

**CITY COUNCIL OF MONTEREY PARK
AND THE CITY COUNCIL ACTING ON BEHALF OF THE SUCCESSOR AGENCY OF THE FORMER
REDEVELOPMENT AGENCY
AGENDA**

REGULAR MEETING

**Monterey Park City Hall Council Chambers
320 W. Newmark Avenue, Monterey Park, CA 91754**

**Wednesday
February 5, 2020
7:00 p.m.**

MISSION STATEMENT

**The mission of the City of Monterey Park is to provide excellent services
to enhance the quality of life for our entire community.**

Documents related to an Agenda item are available to the public in the City Clerk's Office located at 320 West Newmark Avenue, Monterey Park, CA 91754, during normal business hours and the City's website at www.montereypark.ca.gov.

PUBLIC COMMENTS ON AGENDA ITEMS

You may speak up to 5 minutes on Agenda item. You may combine up to 2 minutes of time with another person's speaking. No person may speak more than a total of 10 minutes. The Mayor and City Council may change the amount of time allowed for speakers.

Per the Americans with Disabilities Act, if you need special assistance to participate in this meeting please call City Hall at (626) 307-1359 for reasonable accommodation at least 24 hours before a meeting. Council Chambers are wheelchair accessible.

This Agenda includes items considered by the City Council acting on behalf of the Successor Agency of the former Monterey Park Redevelopment Agency which dissolved February 1, 2012. Successor Agency matters will include the notation of "SA" next to the Agenda Item Number.

CALL TO ORDER Mayor at 7:02 p.m.

FLAG SALUTE The Monterey Park Fire Explorers

ROLL CALL Present: Peter Chan, Mitchell Ing, Hans Liang, Teresa Real Sebastian

Absent: Stephen Lam

AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS

NONE. MAYOR PRO TEM ING DEDICATED THE MEETING TO THE LATE EDNA FUJIKO SATO AND FRANK SATO, RESIDENTS AND BUSINESS OWNERS OF THE CITY.

PUBLIC COMMUNICATIONS. While all comments are welcome, the Brown Act does not allow the City Council to take action on any item not on the agenda. The Council may briefly respond to comments after Public Communications is closed. Persons may, in addition to any other matter within the City Council's subject-matter jurisdiction, comment on Agenda Items at this time. If you provide public comment on a specific Agenda item at this time, however, you cannot later provide comments at the time the Agenda Item is considered.

ORAL AND WRITTEN COMMUNICATIONS

[1.] PRESENTATION

1-A. LOS ANGELES COUNTY VOTE CENTER – INFORMATIONAL UPDATE

1-B. UPDATE ON THE CORONAVIRUS

[2.] OLD BUSINESS – None.

[3.] CONSENT CALENDAR ITEMS NOS. 3A-3E

MOTION BY: CHAN				
SECONDED BY: LIANG				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN	X			
ING	X			
LIANG	X			

APPROVED/ADOPTED ON CONSENT CALENDAR ITEM NOS. 3A & 3B, AND EXCLUDING ITEM NOS. 3C, 3D, & 3E WHICH WERE PULLED FOR SEPARATE DISCUSSION

3-A. WARRANT REGISTER FOR THE CITY OF MONTEREY PARK OF FEBRUARY 5, 2020

It is recommended that the City Council:

- (1) Approve payment of warrants and adopt a Resolution allowing certain claims and demands per Warrant Register dated February 05, 2020 totaling \$1,163,796.14 specifying the funds out of which the same are to be paid; and
- (2) Take such additional, related, action that may be desirable.

APPROVED/ADOPTED ON CONSENT CALENDAR, RESOLUTION NO. 12136 ADOPTED

3-B. MINUTES

It is recommended that the City Council and the City Council (acting on behalf of the Successor Agency):

- (1) Approve the minutes from the regular meetings of October 2, 2019, October 16, 2019, November 6, 2019, and November 20, 2019 and the special meetings of October 2, 2019, October 28, 2019, and November 20, 2019; and
- (2) Take such additional, related, action that may be desirable.

APPROVED ON CONSENT CALENDAR

3-C. N. ATLANTIC BLVD. WATER AND SEWER IMPROVEMENTS – AUTHORIZATION TO ADVERTISE

It is recommended that the City Council:

- (1) Adopt a resolution approving the design and plans for the N. Atlantic Blvd. Water and Sewer Improvements and authorizing solicitation of bids; and
- (2) Take such additional, related, action that may be desirable.

MOTION BY: REAL SEBASTIAN				
SECONDED BY: CHAN				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN	X			
ING	X			
LIANG	X			

APPROVED RECOMMENDATION
RESOLUTION NO. 12137 ADOPTED

3-D. APPROVAL OF AMENDMENT TO AGREEMENT WITH GENERAL PUMP COMPANY

It is recommended that the City Council:

- (1) Authorize the City Manager to execute the First Amendment, in a form approved by the City Attorney, that would extend the term of the Maintenance Agreement with General Pump Company for two years;
- (2) Take such additional, related, action that may be desirable.

MOTION BY: REAL SEBASTIAN				
SECONDED BY: ING				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN	X			
ING	X			
LIANG	X			

APPROVED RECOMMENDATION

3-E. ANNUAL WEED ABATEMENT DECLARATION LIST

It is recommended that the City Council consider:

- (1) Approving the Weed Abatement Declaration List;
- (2) Adopting the attached Resolution; and
- (3) Taking such additional, related, action that may be desirable.

MOTION BY: CHAN				
SECONDED BY: LIANG				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN		X		
ING				X
LIANG	X			

MAYOR PRO TEM ING RECUSED HIMSELF FROM DISCUSSION DUE TO A POTENTIAL CONFLICT OF INTEREST

APPROVED RECOMMENDATIONS
RESOLUTION NO. 12138 ADOPTED

[4.] PUBLIC HEARING

4-A. A PUBLIC HEARING TO CONSIDER AN AMENDMENT TO THE GARFIELD VILLAGE SPECIFIC PLAN (SPA-19-01), ZONE CHANGE (ZC-19-01) AND CONDITIONAL USE PERMIT (CU-19-04) FOR THE RECONSTRUCTION OF AN EXISTING SERVICE STATION (ARCO) AND CONSTRUCTION OF NEW 24-HOUR DRIVE-THROUGH COFFEE SHOP AT 2425 AND 2439 SOUTH GARFIELD AVENUE

It is recommended that the City Council consider:

- (1) Opening the public hearing and continuing it to a date uncertain; and
- (2) Taking such additional, related, action that may be desirable.

THIS ITEM WAS HEARD AFTER ITEM NO. 4B

MOTION BY: REAL SEBASTIAN				
SECONDED BY: ING				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN	X			
ING	X			
LIANG		X		

PUBLIC HEARING HELD

MOTION TO INCREASE THE NOTICING REQUIREMENT TO 500 FT

MOTION APPROVED

MOTION BY: LIANG				
SECONDED BY: CHAN				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN		X		
ING		X		
LIANG	X			

MOTION TO CONTINUE PUBLIC HEARING TO A DATE UNCERTAIN

MOTION FAILED

ASSISTANT CITY ATTORNEY BERGER ADVISED THAT BECAUSE OF THE ABSENCE OF COUNCIL MEMBER LAM DUE TO ILLNESS, THE MATTER WILL CARRY OVER TO THE NEXT AGENDA FOR CONSIDERATION

4-B. CONSIDERATION OF A ZONE CHANGE (ZC-18-01) TO ALLOW FOR THE CREATION OF A SENIOR-CITIZEN-HOUSING (S-C-H) OVERLAY ZONE, AND CONDITIONAL USE PERMIT (CU-18-01) AND TENTATIVE MAP NO. 73741 (TM-18-01) FOR THE CONSTRUCTION OF A 40-UNIT SENIOR-CITIZEN HOUSING CONDOMINIUM PROJECT – 130-206 SOUTH CHANDLER AVENUE

It is recommended that the City Council consider:

- (1) Opening the continued public hearing;
- (2) Receiving documentary and testimonial evidence;
- (3) Closing the public hearing;
- (4) Taking the following action:
 - a. Waive first reading and introduce an Ordinance approving a Zone Change (ZC-18-01);
 - b. Adopt a Resolution approving a Tentative Map No. 73741 (TM-18-01) subject to ZC-18-01 along with conditions of approval; and
- (5) Taking such additional, related, action that may be desirable.

THIS ITEM WAS HEARD AFTER ITEM NO.1B

MOTION BY: LIANG				
SECONDED BY: REAL SEBASTIAN				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LAM				X
REAL SEBASTIAN	X			
ING	X			
LIANG	X			

PUBLIC HEARING HELD

RESOLUTION NO. 12135 ADOPTED

ORDINANCE – FIRST READING

[5.] NEW BUSINESS - None

[6.] COUNCIL COMMUNICATIONS AND MAYOR/COUNCIL AND AGENCY MATTERS

[7.] CLOSED SESSION (IF REQUIRED; CITY ATTORNEY TO ANNOUNCE)

ADJOURNED – 10:35 P.M.