

**BOARD OF DIRECTORS
 PUENTE HILLS HABITAT PRESERVATION AUTHORITY
 Endowment Provided by the Puente Hills Landfill**

This meeting will take place remotely in accordance with Government Code section 54953(e) *et seq.* (AB 361) and Resolution 22-11, adopted by the Board on September 22, 2022. Members of the public can observe and participate in the meeting as follows:

Via video (Zoom) by joining at this address: <https://us02web.zoom.us/j/88900467171>

Meeting ID: 889 0046 7171

- Or- Phone by joining at these numbers: +1 (669) 900-6833, +1 (669) 444-9171

Find your local number: <https://us02web.zoom.us/j/88900467171>

PUBLIC COMMENTS: Members of the public may provide electronic comments by 3:00 pm on Wednesday, October 19, 2022 before the meeting to info@HabitatAuthority.org. Please label the email in the subject heading as “Public Comments”. Public comments may also be verbally heard during item #1 of the meeting.

Agency	Director	Alternate
County of Los Angeles	SULIC, Chair	YOKOMIZO
City of Whittier	MARTINEZ	MARTINEZ
Hacienda Heights Improvement Association	HUGHES	YIP
Sanitation Districts of Los Angeles County	FERRANTE, Vice Chair	Vacant

The Puente Hills Habitat Preservation Authority is a public entity established pursuant to the Joint Exercise of Powers Act by agreement with the City of Whittier, County of Los Angeles, and Los Angeles County Sanitation Districts. Questions about any agenda items can be directed to Andrea Gullo, Executive Director, at 562.945.9003.

Pursuant to Section 54954 of the Government Code the Puente Hills Habitat Preservation Authority (Authority), a Regular Meeting of the Board of Directors of the Authority will be held at the call of the Chairperson of the Authority at the above time and place for the purpose of:

1. Receipt of Public Comments.
2. Consent Calendar:
 - a. Approval of Authority Special Meeting Minutes of September 22, 2022.
 - b. Approval allowing all written resolutions attached to staff reports to be read by title only and waiving further reading.
 - c. Board adoption of Authority Resolution No. 2022-14 A Resolution of the Board of Directors of the Puente Hills Habitat Preservation Authority Proclaiming a Local Emergency and Authorizing the Transition to Use of Remote Teleconference Meeting Procedures by the Board of Directors and All Standing Committees of the Authority, as authorized by Government Code Section 54953(e) *et seq.*, for the SUBSEQUENT Period of October 20, 2022, through November 18, 2022.

- d. Receive and file the Authority's Portfolio Earnings Reports and Custom by Instrument Type for September 2022 prepared by the County of Los Angeles Treasurer and Tax Collector.
 - e. Receive and file September 2022 Mountains Recreation and Conservation Authority (MRCA) Ranger Reports.
3. Presentation regarding financial analysis of agency by Authority consultant Fieldman, Rolapp and Associates, discussion and possible action.
 4. A point has been reached where, in the opinion of the Authority's Board, on the advice of its legal counsel, based on existing facts and circumstances, there is a significant exposure to litigation against the Authority. The facts and circumstances at issue consist of threatened litigation by Dr. Jodye Selco relating to the Authority's removal of encroachments from Authority property near 6704 Worsham Dr., in the City of Whittier. This item can be heard in closed session pursuant to Government Code Section 54956.9(d)(2), (e)(2).
 5. Instruction to negotiators on property negotiations for Assessor Parcel Numbers 8239-045-902 and 8239-047-902. Negotiations for an access easement over the property. Negotiating parties include Board Chair, Executive Director, and Coast Community College. (This item can be heard in closed session pursuant to Government Code Section 54956.8 regarding real estate negotiations.)
 6. Instruction to negotiators on property negotiations for Assessor Parcel Numbers 8267-014-904, 8267-014-906 commonly known as the Diaz/Old Coach property and APN 8266-002-901, Powder Canyon. 1) Negotiations for an easement over approximately 1/10th of an acre of the property for heli-hydrant easement, and 2) Negotiations regarding La Habra Road vacation and a portion to be dedicated to the City of La Habra Heights for a fire access easement. Negotiating parties include Board Chair or Vice Chair, Executive Director, and City of La Habra Heights. (This item can be heard in closed session pursuant to Government Code Section 54956.8 regarding real estate negotiations.)
 7. Instruction to negotiators on property negotiations for Assessor Parcel Numbers 8266-002-901 and 8269-003-900. Negotiating parties include Board Chair, Executive Director, and Rowland Water District. (This item can be heard in closed session pursuant to Government Code Section 54956.8 regarding real estate negotiations.)
 8. Instruction to negotiators on property negotiations for Assessor Parcel Numbers 8267-017-900, 8267-017-905, 8267-017 906, and 8267-018-909 located along Harbor Boulevard. Negotiations for RMX Resources LLC., to Quitclaim to Habitat Authority all its rights, title, and interest and reserve easement for certain rights and pipelines. Negotiating parties include Board Chair or Vice Chair, Executive Director, Los Angeles County, and RMX Resources, LLC. (This item can be heard in closed session pursuant to Government Code Section 54956.8 regarding real estate negotiations.)
 9. Board Members' statements, responses, questions or directions to staff, and Executive Director's comments.
 10. Adjournment and announcement of next meeting.

NOTE: Members of the public may address the Board of Directors on any item shown on the agenda.

Notice and Agenda **Regular Meeting**

Thursday, October 20, 2022, 3 p.m.

NOTE: 72 hours prior to Board of Directors meetings, the entire Board of Directors agenda package is available for review, along with any meeting-related writings or documents provided to a majority of the Board members after distribution of the agenda package, at www.HabitatAuthority.org. In accordance with the Americans with Disabilities Act of 1990, if you require a disability-related modification or accommodation to participate in this meeting, including auxiliary aids or services, please call Melissa Miller at 562.945.9003 at least 48 hours prior to meeting.

DRAFT Minutes of Special Meeting – September 22, 2022
BOARD OF DIRECTORS
PUENTE HILLS HABITAT PRESERVATION AUTHORITY

Held via video conference and teleconference

This meeting took place remotely in accordance with Government Code section 54953(e) *et seq.* (AB 361). Members of the public could observe and participate in the meeting as follows:

Via video (Zoom) and telephonically by joining at this address:

<https://us02web.zoom.us/j/81445865037> Meeting ID: 814 4586 5037

- Or- Phone by joining at these numbers: : **+1 669 900 6833, +1 669 444 9171**

Meeting ID: 814 4586 5037. Find your local number: <https://us02web.zoom.us/j/81445865037>

At approximately 5:33 p.m., the special meeting was called to order and a roll call was taken.

From Hacienda Heights Improvement Association:

Present: Mike Hughes, Director

From Sanitation Districts of Los Angeles County:

Present: Robert Ferrante, Vice Chair

From City of Whittier:

Joined after roll call.

From County of Los Angeles

Present: Ivan Sulic, Chair

Authority representatives present:

Andrea Gullo, Authority Executive Director

Kenn Hughes, Deputy Chief Ranger, Mountains Recreation and Conservation
Authority (MRCA)

Payam J. Mostafavi, Esq., Aleshire & Wynder LLP, Authority Counsel

Others present:

Adriana Quinones, Board Member for Hacienda Heights Improvement Association
Natasha Krakowiak, Trail Planner, Los Angeles County Department of Parks and
Recreation

Arnell Rusanwanwa, Assemblymember Calderon's office

Lucy Pedregon, resident of Hacienda Heights

1. RECEIPT OF PUBLIC COMMENTS.

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Arnell Rusanyanwa thanked the Board for item 4 on the agenda recognizing Assemblymember Calderon for her efforts.

At this time Director Martinez joined the meeting.

Adriana Quinones thanked the Board for hosting the meeting at 5:30 pm. She asked if the Board would consider moving its meeting times to 6:00 p.m. or 7 pm. to allow for more public attendance, and also asked if any town-hall-type of meeting is planned to introduce the agency to the community.

Lucy Pedregon expressed concern for restoration efforts during the drought, and its use of chemicals, and possible impacts to wildlife. She expressed support for an idea of providing water for the wildlife.

2. CONSENT CALENDAR:

- a. Approval of Authority Regular Meeting Minutes of August 18, 2022.
- b. Approval allowing all written resolutions attached to staff reports to be read by title only and waiving further reading.
- c. Board adoption of Authority Resolution No. 2022-11 A Resolution of the Board of Directors of the Puente Hills Habitat Preservation Authority Proclaiming a Local Emergency and Authorizing the Transition to Use of Remote Teleconference Meeting Procedures by the Board of Directors and All Standing Committees of the Authority, as authorized by Government Code Section 54953(e) *et seq.*, for the Initial Period of September 22, 2022, through October 21, 2022.
- d. Receive and file the Authority's Portfolio Earnings Reports and Custom by Instrument Type for July and August 2022 prepared by the County of Los Angeles Treasurer and Tax Collector.
- e. Retroactive approval for Executive Director to execute amendment of the Lease Agreement between the City of Whittier and the Authority modifying Agreement No. A21-123, by reducing the office rent commencing August 23, 2022.
- f. Receive and file update about hiring temporary consulting assistance until Authority staff vacancy is filled.

Vice Chair Ferrante motioned to approve, adopt and receive and file these items. Director Hughes seconded this motion, and in a roll call vote the motion passed unanimously.

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3. RECEIVE AND FILE JULY AND AUGUST 2022 MOUNTAINS RECREATION AND CONSERVATION AUTHORITY (MRCA) RANGER REPORTS.

Deputy Chief Ranger Hughes reviewed these reports. He added that there was extensive preparation for the July 4th holiday, and successfully there were no fires. He updated the Board on a variety of items. Board Members thanked the rangers for their efforts.

The Board received and filed the item.

4. DISCUSSION AND POSSIBLE APPROVAL OF AUTHORITY RESOLUTION 2022-12, A RESOLUTION OF THE BOARD OF DIRECTORS TO DEDICATE SYCAMORE CANYON STREAM IN HONOR OF ASSEMBLYMEMBER LISA CALDERON IN APPRECIATION OF HER EFFORTS TO SUPPORT THE AUTHORITY.

Chair Sulic reviewed this item, and thanked Assemblymember Calderon for her valuable support. The other Board Members also expressed their appreciation and support.

Director Hughes motioned to approve Resolution 2022-12 dedicating Sycamore Canyon Stream in honor of Assemblymember Calderon. Vice Chair Ferrante Director seconded this motion, and in a roll call vote the motion passed unanimously.

5. DISCUSSION AND POSSIBLE ACTION REGARDING CHANGING THE REGULAR MEETING TIME FOR THE AUTHORITY BOARD MEETINGS.

Chair Sulic introduced this item. Director Martinez expressed that a later meeting time conflicts with her other meetings. Vice Chair Ferrante stated that if the meeting time is changed and the Board meets in person, that would require the Sanitation Districts' staff services to be extended to accommodate the later hours at the facility where the meetings are held. There was discussion. Chair Sulic tabled this item for additional consideration.

6. DISCUSSION AND POSSIBLE ACTION APPROVING AUTHORITY RESOLUTION 2022-13 ENTITLED ESTABLISHING THE SALARY, BENEFITS AND MANAGEMENT FOR EMPLOYEES (THIS RESOLUTION TO BE READ BY TITLE ONLY, FURTHER READING BEING WAIVED), AND AMEND THE AUTHORITY BUDGET AS NECESSARY.

Executive Director Gullo introduced this item, and explained Options 1-3 in the staff report. There was discussion.

Vice Chair Ferrante motioned to approve Option 2 which approves Resolution 2022-13, and amends the Authority budget as necessary, in the amount of \$43,400. Director Hughes seconded this motion, and in a roll call vote the motion passed unanimously.

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- 7. A POINT HAS BEEN REACHED WHERE, IN THE OPINION OF THE AUTHORITY’S BOARD, ON THE ADVICE OF ITS LEGAL COUNSEL, BASED ON EXISTING FACTS AND CIRCUMSTANCES, THERE IS A SIGNIFICANT EXPOSURE TO LITIGATION AGAINST THE AUTHORITY. THE FACTS AND CIRCUMSTANCES AT ISSUE CONSIST OF THREATENED LITIGATION BY DR. JODYE SELCO RELATING TO THE AUTHORITY’S REMOVAL OF ENCROACHMENTS FROM AUTHORITY PROPERTY NEAR 6704 WORSHAM DR., IN THE CITY OF WHITTIER. THIS ITEM CAN BE HEARD IN CLOSED SESSION PURSUANT TO GOVERNMENT CODE SECTION 54956.9(D)(2), (E)(2).**

At 6:15 p.m. Chair Sulic moved to continue discussion of items 7, 8, 9, 10, and 11 in Closed Session.

In the closed session, item 7 was discussed by the Board and no reportable action was taken.

- 8. INSTRUCTION TO NEGOTIATORS ON PROPERTY NEGOTIATIONS FOR ASSESSOR PARCEL NUMBERS 8239-045-902 AND 8239-047-902. NEGOTIATIONS FOR AN ACCESS EASEMENT OVER THE PROPERTY. NEGOTIATING PARTIES INCLUDE BOARD CHAIR, EXECUTIVE DIRECTOR, AND COAST COMMUNITY COLLEGE. (THIS ITEM CAN BE HEARD IN CLOSED SESSION PURSUANT TO GOVERNMENT CODE SECTION 54956.8 REGARDING REAL ESTATE NEGOTIATIONS.)**

In the closed session, item 8 was discussed by the Board and no reportable action was taken.

- 9. INSTRUCTION TO NEGOTIATORS ON PROPERTY NEGOTIATIONS FOR ASSESSOR PARCEL NUMBERS 8267-014-904, 8267-014-906 COMMONLY KNOWN AS THE DIAZ/OLD COACH PROPERTY AND APN 8266-002-901, POWDER CANYON. 1) NEGOTIATIONS FOR AN EASEMENT OVER APPROXIMATELY 1/10TH OF AN ACRE OF THE PROPERTY FOR HELI-HYDRANT EASEMENT, AND 2) NEGOTIATIONS REGARDING LA HABRA ROAD VACATION AND A PORTION TO BE DEDICATED TO THE CITY OF LA HABRA HEIGHTS FOR A FIRE ACCESS EASEMENT. NEGOTIATING PARTIES INCLUDE BOARD CHAIR OR VICE CHAIR, EXECUTIVE DIRECTOR, AND CITY OF LA HABRA HEIGHTS. (THIS ITEM CAN BE HEARD IN CLOSED SESSION PURSUANT TO GOVERNMENT CODE SECTION 54956.8 REGARDING REAL ESTATE NEGOTIATIONS.)**

In the closed session, item 9 was discussed by the Board and no reportable action was taken.

- 10. INSTRUCTION TO NEGOTIATORS ON PROPERTY NEGOTIATIONS FOR ASSESSOR PARCEL NUMBERS 8266-002-901 AND 8269-003-900. NEGOTIATING PARTIES INCLUDE BOARD CHAIR, EXECUTIVE DIRECTOR, AND ROWLAND WATER DISTRICT. (THIS ITEM CAN BE HEARD IN CLOSED SESSION PURSUANT TO GOVERNMENT CODE SECTION 54956.8 REGARDING REAL ESTATE NEGOTIATIONS.)**

In the closed session, item 10 was discussed by the Board and no reportable action was taken.

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11. INSTRUCTION TO NEGOTIATORS ON PROPERTY NEGOTIATIONS FOR ASSESSOR PARCEL NUMBERS 8267-017-900, 8267-017-905, 8267-017 906, AND 8267-018-909 LOCATED ALONG HARBOR BOULEVARD. NEGOTIATIONS FOR RMX RESOURCES LLC., TO QUITCLAIM TO HABITAT AUTHORITY ALL ITS RIGHTS, TITLE, AND INTEREST AND RESERVE EASEMENT FOR CERTAIN RIGHTS AND PIPELINES. NEGOTIATING PARTIES INCLUDE BOARD CHAIR OR VICE CHAIR, EXECUTIVE DIRECTOR, LOS ANGELES COUNTY, AND RMX RESOURCES, LLC. (THIS ITEM CAN BE HEARD IN CLOSED SESSION PURSUANT TO GOVERNMENT CODE SECTION 54956.8 REGARDING REAL ESTATE NEGOTIATIONS.)

In the closed session, item 11 was discussed by the Board and no reportable action was taken.

At 6:24 p.m. Chair Sulic moved to end the Closed Session and the Open Session recommenced.

Authority Counsel Payam J. Mostafavi announced no reportable action was taken in closed session.

12. BOARD MEMBERS' STATEMENTS, RESPONSES, QUESTIONS OR DIRECTIONS TO STAFF, AND EXECUTIVE DIRECTOR'S COMMENTS.

The Board made various statements. Director Hughes commented on the staffing situation, and encouraged the Executive Director to do what was necessary to continue the projects. Chair Sulic requested assistance from the City of Whittier. Director Martinez responded she would explore the request. Executive Director Gullo shared photos of Ecologist Mariscal's babies that were recently born.

13. ADJOURNMENT AND ANNOUNCEMENT OF NEXT MEETING.

There being no further comments, or business to be discussed, Chair Sulic adjourned the meeting in memory of former La Habra Heights Councilmember Jane Williams at 6:32 p.m. The meeting is currently being scheduled for early October dependent on the Board Members' schedules.

Approved:

Ivan Sulic, Board Chair

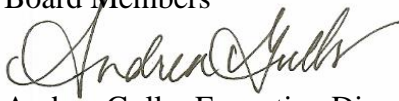
Andrea Gullo, Acting Board Secretary

Puente Hills
Habitat Preservation Authority
Endowment Provided by the Puente Hills Landfill

MEMORANDUM

Date: October 20, 2022

To: Board Members

From: 
Andrea Gullo, Executive Director

Subject: Agenda Item No. 2c) Board adoption of Authority Resolution No. 2022-14 A Resolution of the Board of Directors of the Puente Hills Habitat Preservation Authority Proclaiming a Local Emergency and Re-Authorizing Use of Remote Teleconference Meeting Procedures by the Board of Directors and All Standing Committees of the Authority, as authorized by Government Code Section 54953(e) *et seq.*, for the Period of October 20, 2022, through November 18, 2022.

Recommendation:

That the Board adopt the attached resolution, 2022-14.

Background:

The attached resolution is provided for your consideration to be in compliance with Assembly Bill 361 which was signed into law on September 16, 2021 and made effective on October 1, 2021. AB 361 allows continued remote teleconference meetings without traditional Brown Act compliance, provided certain findings can be made related to the ongoing state of emergency and subject to adherence to certain new noticing and public participation requirements.

No later than 30 days after teleconferencing for the first time under AB 361 rules, and every 30 days thereafter, the Board must adopt a resolution making the required findings of necessity to continue conducting public meetings remotely in reliance on AB 361 and affirming the measures in place to allow remote public comments by the public.

It has been approximately 29 days from the adoption of the Authority's 2022-11 resolution which was approved at the last Board meeting on September 22, 2022 and valid through October 21, 2022, so the attached is a new subsequent resolution extending the timeframe for virtual meetings through November 18, 2022.

**Puente Hills Habitat Preservation Authority
Endowment Provided by the Puente Hills Landfill**

Resolution No. 2022-14

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE PUENTE HILLS HABITAT PRESERVATION AUTHORITY PROCLAIMING A LOCAL EMERGENCY PERSISTS AND RE-AUTHORIZING THE USE OF REMOTE TELECONFERENCE MEETING PROCEDURES BY THE BOARD OF DIRECTORS AND ALL STANDING COMMITTEES FOR THE PERIOD OCTOBER 20, 2022 THROUGH NOVEMBER 18, 2022, AS AUTHORIZED BY GOVERNMENT CODE SECTION 54953(E) *ET SEQ.*

WHEREAS, the Puente Hills Habitat Preservation Authority (the “Authority”) is committed to preserving and nurturing public access, transparency, observation and participation in meetings of the Board of Directors (the “Board”) and each of its standing committees; and

WHEREAS, all meetings of the Board and standing committees are open and public, as required by the Ralph M. Brown Act, codified in Government Code sections 54950 *et seq.*, so that any member of the public may attend, participate, and observe the Board and standing committees conduct their business; and

WHEREAS, the Brown Act, as amended by Assembly Bill 361 (2021), codified in Government Code sections 54953(e) *et seq.*, allows for remote teleconferencing observation and participation in meetings by members of a legislative body and members of the public, without compliance with the requirements of Government Code section 54953(b)(3) regarding teleconferencing, subject to the existence of certain conditions; and

WHEREAS, the initial required condition is that the meeting is held during a state of emergency that has been declared by the Governor pursuant to the California Emergency Services Act at Government Code section 8625, proclaiming the existence of conditions of disaster or of extreme peril to the safety of persons and property within the state and within the boundaries of the Authority, caused by conditions as described in Government Code section 8558; and

WHEREAS, on March 4, 2020, pursuant to Government Code section 8625, Governor Newsom declared the existence of a state of emergency for the State of California, which includes area within the jurisdictional boundaries of the Authority, in response to the outbreak of respiratory illness due to a novel coronavirus (a disease now known as COVID-19); and

WHEREAS, also on March 4, 2020, the County of Los Angeles followed suit and declared the existence of a state of emergency for the County of Los Angeles; and

WHEREAS, Government Code section 54953(e) *et seq.* further requires that state or local officials have imposed or recommended measures to promote social distancing; or, the legislative body of the Authority finds that meeting in person would present imminent risk to the health and safety of attendees; and

WHEREAS, the Board previously adopted Resolution No. 2022-11 on September 22, 2022, finding that the requisite conditions exist for the Board and all standing committees of the Authority to conduct remote teleconference meetings without compliance with Government Code section 54953(b)(3), as authorized by Government Code section 54953(e) *et seq.*; and

WHEREAS, as a condition of extending the use of the remote teleconference meeting procedures provided in Government Code section 54953(e), the Board must reconsider the circumstances of the state of emergency, and as of the date of this Resolution, the Board has done so; and

WHEREAS, a state of emergency persists, as initially identified and described by the Governor in the proclamation of the existence of a state of emergency for the State of California in response to the outbreak of respiratory illness due to a novel coronavirus (a disease now known as COVID-19) issued on March 4, 2020, pursuant to Government Code section 8625; and

WHEREAS, State of California and Los Angeles County Department of Public Health officials continue to impose or recommend measures to promote social distancing, as reflected by (without limitation) current State and County Public Health Officer Orders and related orders and guidance; and

WHEREAS, the Board hereby finds that the emergency conditions persist in the Authority, such that meeting in person for the meetings of the Board and standing committees of the Authority would present imminent risk to the health and safety of attendees as a result of the increased risk of the spread of the COVID-19 virus among those in attendance; and

WHEREAS, the Board hereby finds that the state of emergency due to the COVID-19 virus and the conditions related thereto has caused, and will continue to cause, conditions of extreme peril to the safety of persons within the Authority that are likely to be beyond the control of services, personnel, equipment, and facilities of the Authority, and thereby reaffirms, reauthorizes, and continues the existence of a local emergency and ratifies state and local orders for social distancing; and

WHEREAS, the Board hereby finds that, as a consequence of the local emergency persisting and the imposed or recommended social distancing measures, the Board and standing committees of the Authority shall conduct their meetings without compliance with Government Code section 54953(b)(3), and shall instead comply with the remote teleconference meeting requirements as authorized by Government Code section 54953(e) *et seq.*; and

WHEREAS, the Board affirms that it will allow for observation and participation by Board Members, Advisory Committee Members and the public via video and/or telephone, in an effort to protect the constitutional and statutory rights of all attendees.

NOW, THEREFORE, THE BOARD OF DIRECTORS OF THE PUENTE HILLS HABITAT PRESERVATION AUTHORITY FINDS, RESOLVES, AND ORDERS AS FOLLOWS:

Section 1. The Recitals set forth above are true and correct and are incorporated into this Resolution by this reference.

Section 2. The Board hereby reconsiders the conditions of the state of emergency as proclaimed by the Governor, the existence of emergency conditions in the Authority, and reaffirms, reauthorizes, and continues the existence of a local emergency throughout the Authority.

Section 3. The Board finds that holding the meetings of the Board and standing committees of the Authority in person continues to present imminent risk to the health and safety of attendees as a result of the increased risk of the spread of the COVID-19 virus among those in attendance, as required by Government Code section 54953(e) *et seq.*

Section 4. Further, the Board finds that the State of California and Los Angeles County Department of Public Health officials continue to impose or recommend measures to promote social distancing; and

Section 5. The Executive Director is hereby authorized and directed to take all actions necessary to carry out the intent and purpose of this Resolution, including, continuing to conduct open and public meetings remotely in accordance with Government Code section 54953(e) and other applicable provisions of the Brown Act, for all Board meetings and all standing committee meetings of the Authority.

Section 6. This Resolution shall take effect immediately upon its adoption and shall be effective until the earlier of (i) November 18, 2022, or such time the Board adopts a subsequent resolution in accordance with Government Code section 54953(e)(3) to extend the time during which the Board and standing committees of the Authority may continue to meet remotely, without compliance with Government Code section 54953(b)(3), but otherwise as permitted by Government Code section 54953(e) *et seq.*

Section 7. Should any provision, section, paragraph, sentence or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences or words of this Resolution as hereby adopted shall remain in full force and effect.

Section 8. The Board Secretary shall certify to the adoption of this Resolution and enter it into the book of original Resolutions.

PASSED AND ADOPTED at the Regular Meeting of the Board of Directors of the Puente Hills Habitat Preservation Authority duly held on 20th day of October, 2022, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Chair, Board of Directors, Ivan Sulic

ATTEST:

Acting Secretary, Andrea Gullo



KEITH KNOX
TREASURER AND TAX COLLECTOR

COUNTY OF LOS ANGELES TREASURER AND TAX COLLECTOR

Kenneth Hahn Hall of Administration
500 West Temple Street, Room 462, Los Angeles, California 90012
Telephone: (213) 974-2139 Fax: (213) 626-1701
ttc.lacounty.gov and propertytax.lacounty.gov

Board of Supervisors
HILDA L. SOLIS
First District
HOLLY J. MITCHELL
Second District
SHEILA KUEHL
Third District
JANICE HAHN
Fourth District
KATHRYN BARGER
Fifth District

October 4, 2022

Andrea Gullo, Executive Director
Puente Hills Habitat Preservation Authority
7333 Greenleaf Avenue, First Floor
Whittier, CA 90602

Email: agullo@habitatauthority.org

PUENTE HILLS HABITAT PRESERVATION AUTHORITY MONTHLY INVESTMENT REPORTS

Dear Andrea Gullo:

Enclosed are the Puente Hills Habitat Preservation Authority Portfolio Income Report (Earnings Report), Custom Position Report, Purchase Detail Report, and Chronological Detail Report for the month ended September 30, 2022, for your review and reference.

Should you have questions, you may contact Ms. Marivic Liwag, Assistant Operations Chief, of my staff at (213) 584-1252, or mliwag@ttc.lacounty.gov.

Very truly yours,

KEITH KNOX
Treasurer and Tax Collector


Jennifer Koai
Operations Chief

JK:ML

Enclosures

Income Report - PHHPA

09/01/2022 - 09/30/2022

All Agg LAC (291377)

Dated: 10/03/2022

SPI

<i>Original Lot ID</i>	<i>Detailed Description</i>	<i>CUSIP</i>	<i>Coupon Rate</i>	<i>PAR Value</i>	<i>Interest/Dividend Received</i>	<i>Accretion Income</i>	<i>Amortization Expense</i>	<i>Interest Income</i>	<i>Net Gain/Loss</i>	<i>Net Income</i>
821801198	FEDERAL FARM 2.500 07/29/41 '22	3133EMW65	2.500	22,675,000.00	0.00	0.00	0.00	47,239.58	0.00	47,239.58
821801196	FREDDIE MAC 2.000 08/27/43 '22 MTN	3134GWS9	2.000	9,500,000.00	0.00	0.00	0.00	15,833.33	0.00	15,833.33
---	---	---	2.364	32,175,000.00	0.00	0.00	0.00	63,072.92	0.00	63,072.92

* Grouped by: Aggregate Accounts. * Groups Sorted by: Aggregate Accounts. * Filtered By: LA Fund Number = "PHHPA". * Weighted by: Ending Market Value + Accrued. * Holdings Displayed by: Lots without MMF Collapse.

Custom Position Report - PHHPA

All Agg LAC (291377)

As of 09/30/2022

Dated: 10/03/2022

Original Lot ID	Detailed Description	CUSIP	Coupon Rate	Final Maturity	Purchase Yield	PAR Value	Amortized Cost	Historical Cost	Net Accumulated Amortization/Accretion
821801198	FEDERAL FARM 2.500 07/29/41 '22	3133EMW65	2.500	07/29/2041	2.500	22,675,000.00	22,675,000.00	22,675,000.00	0.00
821801196	FREDDIE MAC 2.000 08/27/43 '22 MTN	3134GWSD9	2.000	08/27/2043	2.000	9,500,000.00	9,500,000.00	9,500,000.00	0.00
---	---	---	2.352	03/10/2042	2.352	32,175,000.00	32,175,000.00	32,175,000.00	0.00

* Filtered By: LA Fund Number = "PHHPA". * Weighted by: PAR Value. * Holdings Displayed by: Lots without MMF Collapse.

Purchase Detail Report **PHHPA**

All Agg LAC (291377)

09/01/2022 - 09/30/2022

Dated: 10/03/2022

<i>LA Fund Number</i>	<i>Original Lot ID</i>	<i>Description</i>	<i>Settle Date</i>	<i>Final Maturity</i>	<i>Coupon Rate</i>	<i>PAR Value</i>	<i>Principal</i>	<i>Purchased Accrued Income</i>	<i>Settlement Amount</i>
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* Grouped by: Aggregate Accounts. * Groups Sorted by: Aggregate Accounts. * Filtered By: Settle Date ≥ 09/01/2022 and Settle Date ≤ 09/30/2022 and LA Fund Number contains "PHHPA". * Weighted by: Ending Market Value + Accrued. * Holdings Displayed by: Lot.
 * Purchased Accrued Income = -[Purchased Accrued Income], Summary Calculation: Sum. * Settlement Amount = [Ending Original Cost]+(-[Purchased Accrued Income]), Summary Calculation: Sum.

Chronological Report SUPP ÚCE

09/01/2022 - 09/30/2022

All Agg LAC (291377)

Dated: 10/03/2022

* Does not Lock Down.

<i>Original Transaction ID</i>	<i>Transaction Type</i>	<i>Detailed Description</i>	<i>Settle Date</i>	<i>Final Maturity</i>	<i>Coupon Rate</i>	<i>Yield to Maturity</i>	<i>PAR Value</i>	<i>Realized Gain/Loss</i>	<i>Settlement Amount</i>
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* Grouped by: Account. * Groups Sorted by: Account. * Filtered By: Aggregate Accounts = "SPI" and Transaction Type = Coupon. * Weighted by: Absolute Value of Principal. * MMF transactions are collapsed.

* The Transaction Detail/Trading Activity reports provide our most up-to-date transactional details. As such, these reports are subject to change even after the other reports on the website have been locked down. While these reports can be useful tools in understanding recent activity, due to their dynamic nature we do not recommend using them for booking journal entries or reconciliation.



MOUNTAINS RECREATION & CONSERVATION AUTHORITY
Franklin Canyon Park
2600 Franklin Canyon Drive
Beverly Hills, California 90210
Phone (310) 858-7272 Fax (310) 858-7212

September 30, 2022

**Puente Hills Habitat Preservation Authority
Ranger Services Activities for September 2022**

- Continued general patrol for: providing visitor information, identifying hazardous conditions and correcting illegal activity.
- Continued general maintenance for: graffiti removal, vandalism repair, litter and dumping removal, fence and gate repairs, sign installations and repairs and trail maintenance.
- Monitoring the Conservation Corp from Long Beach clearing the fire roads within the Preserve.
- Met with the new La Habra Heights Fire Marshal.
- Participated in the Puente Hills Habitat Preservation Authority (Habitat Authority) Board meeting. Gave a report on ranger services
- Participated in the Habitat Authority monthly management meeting.
- Participated in our ranger monthly management meeting.
- Replaced the old "Preserve hours" banners at Sycamore Canyon and the Hacienda Hills Trailhead.
- Monitoring the contractor with the goats for the vegetation management project in Turnbull Canyon.
- Picked up dumping including:
 - Construction debris at Arroyo San Miguel.
 - Wood pile at Powder Canyon.
- Continue to notify the Habitat Authority staff of all unsuccessful animal road crossings that are observed at or near Habitat Authority property. During the month of September no animals were observed.
- Continue to monitor the Harbor underpass. Picked up trash and cleaned graffiti.

- Continue to patrol the SCE, Brea 57 site and Monterey mitigation sites in Powder Canyon and the Olinda site in Arroyo San Miguel.
- Due to safety concerns and overcrowding at the Turnbull Canyon entrance, we previously worked with the owner of the property and Whittier Police Dept. to secure the vacant lot that is next to the entrance. The lot was secure for all of September.
- Continue monitoring the surveillance cameras at various trailheads in attempt to catch the vehicle break-in perpetrators. We are also coordinating with Whittier Police and L.A. County Sheriff. The City of Whittier installed several warning signs advising hikers not to keep valuables in the vehicle.
- Continue to contact the Los Angeles County Department of Street Maintenance regarding the graffiti along Turnbull Canyon Road.
- Scheduled the second roadside clearance for La Habra Heights as part of the fuel modification contract.
- Contact with a homeless person at Arroyo Pescadero. Warned and advised about the Preserve rules.
- Continue to check and re-post trail closure signs and rope-fence at unauthorized trails and restoration areas in Turnbull Canyon, Worsham Canyon, Powder Canyon and Hellman Park.
- Dealt with various violations including:
 - In the Preserve after hours at Sycamore Canyon, Hacienda Hills, Powder Cyn. and Arroyo Pescadero.
 - Parking violations at Arroyo Pescadero, Hacienda Hills Trailhead, Sycamore Canyon and Ford property.
 - Loud music in the Hacienda Hills and Arroyo Pescadero.
 - Subject collecting flowers on the Diaz property.
 - Marijuana at Arroyo Pescadero and Turnbull Canyon.
 - Smoking at Arroyo Pescadero.
 - Alcohol in Arroyo Pescadero and Turnbull Canyon.
 - Warn and advise electric bikes in Powder Canyon and Hacienda Hills.
 - Dogs off leash at Hacienda Hills and Arroyo Pescadero.
 - Bikes in Arroyo Pescadero.
- Monitored the air conditioning repairs at the Sycamore Canyon house.
- Continue to pick up dog defecation at all the trailheads.
- Continue to conduct perimeter patrols of all property for fence damage, illegal access points, rope swings, and encroachments.

- Received several calls during the months of August to our 24-hour ranger emergency services number including:
 - Several calls for hikers locked in at Hellman Park.
 - Reporting a dead deer near her house in the City of Walnut.
 - Reporting a lost hiker on the Puma Trail.
 - Reporting hiker jumping the fence at Hellman Park.
 - Reporting possible human remains on the Coyote Trail. It was determined to be animal bones.
 - Reporting homeless in the Preserve near Catalina Ave.
 - Reporting infected tree behind their house on Catalina Ave. Not Habitat Authority property.
 - Caller concerned about illegal wild animal releases in the area of Arroyo San Miguel.
 - Inquiry if Sycamore Canyon is open.
 - Inquiry if the Hacienda Hills Trailhead is open.
 - Reporting dumping at Arroyo San Miguel.
 - Calling about a rattlesnake in her driveway in La Habra Heights.
 - Inquiry if hiking is allowed in Worsham Canyon.

- Continue to work closely with Executive Director Andrea Gullo on various projects and assignments as requested.

If you have any questions, or would like any additional information, please feel free to contact me anytime. Thank you.

Sincerely,

K E Hughes

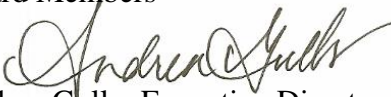
Kenn Hughes
Deputy Chief Ranger

Puente Hills
Habitat Preservation Authority
Endowment Provided by the Puente Hills Landfill

MEMORANDUM

Date: October 20, 2022

To: Board Members

From: 
Andrea Gullo, Executive Director

Subject: Agenda Item No. 3) Presentation regarding financial analysis of agency by Authority consultant Fieldman, Rolapp and Associates, discussion and possible action.

Recommendation:

That the Board take appropriate action.

Background:

At the April 8, 2022 Authority Board meeting, action was taken by the Board to delay proceeding with a financing mechanism and to proceed with hiring a financial services advisor. At the May 2022 Board meeting action was taken to enter into a contract with Fieldman, Rolapp and Associates. Their work includes financial analysis and forecasting, as well as a projection of annual funding needs for the Authority should it decide to pursue a financing mechanism.

Staff and Authority accounting consultant Lance, Soll & Lunghard, LLP provided background information such as audits, financial statements, and end of the year budgets to the Fieldman, Rolapp and Associates for them to analyze the financial solvency of the agency. Their findings which show a structural deficit will be presented at the meeting for Board discussion and possible action. Possible next steps could involve seeking professional assistance with facilitating community outreach or education to explore the matter further.

Fiscal Impact:

None.