
CIVIC-RECREATIONAL-INDUSTRIAL AUTHORITY
REGULAR MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
APRIL 9, 2025
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The Regular Meeting of the Civic-Recreational-Industrial Authority of the City of Industry, California, was called to order by Chairman Eric Benavidez at 9:00 a.m., in the City of Industry Council Chamber, 15651 Mayor Dave Way, California.

FLAG SALUTE

The flag salute was led by Chairman Benavidez.

AB 2449 VOTE ON EMERGENCY CIRCUMSTANCES (IF NECESSARY)

There was no need for AB 2449 vote since there were no Board Members taking part remotely. The webcast was then terminated.

ROLL CALL

PRESENT: Eric Benavidez, Chairman
Ronald Whittemore, Vice Chairman
Alex Bauman, Board Member
Sean Lee, Board Member
Ronald McPeak, Board Member

STAFF PRESENT: Josh Nelson, Executive Director; Bing Hyun, Assistant Executive Director; James M. Casso, General Counsel; and Julie Gutierrez-Robles, Secretary.

PRESENTATIONS

There were none.

CONSENT CALENDAR

Chairman Eric Benavidez asked for a staff report on Item No. 6.4.

6.1. CONSIDERATION OF THE REGISTER OF DEMANDS SUBMITTED BY THE FINANCE DEPARTMENT FOR APRIL 9, 2025

RECOMMENDED ACTION: Approve the Register of Demands and authorize the appropriate City Officials to pay the bills.

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6.2 CONSIDERATION OF THE REGISTER OF DEMANDS SUBMITTED BY CNC EQUESTRIAN MANAGEMENT SERVICES FOR THE INDUSTRY HILLS EXPO CENTER FOR FEBRUARY 2025

RECOMMENDED ACTION:

Receive and file.

6.3. CONSIDERATION OF AMENDMENT NO. 4 TO THE PROFESSIONAL SERVICES AGREEMENT WITH IDS GROUP, INC., FOR DESIGN SERVICES FOR THE EXPO CENTER FIRE ALARM SYSTEM AT THE INDUSTRY HILLS EXPO CENTER, EXTENDING THE TERM THROUGH DECEMBER 31, 2026, REVISING THE SCOPE OF SERVICES, AND INCREASING COMPENSATION BY \$45,000.00 (MP 01-34 #32)

RECOMMENDED ACTION:

Approve the Amendment.

6.4. CONSIDERATION OF AMENDMENT NO.4 TO THE MAINTENANCE SERVICES AGREEMENT WITH A.D. WILSON, INC., FOR THE MAINTENANCE OF UNDERGROUND UTILITY SUBSTRUCTURES AT THE INDUSTRY HILLS EXPO CENTER, EXTENDING THE TERM THROUGH JUNE 30, 2026, INCREASING COMPENSATION BY \$100,000.00, AND REVISING THE RATE SCHEDULE (MP 01-34)

RECOMMENDED ACTION:

Approve the Amendment.

Dev Birla, Contract Electric Utility Director, from CNC Engineering provided a staff report on the Maintenance Services Agreement with A.D. Wilson, Inc. for the maintenance of underground utility substructures at the Industry Hills Expo Center.

Chairman Benavidez asked if there were any comments or questions from the Authority regarding the Consent Calendar. There were none.

There were no comments from the public.

MOTION BY BOARD MEMBER MCPEAK, AND SECOND BY VICE CHAIRMAN WHITTEMORE TO APPROVE THE CONSENT CALENDAR. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

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AYES:	BOARD MEMBERS:	BAUMAN, LEE, MCPEAK, VC/WHITTEMORE, C/BENAVIDEZ
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

ACTION ITEMS

7.1. PRESENTATION AND DISCUSSION REGARDING THE CIVIC-RECREATIONAL-INDUSTRIAL AUTHORITY'S FINANCIAL REPORT FOR FEBRUARY 28, 2025

RECOMMENDED ACTION: *Receive and file the report.*

Dean Yamagata from Frazier LLP provided a staff report regarding the Financial Report for February 28, 2025. He was available to answer any questions.

Chairman Benavidez asked if there were any comments or questions from the Authority regarding Item No. 7.1. There were none.

There were no comments from the public.

MOTION BY VICE CHAIRMAN WHITTEMORE, AND SECOND BY CHAIRMAN BENAVIDEZ TO RECEIVE AND FILE THE REPORT. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	BAUMAN, LEE, MCPEAK, VC/WHITTEMORE, C/BENAVIDEZ
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

7.2. UPDATE ON THE EXPO CENTER

RECOMMENDED ACTION: *Receive and file.*

Cory Moss, Expo Facility Ops Manager, provided a staff report and was available to answer any questions.

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Chairman Benavidez asked if there were any comments or questions from the Authority regarding Item No. 7.2. There were none.

There were no comments from the public.

MOTION BY BOARD MEMBER LEE, AND SECOND BY BOARD MEMBER MCPEAK TO RECEIVE AND FILE. MOTION CARRIED 5-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	BAUMAN, LEE, MCPEAK, VC/WHITTEMORE, C/BENAVIDEZ
NOES:	BOARD MEMBERS:	NONE
ABSENT:	BOARD MEMBERS:	NONE
ABSTAIN:	BOARD MEMBERS:	NONE

PUBLIC HEARINGS-NONE

CLOSED SESSION - NONE

EXECUTIVE DIRECTOR COMMUNICATIONS

Executive Director Josh Nelson mentioned to the Authority that the next monthly meeting in May will be earlier than usual. The meeting is scheduled for Wednesday, May 7th.

AB 1234 REPORTS

There were none.

BOARD MEMBER COMMUNICATIONS

Chairman Benevidez stated that the staff did an excellent job addressing the State of the City. Vice Chairman agreed and said it was very informative and done very well.

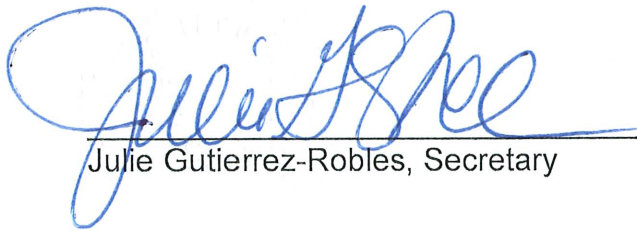
PUBLIC COMMENTS

There were none.

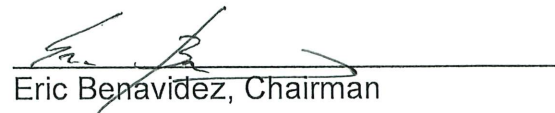
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ADJOURNMENT

There being no further business, the Civic-Recreational-Industrial Authority adjourned at 9:16 a.m.



Julie Gutierrez-Robles, Secretary



Eric Benavidez, Chairman