.

**Policy 3.5:**    Provide objective standards and ministerial application processes to implement 2021 State housing legislation (SB 9 and SB 10) that requires the City to permit construction of two dwelling units on single-family lots and allows density increases for multi-family properties up to 10 units with a CEQA exemption.

### ***Program 3.a – Rezone and Redesignate Sites to Meet RHNA***

Redesignating and rezoning the parcels listed in Table VI-50 and in the sites exhibits in Appendix A will address the shortfall of suitably-zoned sites to address the lower-income Regional Housing Needs

Allocation (RHNA) once their General Plan land use and zoning is amended. As part of this rezoning, to improve housing mobility and increase new housing choices and affordability in higher resource or relatively higher income areas, the City will increase the allowable zoning within the Medium Density Residential zone to at least 30 dwelling units per acre (du/ac) and to at least 45 du/ac within the High Density Residential zone. Per California Government Code Section 65583.2(c), the City will also amend the zoning code to allow approval of projects that have at least 15-percent lower-income units in compliance with the inclusionary housing ordinance without discretionary review or “by right.” Additional zoning capacity will be achieved through the adoption of the Downtown Specific Plan (DTSP) and the expansion of mixed-use areas along the City’s arterial corridors either through inclusion within the DTSP or through a zoning overlay district. Allowable densities within these mixed-use areas will be 70 du/ac, except for the Fair Oaks zone within the DTSP, which will be 110 du/ac. In addition, comparable Zoning Code revisions outside of the DTSP area will implement this program. The types of standards and processes that will or may need revising include height limits, open space standards, parking requirements and findings for design review. Sites that are planned to receive the Affordable Housing Overlays (see Programs 2.j and 2.k) in the General Plan and Zoning Code are also addressed by this program.

**Eight-year Objective:** Rezone sufficient sites to accommodate the City’s RHNA targets.

**Funding Source:** General Fund

**Responsible Agency:** Community Development Department

**Timeframe:** General Plan amendments and rezoning: will occur within 120 days of adoption of a compliant housing element.

### ***Program 3.b - Mixed-Use Developments and Adaptive Re-Use***

As part of the rezoning and adoption of the DTSP done as part of Program 3.a, the City will create development standards that encourage the development of high-density residential uses. It is anticipated that the base density of the DTSP zones will be either 70 or 110 du/ac, depending on the zone.

Both the Mission Street and Fair Oaks zones in the DTSP will contain the following objective development standards:

- Setbacks: 0 feet along the building frontage and sides, and no more than 15 feet in the rear of the building.
- Floor Area Ratio: FAR will facilitate maximum allowable densities in each DTSP zone.
- Minimum unit size: 450 square feet.
- Required parking:
  - No required parking for parcels within ½ mile of a high quality transit stop;
  - One space per studio or one-bedroom unit;
  - 1.5 spaces per two-bedroom or larger unit;
  - Development incentive of 0.5 spaces for deed restricted affordable housing units.
- Private open space: 50 square feet minimum for Liner and Flex Building typologies.

Key word UPON

These development standards will be updated upon repeal or replacement of the existing height limit in accordance with Program 2.n to allow for the construction of buildings that can achieve the densities identified in the Housing Element. . Within 120 days after the enactment of a ballot measure repealing or replacing the height limit, the City will revise the development standards contained in the DTSP and zoning code accordingly.

Additionally, development incentives that would encourage the construction of affordable units within market-rate projects, beyond those required by State Density Bonus law, will be included in the DTSP. These development incentives may include:

- Reduced private open space requirements;
- Reduced public open space requirements;
- Reduced parking requirements;
- Expedited processing.

The City will analyze and consider a fee reduction or waiver at the mid-point review in the event that other efforts to facilitate affordable housing production are inadequate.

**Eight-year Objective:** Target production of 400 lower-income housing units on properties located within the City’s commercial districts through the mixed-use development provisions of the Zoning Code and on vacant and reused properties in the Downtown Specific Plan area. Reduced time to process permits for mixed-use projects that include affordable housing and increased applicant understanding of the streamlined state density bonus, planned development permit and affordable housing incentive provisions of the Zoning Code to maximize the potential for a project to include affordable housing.

**Funding Source:** General Fund

**Responsible Agency:** Community Development Department

**Timeframe:** Adopt General Plan, Downtown Specific Plan, and other needed zoning changes with objective development and design standards within 120 days of adoption of a compliant Housing Element. See also Program 3.a. Modify City website to include revised process for streamlined processing of planned development permits for mixed-use and Downtown Specific Plan applications and post notification and educational materials for objective development and design standards by November 2023. Update handout materials by November 2023; Ongoing at the Planning Counter and as applications are received. Outreach to affordable housing developers annually (see Program 2.a.) Analyze and consider a fee reduction or waiver at the mid-point review if necessary.

### ***Program 3.c – Replacement of Lost Units from Residential Demolitions***

In accordance with California Government Code Section 65583.2(g), the City will require replacement housing units subject to the requirements of California Government Code Section 65915(c)(3) on sites identified in the sites inventory when any new development (residential, mixed-use, or nonresidential) occurs on a site that has been occupied by or restricted for the use of lower-income households at any time during the previous five years.

This requirement applies to:

**From:** [Josh Albrektson](#)  
**To:** [City Council Public Comment](#); [Jon Primuth](#); [Jack Donovan](#); [Janet Braun](#); [Evelyn Zneimer](#); [Michael Cacciotti](#)  
**Subject:** Item 8 Public Comment  
**Date:** Tuesday, April 30, 2024 11:11:06 PM

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

It's pretty wild that your planning staff spent \$44,250 on consultants to date without bringing it before city council.

If you look through the tasks in the original contract, task number 2 never actually happened, or if it did happen your planning staff never implemented what MIG stated should happen.

If you look at Tasks 6 and 7 of the \$15k addendum, these products have never seen the light of day. So literally \$15k was spent just for something the planning staff would look at.

What they are hiring MIG to do now goes waaaayyyyyy beyond just creating models for people to look at. These are full on pro-forma that will tell you the unit counts, commercial areas, parking spaces, all based on our objective design guidelines.

If you wanted 3-D Models of buildings that are 84 feet on Mission and Fair Oaks, there is a lot easier and cheaper way of doing it. (Not to mention that they should be producing 110 ft models on Fair Oaks)

The only reason you would really want pro-forma modeling is if you want to convince that a building is possible.

In other words, I believe that your staff is asking you to spend \$38k more to get ammunition to fight HCD about building heights.

And I am all for it. There hasn't been a single time your staff has attempted this and it turned out good for you guys.

Not only that, but looking at the requests made for this project, I think I know what MIG is going to produce, if they have any kind of integrity. And it will be quite fascinating.

You really should have a requirement that all consulting contracts from your planning department come before you so they don't just blow ~\$100k like they did on your inclusionary housing ordinance consultants.

--

Josh Albrektson MD  
Neuroradiologist by night  
Crime fighter by day

**From:** [Josh Albrektson](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Item 8 public comment  
**Date:** Wednesday, May 1, 2024 11:54:27 AM

**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

I just want to be sure that the MIG Pro-Forma models include the illegal density bonus restrictions that Alison Becker put in the Downtown Specific Plan. The same restrictions HCD Housing Accountability Unit told her she should remove but she didn't.

#### F. Standards for Buildings Exceeding 45 feet in Height

1. For any building above 45 feet in height, the minimum lot width shall be 100 feet and the minimum lot depth shall be 100 feet.
2. For any building above 45 feet in height, the minimum dimension of a courtyard enclosed by a building on all sides shall be 40 feet.
3. For any building above 45 feet in height, the minimum dimension of a courtyard open on one side shall be a minimum of 35 feet.
4. For any portion of a building above 45 feet in height, the minimum space between two adjacent buildings shall be 30 feet.
5. Roof tops with amenities shall be counted as part of the common open space of a building.
6. Building heights in excess of 45 feet are subject to State Density Bonus concessions and waivers. See SPMC § 36.370.030.

Page 109 of the downtown specific plan.

southpasadenaca.gov



If you wonder why you guys have gotten in so much trouble with HCD look no further than your staff.

Sent from my iPhone





**City of South Pasadena  
Community Development  
Department**

# Memo

**Date:** April 30, 2024

**To:** The Honorable City Council

**Via:** Arminé Chaparyan, City Manager *AC*

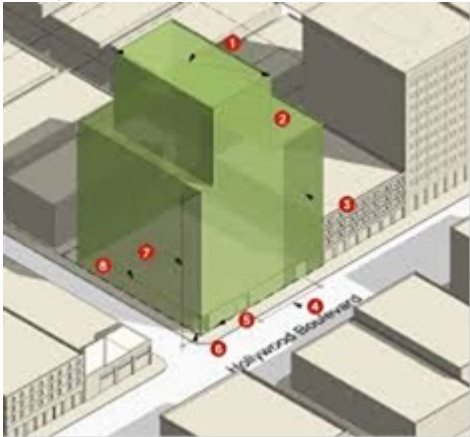
**From:** Angelica Frausto-Lupo, Community Development Director

**RE:** May 1, 2024 City Council Meeting Item No. 8 - Consideration of the Approval of the Second Amendment to the Professional Services Agreement with Moore Iacofano Goltsman, Inc. (MIG)

---

At the time the staff report was prepared, cost estimates for streetscape visualizations, requested by City Council at the Special Study Session on April 15, 2024 were not available. Herein are those estimates in the event that City Council would like to include these tasks into the Second Amendment being considered:

Optional Task 1:  
Sketchup Model Simulation with  
Existing Context  
\$13,190



Optional Task 2:  
Photosimulation with  
Existing Context \$21,870



# Item 8 MIG Height Analysis

**May 1, 2024**

**Prepared By: Community Development Department**

A.D. - 45

# Purpose

SOUTH PASADENA CITY HALL

**To determine the height necessary to achieve the allowable densities in the Downtown Specific Plan, and the Housing Opportunity and Mixed-Use Overlay Zones**

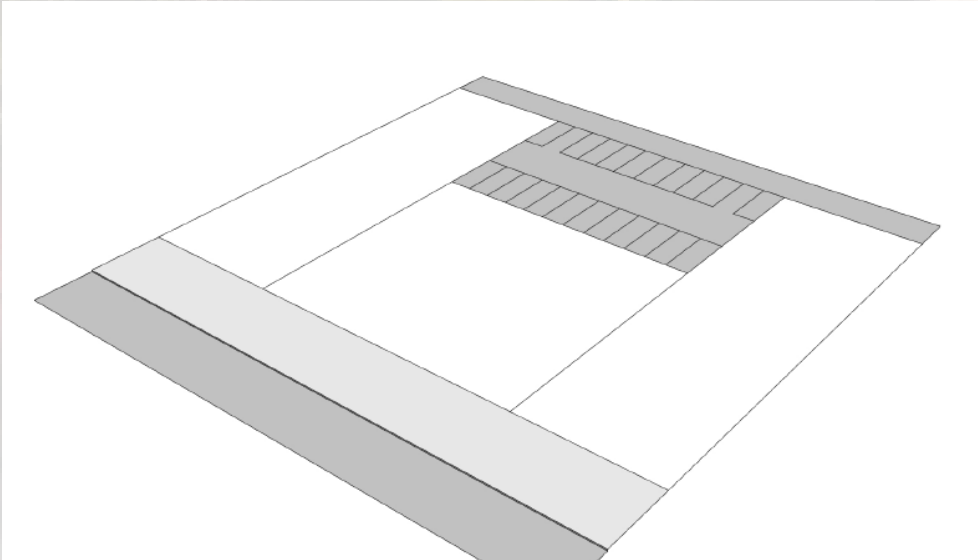
# Scope

## SOUTH PASADENA CITY HALL

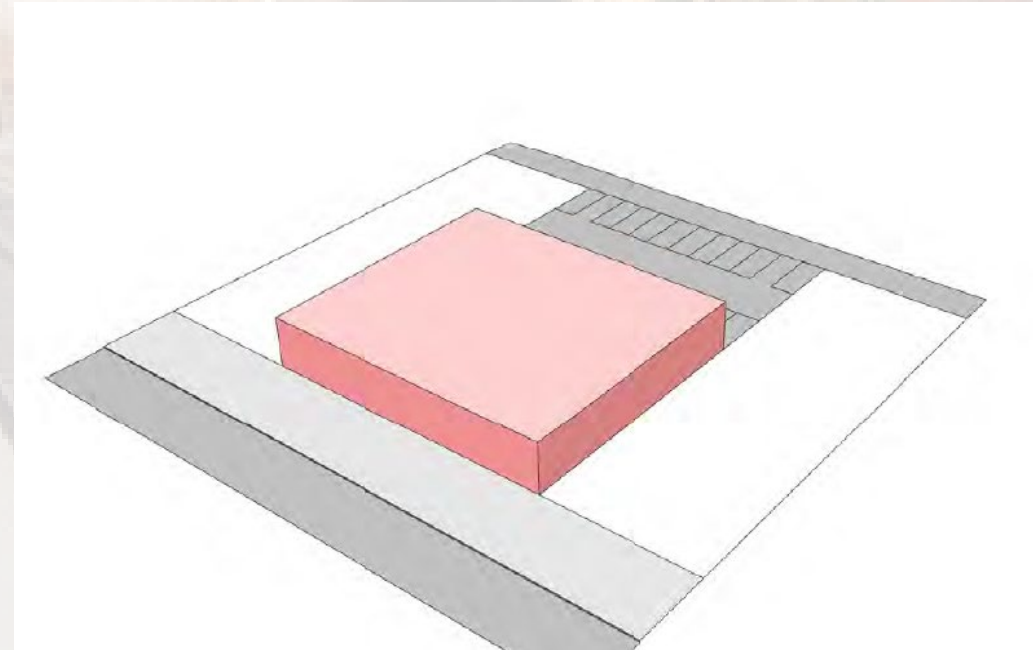
- Analyze three sites
- Model several development scenarios for each
- Produce tables with development scenario information for comparison
- Create 3D models of proposed buildings
- Contract amount: \$38,660.

# Site Analysis

*Modeling by MIG*



Site Base



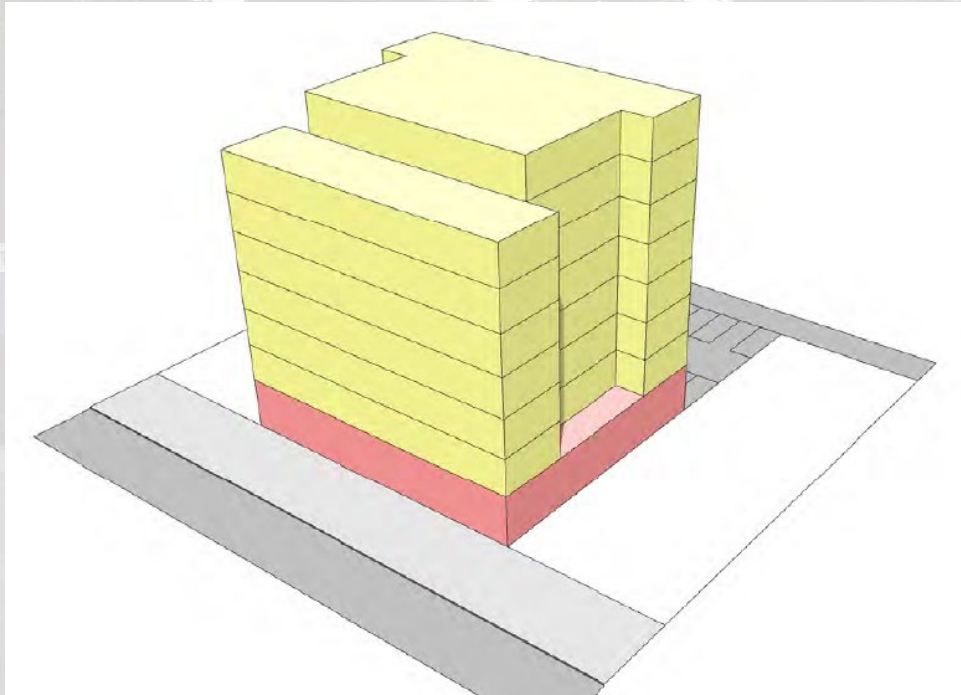
Ground Floor Retail & Parking

A.D. - 48

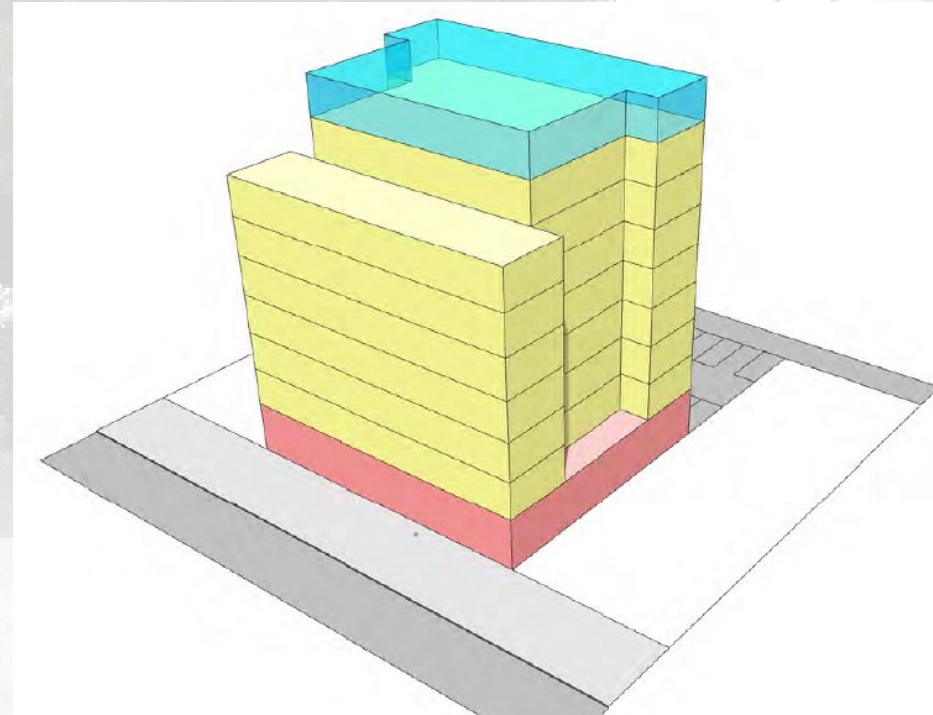


# Site Analysis

*Modeling by MIG*



Upper Floor Residential



Residential Density Bonus

A.D. - 49

# Site Analysis

*Modeling by MIG*



Rendered Massing Model

A.D. - 50

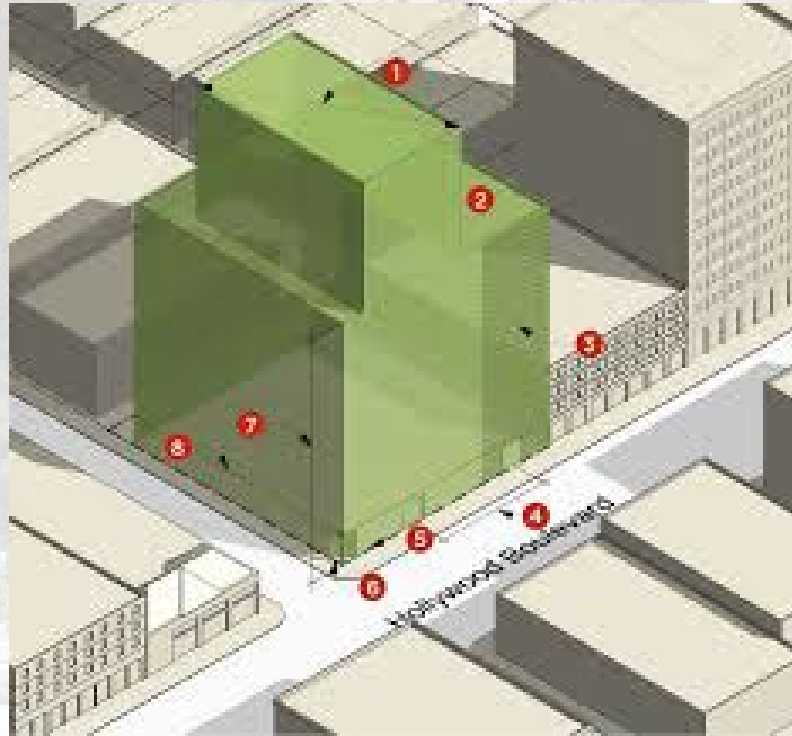




# Additional Options

- Use massing models to create
- streetscape views
  - photosimulations

# Massing Model in Context



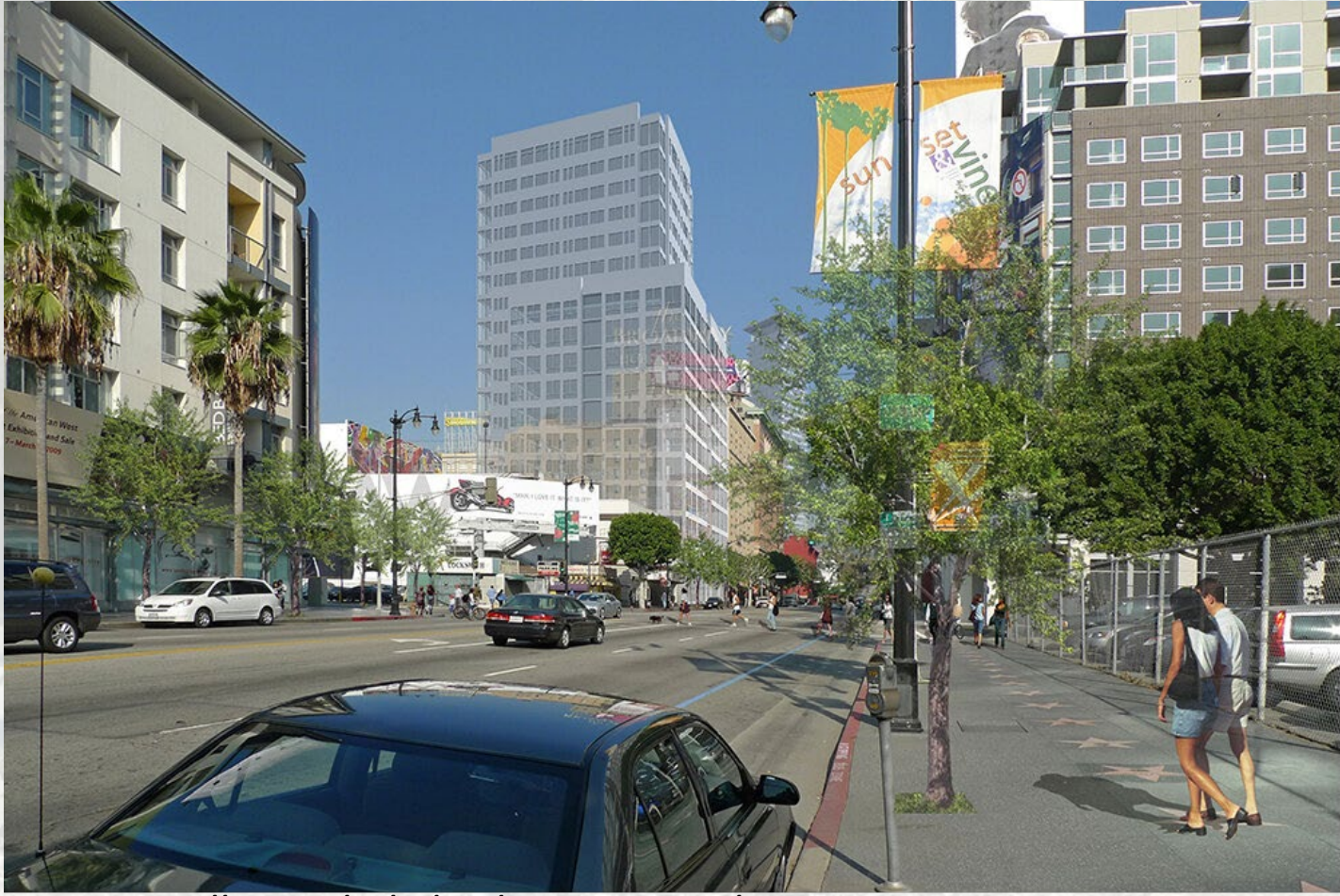
*Source: Hollywood Blvd Urban Design Plan*

**Option 1 - Additional Cost: \$13,190**

A.D. - 52



# Photosimulation



Source: Hollywood Blvd Urban Design Plan

**Option 2 - Additional Cost: \$21,870**

A.D. - 53

**Questions?**



**From:** [John C.](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Email comment for agenda item 10 for South Pasadena City Council Meeting for May 1, 2024  
**Date:** Monday, April 29, 2024 9:12:18 AM

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

To South Pasadena Mayor Evelyn G. Zneimer, Mayor Pro Tem Jack Donovan, Councilmember Jon Primuth, Councilmember, Michael Cacciotti, and Councilmember Janet Braun

The word committee is typically used by all 50 state assembly's and state senates. Also, the US Congress and US Senate have committees which at both from the state level and federal are assignments. The state Assembly's, state Senates, US Congress, and US Senate are large governing bodies. While South Pasadena City Council has 5 council members compare to New York City council has 51 council members which can have committees because they are a large city council. The South Pasadena City Council should look at a AD HOC Commission which meets similar to all other commissions. The way South Pasadena City Council appoints each commissioner is by each South Pasadena City Council member pick one commissioner from the residents in there district so each AD HOC Commissioner represent each district. When a new city council member is added to the South Pasadena City Council that council member can keep the current commissioner appointed by the previous city council member or pick a new person for that position. So the way commissioners are appointed to this commission is different to all the other commissions. Also, the AD HOC Commission Liaison should always be the current South Pasadena City Mayor for that year.

From, John

[Sent from Yahoo Mail on Android](#)

**From:** [Lisa Padilla](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Item 10 - Re-establishing Finance Ad Hoc Committee  
**Date:** Tuesday, April 30, 2024 6:14:35 PM

---

**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Mayor Zneimer, Mayor Pro Tem Donovan, Councilmember Primuth, Councilmember Cacciotti and Councilmember Braun,

We support the reconstitution of a Finance Ad Hoc Committee in its original composition in order to continue its work reviewing the city's finances and advising City Council. Active involvement of our community through committees and sub-committees is how challenging work gets done. Thank you for your service, and listening to the many voices that represent South Pasadena,

Lisa Padilla & Greg Hise

**From:** [D. Shane](#)  
**To:** [City Council Public Comment](#); [Evelyn Zneimer](#); [Jack Donovan](#); [Jon Primuth](#); [Michael Cacciotti](#); [Janet Braun](#)  
**Cc:** [Armine Chaparyan](#); [Domenica Megerdichian](#); [Roxanne Diaz](#); [REDACTED] [WISPPA](#);  
[ben@southpasadenan.com](#); [Steven Lawrence | SouthPasadenan.com](#)  
**Subject:** Public Comment: South Pasadena City Council Regular Meeting on May 1, 2024: Agenda Item No. 10: CONSIDERATION AND DISCUSSION OF RE-ESTABLISHING THE FINANCE AD HOC COMMITTEE  
**Date:** Wednesday, May 1, 2024 12:39:16 AM  
**Importance:** High

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Dear Honorable Mayor and City Council Members:

Thank you for having Agenda Item No. 10 for consideration at your May 1<sup>st</sup> regularly-scheduled meeting. It's not often these days I can attend the meetings in person, but I did so on April 17<sup>th</sup>, along with several other respected civic leaders and residents to voice concerns over our city's financial challenges. I appreciate it that you listened to us and that you will re-examine your previous action with respect to the former Finance Ad Hoc Committee. As noted in Mr. Ben Tansey's news article, dated April 29<sup>th</sup>, in the *SouthPasadenan.com*, your final actions on April 17<sup>th</sup> were: "...directing staff to reserve "some amount" in the new budget for unexpected appropriations; to have a balanced budget; and to use the NHA model to update the notorious five-year projections and present those to both the Council and the Commission." That was indeed positive.

Moving forward, we need to ensure the success of these Council actions by reinstating the Finance Ad Hoc Committee with its original members. They were making progress in this endeavor until they were stopped. Those of us that know these four original members have the upmost respect in their integrity, knowledge, professionalism, and transparency: Mayor Evelyn Zneimer, Council Member Janet Braun, Finance Commissioner Chair Peter Giuliani, and Finance Commissioner Vice Chair Sheila Rossi.

Please have a robust, respectful, and inclusive conversation on Item No. 10 this time. The rancor, disrespect, and dismissiveness by some during the original action on March 20<sup>th</sup> placed a "stain" on those proceedings that I have never seen before. Please, do not engage or submit to such behavior now.

Balancing the budget is and must be the number one priority of this Council. To NOT have a monthly statement on the budget provided to you for over nine months must be deemed UNACCEPTABLE. I don't care about excuses. If I wrote checks and used my credit cards/debit cards without checking my monthly statements, then I'm pretty sure I would be on the road to bankruptcy in short order. I strongly view the Finance Ad Hoc Committee, with its original members onboard, in having the objectivity to spot things that might have been



unintentionally missed or misstated with the data used to develop the five-year projection. By utilizing various resources: City Treasurer, Finance Commission, Finance Department (though lessened due to staff turnover), City Management, finance consultants, and the Finance Ad Hoc Committee, you will be in the best position "to move the needle back" to a balanced budget. Reinstating the Finance Ad Hoc Committee with its original members now.

Sincerely,

Delaine W. Shane



**From:** [Betty Emirhanian](#)  
**To:** [City Council Public Comment](#)  
**Subject:** CC Meeting 5/1/24  
**Date:** Wednesday, May 1, 2024 8:09:56 AM

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Agenda Item # 10 : Reestablish the Finance Ad Hoc Committee

Dear Mayor and City Council Members,

As I wrote you at the last city council meeting, I was much dismayed when the council disbanded the Finance Ad Hoc Committee just at the time when we need it the most. You have an opportunity tonight to turn that decision around.

I urge you to vote to reinstate the Finance Ad Hoc Committee without delay with its original members, who have repeatedly shown their expertise, independence, commitment and integrity. They have the deep understanding of our city's finances that we desperately need during these challenging times.

Thank You.

Elisabeth Emirhanian



City of South Pasadena  
City Attorney's Office

# Memo

**Date:** May 1, 2024  
**To:** The Honorable City Council  
**Via:** Arminé Chaparyan, City Manager *Ac*  
**From:** Roxanne Diaz, City Attorney

**Subject:** May 1, 2024 City Council Meeting Item No. 10 Additional Document - Consideration and Discussion of Re-establishing the Finance Ad Hoc Committee, Including its Member Composition, and Discussion Regarding its Scope as it Relates to the Study, Review and Analysis of the City's Finances and Related Operations for the Purpose of Advising the City Council and if Created, Selecting its Members

---

This memo provides an edit to page 10 – 1 of Item No. 10. The following sentence has been removed from the report:

~~"The Committee indicated that it would hold its meetings pursuant to the Brown Act."~~

**From:** [Mary Urquhart](#)  
**To:** [City Council Public Comment](#)  
**Subject:** Public Comment on Agenda Item #10 Reinstatement of Ad Hoc Financial Commitment for May 1, 2024 City Council Meeting.  
**Date:** Wednesday, May 1, 2024 8:15:40 AM

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**CAUTION:** This email originated from outside of the City of South Pasadena. Do not click links or open attachments unless you recognize the sender and know the content is safe.

Good evening,


My name is Mary Urquhart and I'm a long-time resident of South Pasadena. My comments are in regard to Agenda Item #10. It is with deep concern regarding our city's financial condition that I am sending this email. The \$3.7 million budget deficit outlined in the recent update is alarming, and we cannot afford to overlook the potential impacts to the services that make our wonderful community what it is. Things like the 4th of July parade, concerts in the park, AYSO, South Pasadena Little League, SPEF, and even our ability to keep our City's promises to fund needed street repairs or funding for SPTU.

I urge the council to vote "yes" on the following:

**Immediately reinstate the Finance Ad Hoc Committee with its original member composition and mission statement for the purpose of advising City Council and City Staff regarding the City's Finances.**

A vote against this in its entirety is a vote against accountability of our City's Finances.

Respectfully yours,

Mary Urquhart  


Sent from my iPhone

# Commission Analysis Revisit

**Date: May 1, 2024**

**Prepared By: City Manager's Office**

A.D. - 62

# Background

**February  
2022**

**Staff presented a comprehensive analysis of all advisory bodies that looked at efficiencies, effectiveness, and opportunities to implement best practices.**

**April  
2022**

**As a result of direction from the City Council, Staff returned to the City Council, which resulted in the consolidation of 3 Commissions, the dissolving of 2 Ad Hoc Committees, reducing meeting frequency of 2 Commissions, and increased commitment to training and recognition efforts.**

**2024**

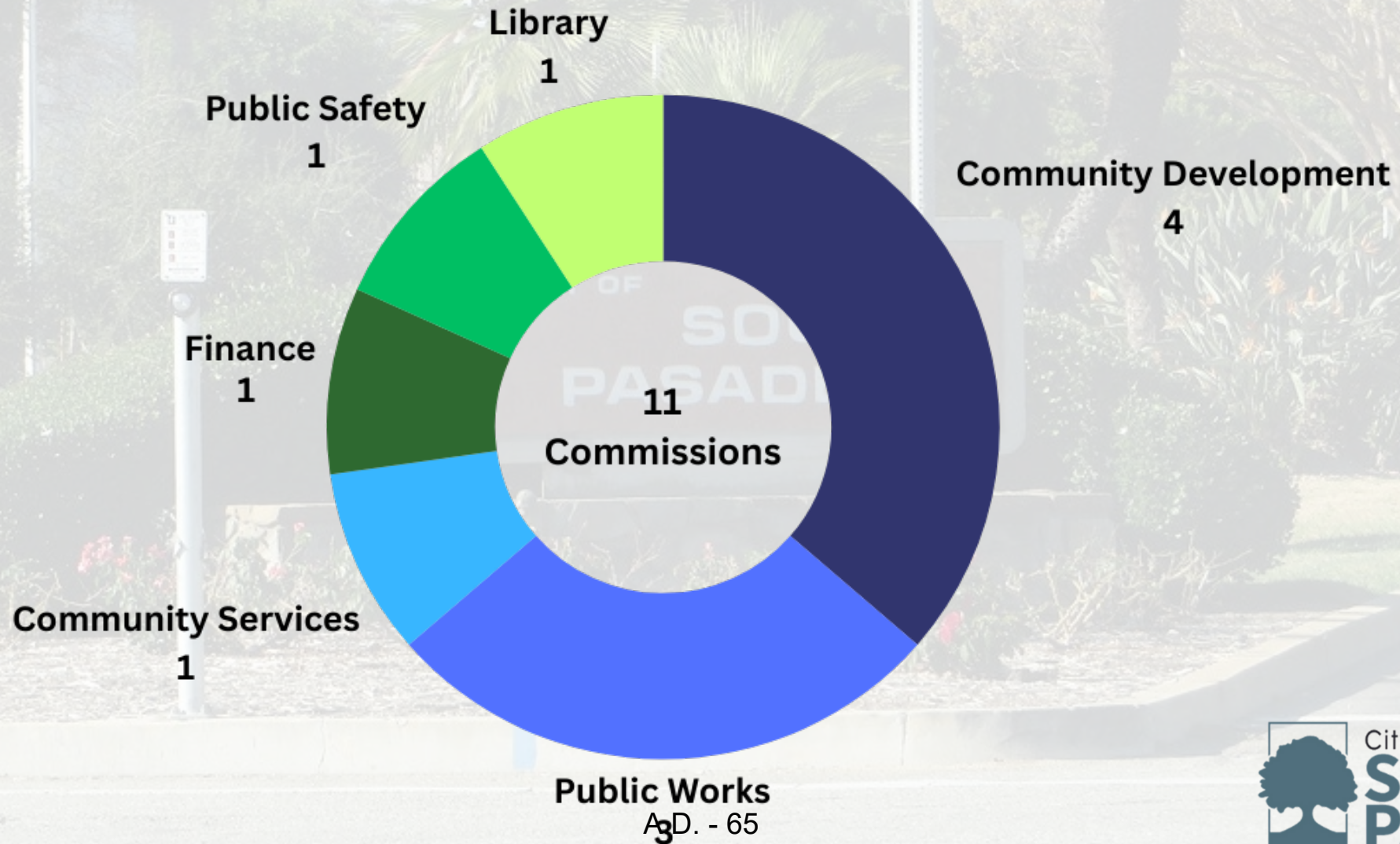
**At the request of the City Council, Staff is revisiting this analysis with a focus on staffing costs and time spent on Commission related work.**



## **At City Council direction:**

- Animal Commission was dissolved
- Youth, Senior Citizen, and Parks & Recreation Commissions merged into the Community Services Commission
- Dissolution of Finance Ad Hoc Committee and Economic Development Ad Hoc Committee
- Reducing frequency of Public Art Commission and Public Safety Commission to quarterly or as needed.

# Commissions Today





# Analysis Approach

Staff gathered data focused on the following:

- Number of times each commission meets
- Number of commissioners on each commission
- Number of hours commissioners spend on preparing and attending meetings
- Number and type (classification) of staff involved with each commission meeting
- Number of hours staff spends preparing and attending commission meetings
- Fully burdened rates to calculate staff time cost
- Livestreaming and recording costs associated with meetings

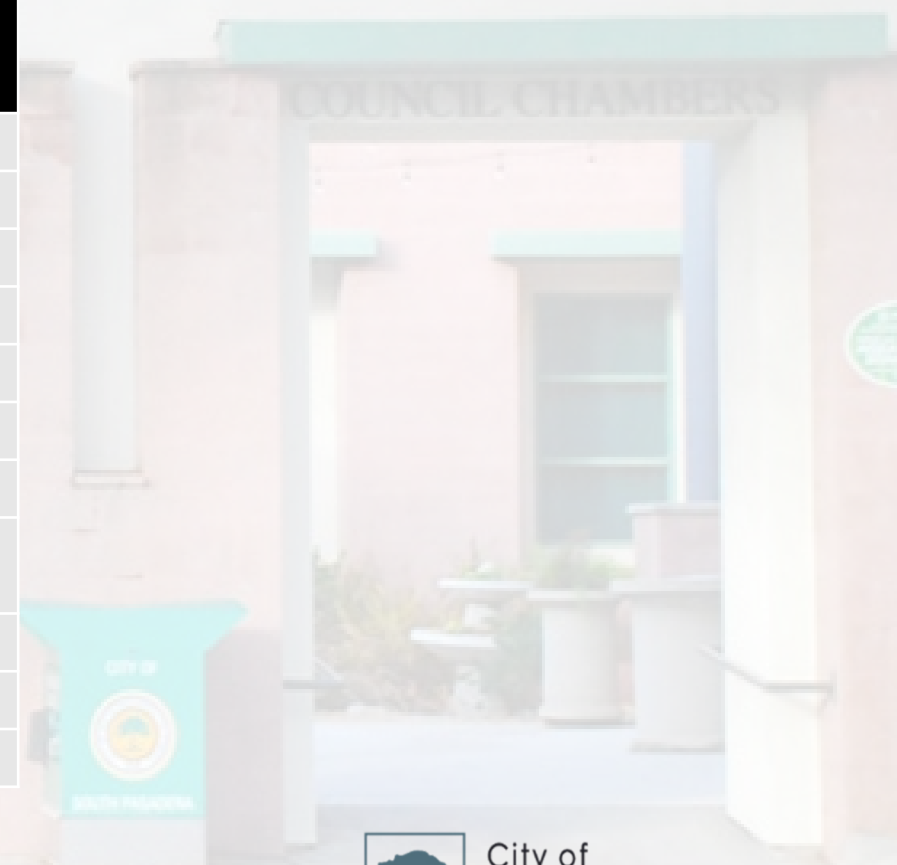
# Hours & Staffing Per Meeting

<b>Commission</b>	<b>Staff Hours Per Meeting (Estimates)</b>	<b># of Staff Involved</b>
Community Services	16	6
Planning	74	4
Cultural Heritage	53	4
Design Review Board	53	4
Public Art	18	3
Natural Resources Environmental	37	4
Mobility Transportation Infrastructure	48	4
Public Works	22	4
Library Board of Trustees	27	2
Finance	195	6
Public Safety	17.5	4

# Commissioner Hours

SOUTH PASADENA CITY HALL

Commission	Annual # of Scheduled Meetings	Average # of Commissioner Hours Per Meeting	# of Commissioners	Annual # of Commissioner Hours Each	Annual # of All Commissioner Hours
Community Services	12	4	7	48	336
Planning	12	5	5	60	300
Cultural Heritage	12	3	5	36	180
Design Review	12	3	5	36	180
Natural Resources	12	5	7	60	420
Public Works	6	3	5	18	90
Public Art	3	3	5	8	38
Mobility and Transportation	12	4	5	48	240
Library	12	3	5	36	180
Finance	12	18	5	216	1080
Public Safety	10	3	7	30	210



# Other Costs

Studio Spectrum Costs (FY 22-23) - Commission Mtgs & Special Joint Meetings with Commissions

		Planning Commission	Special Joint Meetings with PC	Special Joint Meetings with FC	Special Joint Meetings with LBT	Special Joint Meetings with MTIC
<b>2022</b>	July	\$2,285.00				
	August		\$2,100.00			
	September	\$1,555.00				
	October	\$1,225.00				
	November	\$1,060.00	\$1,055.00			
	December	\$1,060.00				
<b>2023</b>	January	\$-				
	February	\$-	\$2,545.00			
	march	\$895.00				
	April	\$895.00	\$6,140.00			\$2,550.00
	May	\$730.00			\$1,060.00	
	June	\$895.00		\$2,760.00		
<b>Total:</b>		<b>\$10,600.00</b>	<b>\$11,840.00</b>	<b>\$2,760.00</b>	<b>\$1,060.00</b>	<b>\$2,550.00</b>
						<b>\$28,810.00</b>



# Costs Analysis Summary

- Multiple positions involved in commission-related work:
  - Department Directors, Deputy Directors, Managers, Analysts, and other Support Staff.
- Average for annually fully burdened costs per staff person: **\$10,210.36**
- Highest annual cost driven by Finance Commission: **\$188,320.74**
- Two departments drive almost half of our annual costs related to staffing and supporting commissions:
  - Finance: **\$188,320.74** and Community Development: **\$133,114.34 annually**
- Fully burdened cost estimate for all commissions: **\$459,466.33**

# Next Steps: Council Direction

## **Possible Opportunities:**

- Maintain the current structure
- Consolidation of existing Commissions
- Consolidate Community Development Commissions
- Create new advisory bodies

# Questions?





City of South Pasadena  
City Manager's Office

# Memo

**Date:** May 1, 2024

**To:** The Honorable City Council

**Via:** Arminé Chaparyan, City Manager *AC*

**From:** Mary Haddad, Management Analyst

**Subject:** May 1, 2024 City Council Meeting Item No. 11 Additional Document – Revisiting the Discussion And An Updated Analysis of All the City's Commissions As It Relates to Their Structure, Efficiency, And Effectiveness for City Council Discussion And Further Discussion

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Attached is an additional document with corrections to a chart showing the number of volunteer hours that Commissioners spend on commission-related work. The chart includes the corrected annual totals.

<b>Commission</b>	<b>Annual # of Scheduled Meetings</b>	<b>Average # of Commissioner Hours Per Meeting</b>	<b># of Commissioners</b>	<b>Annual # of Commissioner Hours Each</b>	<b>Annual # of All Commissioner Hours</b>
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# MAYOR ZNEIMER COMMUNICATIONS

**May 1, 2024**

**Mayor Evelyn G. Zneimer**

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# Mission to Mission



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# Eclectic Festival



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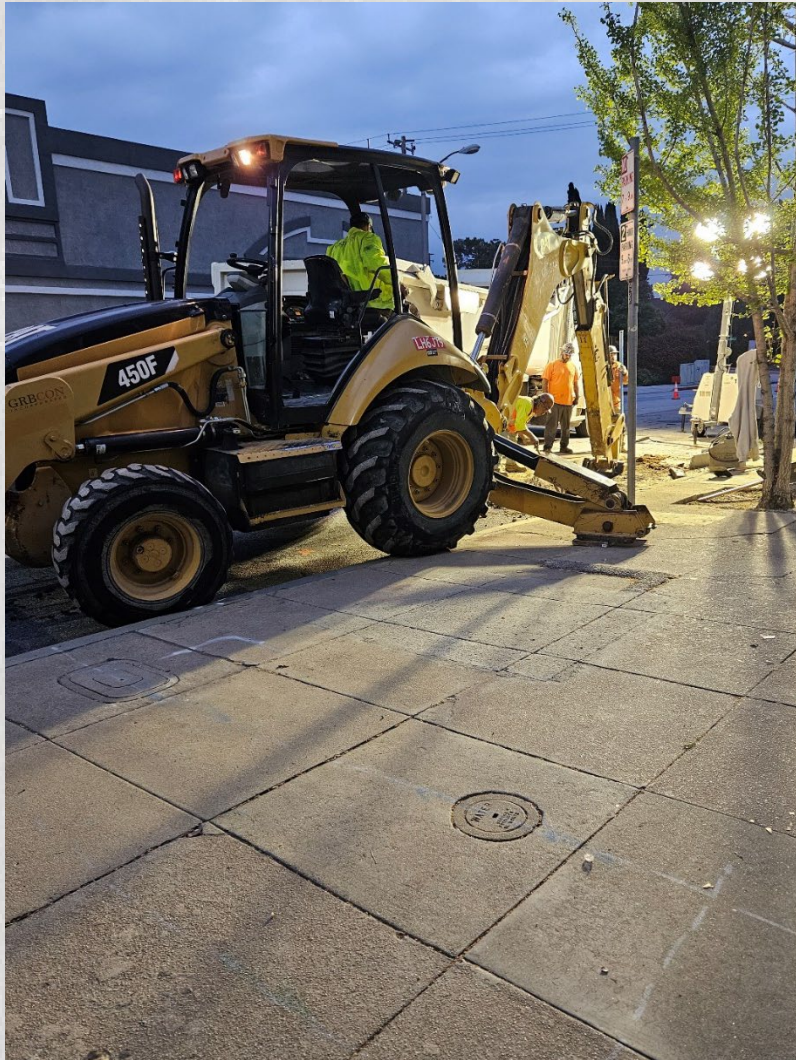


# Sewage/Storm Drain Spill





# Sewage/Storm Drain Spill



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# Carob tree with bees



A.D. - 80



# Wiggle Waggle Walk & Run



A.D. - 81



# Wiggle Waggle Walk & Run



A.D. - 82



# Wiggle Waggle Walk & Run



AD - 83



# COUNCILMEMBER COMMUNICATIONS

**May 1, 2024**

**Councilmember Michael A. Cacciotti**

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City of  
**SOUTH  
PASADENA**

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# Councilmember Cacciotti



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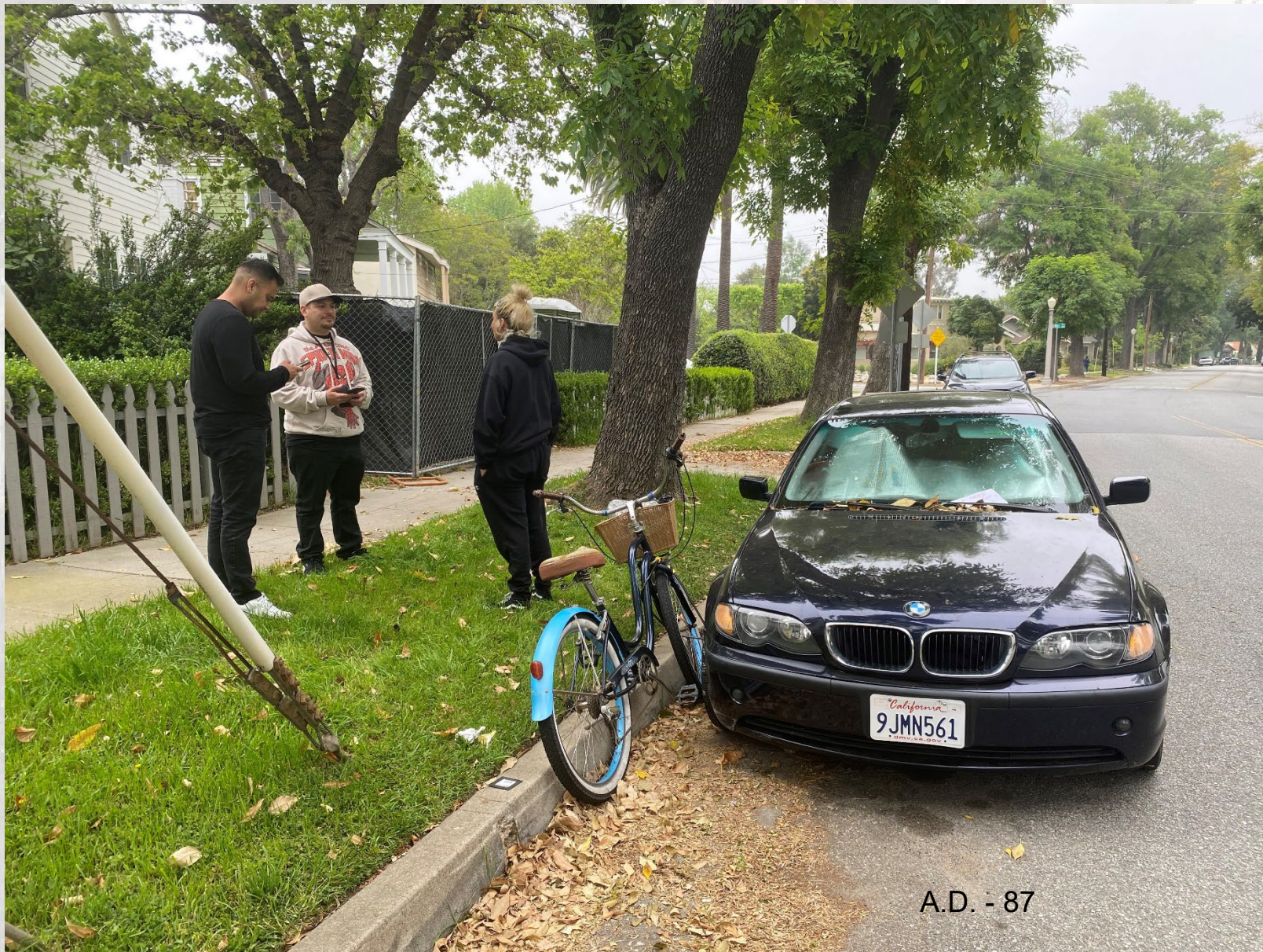
# Councilmember Cacciotti



A.D. 86



# Councilmember Cacciotti



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