CITY COUNCIL
TEMPLE CITY, CALIFORNIA

REGULAR MEETING MINUTES
FEBRUARY 18, 2025 – 7:30 P.M.

1. CALL TO ORDER

Mayor Chavez called the City Council Regular Meeting to order at 7:30 p.m. in the Council Chambers located at 5938 Kauffman Avenue, Temple City.

2. ROLL CALL

PRESENT:	Councilmember – Chen, Man, Sternquist, Yu, Chavez
ABSENT:	Councilmember – None
ALSO PRESENT:	City Manager Cook, City Attorney Murphy, City Clerk Kuo, Deputy City Clerk Flores, Community Development Director Reimers, Parks and Recreation Director Matsumoto, and Administrative Services Director Kung

3. INVOCATION – Pastor Kelty, Community of Christ, provided the invocation.

4. PLEDGE OF ALLEGIANCE – Mayor Chavez lead the pledge of allegiance.

5. CEREMONIAL MATTERS – PRESENTATION – None

6. PUBLIC COMMENTS ON ITEMS NOT LISTED ON THE AGENDA

Tom Pugel, Temple City resident, shared his concerns regarding vehicles speeding on Sultana Avenue.

Kirk Kolodji, Temple City resident, spoke about the closure of one of the tennis court at Live Oak Park due to fence being damaged.

7. CONSENT CALENDAR

Mayor Chavez pulled Consent Calendar Item I for further discussion

I. RECOMMENCE ENFORCEMENT OF OVERNIGHT PERMIT PARKING RESTRICTIONS

The City Council is requested to approve resuming overnight permit parking enforcement.

City Manager Cook elaborated on the resumption of overnight permit parking enforcement and answered City Council questions regarding Temporary Conditional Permits.

Mayor Chavez opened public comment. Hearing no request to speak, Mayor Chavez closed public comment.

Councilmember Man made a motion to:

1. Approved the resumption of enforcement of overnight permit parking restrictions at 12:00 a.m. on Tuesday, March 18, 2025;

2. Allowed displaced individuals within the fire-impacted areas seeking refuge in the city to obtain Temporary Conditional Permits; and

3. Waived fee for these Temporary Conditional Permits.

Seconded by Councilmember Sternquist and approved by the following votes:

AYES:	Councilmember – Chen, Man, Sternquist, Yu, Chavez
NOES:	Councilmember – None
ABSTAINED:	Councilmember – None
ABSENT:	Councilmember – None

Councilmember Chen made a motion to approve the remainder of the Consent Calendar Items. Seconded by Mayor Pro Tem Yu and approved by the following votes:

AYES:	Councilmember – Chen, Man, Sternquist, Yu, Chavez
NOES:	Councilmember – None
ABSTAINED:	Councilmember – None
ABSENT:	Councilmember – None

A. APPROVAL OF MINUTES

The City Council is requested to review and approve the Minutes of the Regular Council Meeting of February 4, 2025.

Action: Approved the Minutes of the City Council Meetings.

B. PARKS AND RECREATION COMMISSION ACTIONS – REGULAR MEETING OF JANUARY 15, 2025

The City Council is requested to review and file the actions of the Regular Parks and Recreation Commission Meeting of January 15, 2025.

Action: Received and filed the Parks and Recreation Commission actions from their regular meeting of January 15, 2025.

C. PLANNING COMMISSION ACTIONS – REGULAR MEETING OF JANUARY 28, 2025

The City Council is requested to review and file the actions of the Regular Planning Commission Meeting of January 28, 2025.

Action: Received and filed the Planning Commission actions from their regular meeting of January 28, 2025.

D. ADOPTION OF RESOLUTION NO. 25-5800 UPDATING CITY'S RECORDS RETENTION SCHEDULE

The City Council is requested to adopt a resolution updating the City's Records Retention Schedule.

Action: Adopted Resolution No. 25-5800 updating the City's Records Retention Schedule

E. FIRST AMENDMENT TO THE CONSULTANT SERVICES AGREEMENT WITH ECS IMAGING, INC. FOR CITY'S ELECTRONIC CONTENT MANAGEMENT SOFTWARE, ANNUAL MAINTENANCE AND RELATED SERVICES

The City Council is requested to approve the first amendment to the Consultant Services Agreement for City's electronic content management software and annual maintenance and related services.

Action:

1. Approved the first amendment to the Consultant Services Agreement with ECS Imaging, Inc. (ECS), for City's electronic content management software (ECMS) and annual maintenance and related services; and

2. Authorized the City Manager to sign the First Amendment.

F. AFFIRM THE CITY'S PARTICIPATION IN THE AFFORDABLE HOUSING INCUBATOR PROGRAM UNDER THE REGIONAL EARLY ACTION PLANNING (REAP) 2.0 GRANT, ADMINISTERED BY THE SAN GABRIEL VALLEY COUNCIL OF GOVERNMENTS (SGVCOG) TO STUDY RECOMMENDATIONS TO IMPROVE THE CROSSROADS SPECIFIC PLAN (CSP)

The City Council is requested to affirm the City's participation in the Affordable Housing Incubator Program under the Regional Early Action Planning (REAP) 2.0 grant administered by the San Gabriel Valley Council of Governments.

Action:

1. Authorized the City Manager to acknowledge and accept the proposed "Scope of Work" with the San Gabriel Valley Council of Governments, affirming the City's participation in the Affordable Housing Incubator Program under the Regional Early Action Planning (REAP) 2.0 grant. Participation in the program will assist with developing a comprehensive approach for mixed-use and housing projects within the Crossroads Specific Plan (CSP).

2. Authorized the Community Development Director to execute the "Letter of Agreement" with the SGVCOG.

G. SECOND READING AND ADOPTION OF ORDINANCE REGARDING TIME AND PLACE OF REGULAR CITY COUNCIL MEETINGS

The City Council is requested to adopt an ordinance and resolution to effectuate the change of City Council regular meetings start time.

Action:

1. Held the second reading and adopted Ordinance No. 25-1080, amending Temple City Municipal Code Section 2-1-0 pertaining to city council meetings; and

2. Adopted Resolution No. 25-5799 setting the time of regular city council meetings at 7:00 p.m. effective on March 20, 2025; and

3. Directed City staff to confer with the City's various commissions regarding potential changes to the time for their regular meetings.

H. APPROVAL OF AN AGREEMENT WITH BUCKNAM INFRASTRUCTURE GROUP, INC. TO UPDATE THE PAVEMENT MANAGEMENT PROGRAM

The City Council is requested to approve an agreement with a consulting firm to update the Pavement Management Program.

Action:

1. Approved a budget adjustment for the Fiscal Year 2024-25 City Budget to allocate $49,985 from unallocated gas tax fund balance to Account No. 01-960-71-4239 (Engineering Services);

2. Approved an Agreement with Bucknam Infrastructure Group, Inc. for $49,985 to update the Pavement Management Program (PMP); and

3. Authorized the City Manager to sign and execute the Agreement.

J. ADOPTION OF RESOLUTION NO. 25-5801 APPROVING PAYMENT OF BILLS FOR FISCAL YEAR 2024-25

The City Council is requested to adopt Resolution No. 25-5801 authorizing the payment of bills for fiscal year 2024-25.

Action: Adopted Resolution No. 25-5801 authorizing the payment of bills for fiscal year 2024-25.

8. PUBLIC HEARING – None

9. UNFINISHED BUSINESS – None

10. NEW BUSINESS

A. FISCAL YEAR (FY) 2024-2025 MID-YEAR FINANCIAL REVIEW, TREASURER'S REPORT, REVENUE, EXPENDITURE AND CAPITAL PROJECT SUMMARY REPORTS AND BUDGET AMENDMENTS

The City Council is requested to receive and review the quarterly financial status reports with updates of revenue and expense information of the City's overall financial condition.

City Manager Cook gave a brief overview of the quarterly financial status reports and the City's overall financial condition.

Administrative Services Director Kung gave a summary of the staff report.

City Council asked questions and made comments regarding the city's financial status.

Mayor Chavez opened public comments.

Jerry Jambazian, Temple City business owner, asked how ARPA money was used.

Hearing no additional request to speak, Mayor Chavez closed public comments.

City Council made final comments regarding the quarterly financial status reports.

Mayor Pro Tem Yu made a motion to receive the Fiscal Year 2024-2025 Mid-Year Financial Review and related reports and approve and authorized staff to revise revenue expenditure estimates as indicated in Attachment "A". Seconded by Councilmember Chen and approved by the following votes:

AYES:	Councilmember – Chen, Man, Sternquist, Yu, Chavez
NOES:	Councilmember – None
ABSTAINED:	Councilmember – None

ABSENT: Councilmember – None

B. PROVIDE DIRECTION ON THE RE-USE OF 9050 LAS TUNAS DRIVE

The City Council is requested to provide staff direction on the re-use of the city's property at 9050 Las Tunas Drive.

City Manager Cook gave a brief introduction regarding the re-use of the city's property at 9050 Las Tunas Drive.

Community Development Director Reimers and Parks and Recreation Director Matsumoto gave a summary of the staff report.

City Council asked questions and made comments regarding the re-use concepts of the city's property at 9050 Las Tunas Drive.

Mayor Chavez opened public comments.

Darrel Kelty, Pastor of Community of Christ, spoke in favor of the re-use concepts but expressed concern regarding drivers making illegal left turn from Las Tunas Drive to the alley way of the lot.

Jerry Jambazian, Temple City business owner, shared that he would like City Council to consider converting the lot into a senior center.

Hearing no additional requests to speak, Mayor Chavez closed public comments.

City Council made final comments regarding the re-use concepts of the property.

Mayor Chavez asked City Manager Cook to look further into potential mitigating features for traffic and pedestrian safety at the intersection of Sultana Avenue and Las Tunas Drive, and the northern entrance and exit of the property.

Mayor Pro Tem Yu made a motion to proceed with Concept 4 and prepare an RFP for design services for Council consideration on the re-use of the city's property at 9050 Las Tunas Drive. Seconded by Councilmember Man, and approved by the following votes:

AYES:	Councilmember – Chen, Man, Sternquist, Yu, Chavez
NOES:	Councilmember – None
ABSTAINED:	Councilmember – None
ABSENT:	Councilmember – None

11. UPDATE FROM CITY MANAGER

Shared that the homeless count will be on Wednesday at 6pm with volunteers meeting at the City's Emergency Operation Center. Announced the closure of Las Tunas Drive for the Camellia Festival beginning tomorrow, Wednesday at 6am and that State of the City Address will be on Tuesday February 25, at the Historical Society Woman's club. He also announced that the upcoming Neighborhood Watch meeting will be held at the Temple City Highschool Senate Room on Thursday at 5:30 pm.

12. UPDATE FROM CITY ATTORNEY – None.

13. COUNCIL REPORTS REGARDING AD HOC OR STANDING COMMITTEE MEETINGS

A. SCHOOL DISTRICT/CITY STANDING COMMITTEE
(Councilmember Man and Mayor Chavez) – Formed 1/3/2012

No report.

B. AUDIT STANDING COMMITTEE
(Mayor Pro Tem Yu and Mayor Chavez) – Formed 7/15/2014

No report.

C. FACILITIES, PUBLIC WORKS, AND INFRASTRUCTURE STANDING COMMITTEE
(Councilmember Man and Mayor Pro Tem Yu) – Formed 4/4/2017

No report.

D. CITY BASED HOMELESS PLAN STANDING COMMITTEE
(Councilmember Sternquist and Mayor Chavez) – Formed 3/16/21

No report.

E. FUTURE DEVELOPMENT OF CITY PROPERTY AT 9050 LAS TUNAS DRIVE AD HOC COMMITTEE
(Councilmember Sternquist and Councilmember Man) – Formed 5/17/22

No report.

F. LAS TUNAS DRIVE STREETSCAPE AD HOC COMMITTEE
(Councilmember Chen and Mayor Pro Tem Yu) – Formed 5/16/23

No report.

G. FUTURE DEVELOPMENT OF CITY PROPERTY AT 5003 SERENO DRIVE AD HOC COMMITTEE
(Councilmember Sternquist and Mayor Chavez) – Formed 11/6/22

Councilmember Man and Councilmember Sternquist reported on the Live oak Park Playground Signage Ad Hoc. Councilmember Man shared that the Ad Hoc met with Parks and Recreation Director Matsumoto and SWA Landscape consultant regarding signage for the Live Oak Park Playground and asked the consultant for additional designs for further consideration prior to bringing options back to City Council.

14. COUNCIL ITEMS SEPARATE FROM THE CITY MANAGER'S REGULAR AGENDA

A. COUNCILMEMBER CHEN – Reported he attended a Clean Power Alliance meeting and shared they are looking into a second round of their Power Ready Program for clean energy as alternatives for power generator.

B. COUNCILMEMBER MAN – Shared he is looking forward to Camellias Festival this weekend and commended city staff on the work they did during the rain last week. He also announced that the Temple City Chamber of Commerce will host the State of Public Safety on February 28 at the Grand Harbor Restaurant.

C. COUNCILMEMBER STERNQUIST – Asked City Manager Cook for additional information regarding an appreciation gathering for city staff and shared that Hyundai electric vehicle drivers will be able to receive Tesla charging adaptors.

D. MAYOR PRO TEM YU – Thanked City Manager Cook and staff for the work they did during the rainstorm last week and is looking forward to State of the City Address.

E. MAYOR CHAVEZ – Shared he attended a Eagle Scouts promotion event and the Good News Los Angeles Church Lantern Festival. He shared that First Methodist Church welcomed a new Pastor, Pastor Nelson. He announced the Little League opening will be Friday night at 5:30 and Temple City National American will open March 1st at 10pm. He extended an invitation to the City Council to read to Cleminson School students. He also announced that he will not be present at the next council meeting and expressed appreciation to his fellow Councilmembers for their support during his term as Mayor.

15. ADDITIONAL PUBLIC COMMENTS ON ITEMS NOT LISTED ON THE AGENDA – None

16. ADJOURNMENT

The City Council Regular Meeting was adjourned at 9:41 p.m.

Vincent Yu, Mayor Pro Tem

ATTEST:

Peggy Kuo

Peggy Kuo, City Clerk