

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

**AGENDA**

**REGULAR MEETING**

**NOTE THAT THESE MEETINGS WILL BE CONDUCTED PURSUANT TO  
SECTION 3 OF EXECUTIVE ORDER NO. N-29-20 ISSUED BY GOVERNOR NEWSOM ON MARCH  
17, 2020.**

**ACCORDINGLY, COUNCILMEMBERS WILL BE PROVIDED WITH A MEETING LOGIN NUMBER  
AND CONFERENCE CALL NUMBER; THEY WILL NOT BE PHYSICALLY PRESENT AT COUNCIL  
CHAMBERS.**

**PURSUANT TO THE GOVERNOR'S ORDER, THE PUBLIC MAY PROVIDE PUBLIC COMMENT  
UTILIZING THE METHODS SET FORTH BELOW.**

**NOTE THAT CITY HALL IS CURRENTLY CLOSED TO THE PUBLIC. YOU WILL NOT BE  
ADMITTED TO CITY HALL.**

**Wednesday  
May 6, 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 <http://www.montereypark.ca.gov/AgendaCenter/City-Council-17> .

**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.

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.

**PUBLIC PARTICIPATION**

In accordance with Executive Order No. N-29-20 and guidance from the California Department of Public Health on gatherings, remote public participation is allowed in the following ways:

## Monterey Park City Council and Successor Agency Agenda, May 6, 2020 - Page 2

Participants are encouraged to join the meeting 30 minutes before the start of the meeting.

Public comment will be accepted via email to [mpclerk@montereypark.ca.gov](mailto:mpclerk@montereypark.ca.gov) during the meeting, before the close of public comment, and read into the record during public comment, when feasible. We request that written communications be limited to not more than 50 words.

Public comment may be submitted via telephone during the meeting, before the close of public comment, by calling (888) 788-0099 or (877) 853-5247 and entering Zoom Meeting ID: 982 8503 3575 then press pound (#). When prompted to enter participation ID number press pound (#) again. If participants would like to make a public comment they will enter “\*9” then the Clerk’s office will be notified and you will be in the rotation to make a public comment.

The public may also watch the meeting live on the city’s cable channel MPKTV (AT&T U-verse, channel 99 or Charter Communications, channel 182) or by visiting the city’s website at <http://www.montereypark.ca.gov/133/City-Council-Meeting-Videos>.

**Important Disclaimer** – When a participant calls in to join the meeting, their name and/or phone number will be visible to all participants. Note that all public meetings will be recorded.

**CALL TO ORDER** Mayor at 7:03 p.m.

**FLAG SALUTE** Mayor

**ROLL CALL** Peter Chan, Hans Liang, Henry Lo, Fred Sornoso, Yvonne Yiu

### **AGENDA ADDITIONS, DELETIONS, CHANGES AND ADOPTIONS**

**CITY CLERK CHANG ADMINISTERED THE OATH OF OFFICE TO MAYOR PRO TEM PETER CHAN. ASSISTANT CITY ATTORNEY BERGER ANNOUNCED NO REPORTABLE ACTION TAKEN IN CLOSED SESSION. THE COUNCIL RECESSED FROM CLOSED SESSION AT 6:45 P.M. AND WILL RECONVENE AT THE CONCLUSION OF THE REGULAR MEETING. CITY MANAGER BOW REQUESTED TO CONTINUE ITEM NO. 3C.**

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 – None.**

**[2.] OLD BUSINESS**

**2-A. MAYORAL ROTATION**

It is recommended that the City Council consider:

- (1) Adopting a resolution establishing procedures for City Council reorganization and rotating mayoral responsibilities; and
- (2) Take such additional, related, action that may be desirable.

**THIS ITEM WAS HEARD AFTER ITEM NO. 4A**

MOTION BY: YIU				
SECONDED BY: LO				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATION**  
**RESOLUTION NO. 12155 ADOPTED WITH**  
**SCHEDULE B**

**[3.] CONSENT CALENDAR ITEMS NOS. 3A-3I**

MOTION BY: CHAN				
SECONDED BY: LIANG				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

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

**ITEM NO. 3C WAS CONTINUED**

**3-A. 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 joint special and regular meeting of April 1, 2020 and the special meeting of April 7, 2020; and
- (2) Take such additional, related, action that may be desirable.

**APPROVED ON CONSENT CALENDAR**

**3-B. LEGAL SERVICES AGREEMENTS WITH THE LAW OFFICE OF C PATRICK HAMBLIN (WORKERS COMPENSATION)**

It is recommended that the City Council:

- (1) Authorize the City Manager to execute standard legal retainers, in a form approved by the City Attorney, with the Law Offices of C Patrick Hamblin.
- (2) Take such additional, related, action that may be desirable.

MOTION BY: CHAN				
SECONDED BY: YIU				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATION**

**3-C. AUDITING SERVICES AGREEMENT – AWARD OF CONTRACT EXTENSION**

It is recommended that the City Council:

- (1) Awarding a two-year contract extension of the City’s auditing services to the City’s current audit service provider, White Nelson Diehl Evans LLP (WNDE), a certified public accounting and consulting firm;
- (2) Authorize the City Manager to execute an agreement amendment for the two-year extension, in a form approved by the City Attorney;
- (3) Take such additional, related, action that may be desirable.

**THIS ITEM WAS CONTINUED TO MAY 20, 2020 MEETING**

**3-D. FY 2020 ASSISTANCE TO FIREFIGHTERS GRANTS PROGRAM – COVID-19 SUPPLEMENTAL**

It is recommended that the City Council consider:

- (1) Approving the proposed grant project to fund Personal Protective Equipment (PPE) in the amount of \$20,000 in Federal grant funds;
- (2) Authorizing the City Finance Department to allocate \$2,000 from the City budget to fund the applicant cost share if the grant is awarded;
- (3) Adopting a resolution authorizing the City Manager, or designee, to apply for, receive, and appropriate grant funds for the FY 2020 Assistance to Firefighters Grants Program – COVID-19 Supplemental; and
- (4) Taking such additional related action that may be desirable.

MOTION BY: CHAN				
SECONDED BY: LO				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATIONS**

**RESOLUTION NO. 12156 ADOPTED**

**3-E. WAIVE SECOND READING AND ADOPT AN ORDINANCE AMENDING THE MONTEREY PARK MUNICIPAL TO REGULATE THE UNLAWFUL USE OF PUBLIC PROPERTY**

It is recommended that the City Council:

- (1) Waive second reading and adopt the draft proposed ordinance; or
- (2) Taking such additional related action that may be desirable.

MOTION BY: SORNOSO				
SECONDED BY: LO				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATION**

**ORDINANCE NO. 2170 ADOPTED**

**3-F. AUTHORIZE PURCHASE OF REPLACEMENT COMPUTER SOFTWARE**

It is recommended that the City Council:

- (1) Authorize the upgrade to the current computer software required by Tyler Technology for the police computer aided dispatch (CAD) Enterprise upgrade.
- (2) Taking such additional related action that may be desirable.

<b>MOTION BY: SORNOSO</b>				
<b>SECONDED BY: YIU</b>				
<b>COUNCIL MEMBERS</b>	<b>AYE</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATION**

**3-G. APPOINTMENT TO THE LIBRARY BOARD OF TRUSTEES**

It is recommended that the City Council consider:

- (1) Whether to reappoint one incumbent Library Board Trustee for a second term;
- (2) Direct the City Clerk to begin soliciting applications for new candidates to be appointed to the Library Board of Trustees; and/or
- (3) Take such additional, related, action that may be desirable

<b>MOTION BY: CHAN</b>				
<b>SECONDED BY: LO</b>				
<b>COUNCIL MEMBERS</b>	<b>AYE</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATIONS**

**ANDREW YAM APPOINTED**

**3-H. APPROVAL OF AMENDMENT TO AGREEMENT WITH CONTROL AUTOMATION DESIGN**

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 Control Automation Design, Inc., for two years at the same annual cost of \$50,000;
- (2) Taking such additional, related, action that may be desirable

**APPROVED ON CONSENT CALENDAR**

**3-I. SECOND AMENDMENT TO AGREEMENT NO. 1968-A WITH SOUTHERN COUNTIES OIL CO., DBA SC FUELS, FOR CITYWIDE FLEET FUEL PURCHASING**

It is recommended that the City Council:

- (1) Authorize the City Manager to execute an amendment to Purchase Agreement No.1968-A with Southern Counties Oil Co., dba SC Fuels, in a form approved by the City Attorney, increasing the annual purchase amount to \$350,000; and
- (2) Taking such additional, related, action that may be desirable

MOTION BY: LIANG				
SECONDED BY: CHAN				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENDATION**

**RECESSED – 9:35 P.M.**  
**RECONVENED – 9:42 P.M.**

**[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 continued public hearing;
- (2) Receiving documentary and testimonial evidence;
- (3) Closing the public hearing;
- (4) Taking the following action:
  - a. Waiving first reading and introducing an Ordinance approving a Specific Plan Amendment (SPA-19-01) and Zone Change (ZC-19-01);
  - b. Adopting a Resolution approving a Conditional Use Permit (CU-19-04), subject to SPA-19-01 and ZC-19-01, along with conditions of approval; and
- (5) Taking such additional, related, action that may be desirable

**CEQA (California Environmental Quality Act):**

The Project is categorically exempt from additional environmental review pursuant to CEQA Guidelines § 15332 as a Class 32 categorical exemption (In-Fill Development Projects) in that the Project consists of demolishing and reconstructing an existing service station. The property is designated Commercial in the General Plan Land Use Element. The proposed development will take place within city limits on a site of no more than five acres substantially surrounded by urban uses. The Project site has no value as habitat for endangered, rare or threatened species in that the property is already developed with an existing service station which will be demolished and reconstructed as part of the proposed Project; furthermore, the construction of the proposed drive-thru coffee shop will take place entirely upon the existing, developed lot. Approval of the Project will not result in any significant effects relating to traffic, noise, air quality, or water quality in that the Project is an in-fill project in an existing developed and urban area. Lastly, the site can be adequately served by all required utilities and public services.

**THIS ITEM WAS HEARD AFTER ORAL COMMUNICATION**

MOTION BY: CHAN				
SECONDED BY: LO				
COUNCIL MEMBERS	AYE	NO	ABSTAIN	ABSENT
CHAN	X			
LO	X			
SORNOSO		X		
YIU	X			
LIANG	X			

**PUBLIC HEARING HELD**  
**APPROVED RECOMMENDATIONS AS AMENDED TO REVISE STARBUCKS HOURS OF OPERATION TO 5 AM TO 11:30 PM AND TO LOOK INTO WHETHER IT IS FEASIBLE TO RESTRICT LEFT TURNS ON FERNFIELD**

**RESOLUTION NO. 12154 ADOPTED**  
**ORDINANCE – 1<sup>ST</sup> READING**

<b>MOTION BY: SORNOSO</b>				
<b>SECONDED BY:</b>				
<b>COUNCIL MEMBERS</b>	<b>AYE</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
CHAN				
LO				
SORNOSO				
YIU				
LIANG				

**MOTION TO TABLE TO A FUTURE MEETING**

**MOTION FAILED DUE TO LACK OF A SECOND**

**4-B. PUBLIC NUISANCE HEARING REGARDING 229 E. MARKLAND DRIVE, MONTEREY PARK, CA 91755**

It is recommended that the City Council consider:

- (1) Opening the public hearing and receiving testimonial and documentary evidence (including this staff report);
- (2) After receiving such evidence, ratifying the City Manager’s April 15, 2020 Order for Urgency Abatement of a public nuisance at 229 E. Markland Drive based upon substantial evidence; or
- (3) Alternatively, discussing and taking such additional, related, action that may be desirable.

**THIS ITEM WAS HEARD AFTER CONSENT CALENDAR ITEMS**

<b>MOTION BY: LO</b>				
<b>SECONDED BY: LIANG</b>				
<b>COUNCIL MEMBERS</b>	<b>AYE</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**PUBLIC HEARING HELD**

**APPROVED RECOMMENDATION**

**[5.] NEW BUSINESS**

**5-A. CONSIDERATION AND POSSIBLE ACTION TO ADOPT AN URGENCY ORDINANCE AUTHORIZING DIGITAL AND ELECTRONIC SIGNATURES FOR OFFICIAL CITY DOCUMENTS. ADDITIONALLY, CONSIDERATION AND POSSIBLE ACTION TO INTRODUCE AND WAIVE FIRST READING OF AN ORDINANCE THAT WOULD TAKE THE SAME ACTION AS THE URGENCY ORDINANCE**

It is recommended that the City Council consider:

- (1) Adopting an Urgency Ordinance upon 4/5<sup>th</sup> vote authorizing digital and electronic signatures for all City documents;
- (2) Waiving first reading and introduce an Ordinance authorizing digital and electronic signatures for all City documents; and/or
- (3) Taking such additional, related, action that may be desirable

<b>MOTION BY: CHAN</b>				
<b>SECONDED BY: LIANG</b>				
<b>COUNCIL MEMBERS</b>	<b>AYE</b>	<b>NO</b>	<b>ABSTAIN</b>	<b>ABSENT</b>
CHAN	X			
LO	X			
SORNOSO	X			
YIU	X			
LIANG	X			

**APPROVED RECOMMENATIONS**

**URGENCY ORDINANCE NO. 2171 ADOPTED  
ORDINANCE – 1<sup>ST</sup> READING**

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

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

ADJOURNED – 10:16 P.M.

THE CITY COUNCIL RECONVENED TO CLOSED SESSION AT 10:16 P.M.