



AMENDED AGENDA

REGULAR MEETING CYPRESS CITY COUNCIL

October 13, 2025

5:30 P.M. Closed Session/Workshop

6:00 P.M. General Session

www.cypressca.org

**5275 Orange Avenue
Cypress, California**

Interested in speaking to the City Council? Information about participating in the City Council meeting appears at the end of the agenda.

CALL TO ORDER

5:30 P.M.

Executvue Board Room

ROLL CALL

Cypress City Council, also acting as the Ex-Officio Governing Board of Directors of the Cypress Recreation and Park District

Mayor David Burke

Mayor Pro Tem Leo Medrano

Council Member Kyle Chang

Council Member Bonnie Peat

ORAL COMMUNICATIONS ON AGENDA ITEMS (Three minutes per speaker. The City Council may adjust the time allotted per speaker.)

The public may address the City Council on agenda items prior to any action taken. Although Council Members may provide brief responses, the City Council may not engage in a discussion with members of the public during the meeting. Please complete a Speaker's Card to address the City Council in-person. Please follow the instructions at the end of the agenda and wait for the Mayor/City Clerk to call on you to address the City Council virtually. Speakers providing in-person comments will be called first. Members of the public are encouraged to communicate with the City Council via email at citycouncil@cypressca.org or by calling 714-229-6699.

CLOSED SESSION:

CONFERENCE WITH LEGAL COUNSEL--EXISTING LITIGATION

Pursuant to paragraph (1) of subdivision (d) of Government Code Section 54956.9

Name of case: Frances Marquez v. City of Cypress (U.S.D.C., Southern Div. Case No.

8:24-CV-01835-ODW (JDEx)

RECONVENE

6:00 P.M.

Executive Board Room

ROLL CALL

Cypress City Council, also acting as the Ex-Officio Governing Board of Directors of the Cypress Recreation and Park District

Mayor David Burke

Mayor Pro Tem Leo Medrano

Council Member Kyle Chang

Council Member Bonnie Peat

INVOCATION Pastor Mike McKay of Cypress Neighborhood Church

PLEDGE OF ALLEGIANCE

PRESENTATIONS

- Recognition of Cypress University Small Business Graduates
- Orange County Mosquito and Vector Control District Presentation

ORAL COMMUNICATIONS ON AGENDA ITEMS (Three minutes per speaker. The City Council may adjust the time allotted per speaker.)

The public may address the City Council on agenda items prior to any action taken. Although Council Members may provide brief responses, the City Council may not engage in a discussion with members of the public during the meeting. Please complete a Speaker's Card to address the City Council in-person. Please follow the instructions at the end of the agenda and wait for the Mayor/City Clerk to call on you to address the City Council virtually. Speakers providing in-person comments will be called first. Members of the public are encouraged to communicate with the City Council via email at citycouncil@cypressca.org or by calling 714-229-6699.

CONSENT CALENDAR

All matters listed on the Consent Calendar are to be approved with one motion unless a Council Member requests separate action on a specific item. Council Members voting no or abstaining on a Consent Calendar item may do so without removing the item from the Consent Calendar.

1. **Introduce and/or Adopt All Ordinances and Resolutions Presented for Consideration by Title Only and to Waive Further Reading**
2. **Approve Minutes - Meetings of September 8 and 22, 2025**
Prepared by: Lisa A. Berglund, Interim City Clerk
Recommendation: Approve as submitted.

3. Appointment of Interim City Clerk

Prepared by: Sean Joyce, Interim City Manager

Recommendation: Approve appointment of Lisa A. Berglund as Interim City Clerk.

4. Second Reading and Adopt an Ordinance Updating the Municipal Code Relating to the City Council Decorum Rules and Code of Ethics

Prepared by: Lisa Berglund, Interim City Clerk

Recommendation: Conduct the second reading and adopt an Ordinance amending Municipal Code Sections 2-2.15 and 2-2.22 relating to the City Council decorum rules and code of ethics.

5. Second Reading and Adopt an Ordinance Updating the Order of Business at City Council Meetings to Allow for Changes to Oral Communications Structure

Prepared by: Lisa A. Berglund, Interim City Clerk

Recommendation: Conduct the second reading and adopt an Ordinance amending section 2-2.9 of the Cypress Municipal Code relating to the Order of Business at City Council meetings to allow for City Council-directed changes to Oral Communications.

6. Approve Continuing Appropriations, Revenues and Transfers from FY 2024-25 to FY 2025-26

Prepared by: Matt Burton, Director of Finance and Administrative Services

Recommendation:

1. Authorize the appropriation of \$2,848,373 in FY 2025-26 for the carryover of continuing appropriations from FY 2024-25, as detailed in Attachment A; and

2. Authorize the appropriation of \$3,515,251 in FY 2025-26 for the carryover of encumbrances on June 30, 2025, as detailed in Attachment B; and

3. Authorize the continuation of operating transfers totaling \$3,073,889 and estimated grant revenue totaling \$584,968 from FY 2024-25 to FY 2025-26, as detailed in Attachment C to support carryover appropriations.

7. Approve Cypress Recreation and Park District Continuing Appropriations from FY 2024-25 to FY 2025-26

Prepared By: Matt Burton, Director of Finance and Administrative Services

Recommendation:

1. Appropriate \$1,693,416 in FY 2025-26 for items encumbered at June 30, 2025 as detailed in Attachment A; and
2. Appropriate \$1,237,810 in FY 2025-26 for the carryover of continuing appropriations as detailed in Attachment A; and
3. Approve a \$415,878 increase to estimated revenues in FY 2025-26 for the funding of carryover capital projects as detailed in Attachment A; and
4. Approve a \$20,503 increase to transfers in FY 2025-26 for the funding of carryover capital outlay purchases as detailed in Attachment A.

8. Second Reading of an Ordinance Repealing and Replacing Portions of Chapter 17 of the Cypress Municipal Code Relating to Smoking Regulations

Prepared by: Alicia Velasco, Director of Planning

Recommendation: Conduct the second reading and adopt an Ordinance repealing and replacing portions of Chapter 17 of the Cypress Municipal Code relating to smoking regulations.

9. Approve First Reading of Ordinances Adopting the 2025 Model Building, Electrical, Plumbing, and Fire Codes, with City Amendments.

Prepared by: Nick Mangalakiri, Director of Public Works

Recommendation: Approve the first reading, by titles only, of Ordinances adopting the 2025 model Building, Electrical, Plumbing, and Fire Codes, with City amendments.

10. Receive and File the Cypress Recreation and Community Services Foundation Annual Report

Prepared by: Jeff Draper, Director of Recreation

Recommendation: Receive and file the Recreation and Community Services Foundation Annual Report for the Fiscal Year ended June 30, 2025.

NEW BUSINESS

11. Filling Vacancy Created by Council Member's Resignation of At-Large Position

Prepared by: Sean Joyce, Interim City Manager

Recommendation: Select approach among the two options for filling the vacancy on the City Council. If option two is selected, the City Council is asked to: a) approve the proposed schedule; b) determine written material to be required of residents expressing interest in filling the vacancy, c) determine the structure of the public "interview" or presentation that will be used to screen the respective candidates; and d) direct staff to make immediate arrangements to widely publicize the opportunity to residents.

ITEMS REMOVED FROM CONSENT CALENDAR

CONTINUED ITEMS

ITEMS FROM CITY COUNCIL MEMBERS

ORAL COMMUNICATIONS (Three minutes per speaker. The City Council may adjust the time allotted per speaker.)

The public may address the City Council on any item within the subject matter jurisdiction of the City Council. Although Council Members may provide brief responses, the City Council may not discuss nor take action on items that are not on the agenda. Please complete a Speaker's Card to address the City Council in-person. Members of the public are encouraged to communicate with the City Council via email at citycouncil@cypressca.org or by calling 714-229-6699.

COUNCIL MEMBER REPORTS FROM CITY-AFFILIATED BOARDS AND COMMITTEES AND REMARKS

COUNCIL MEMBER ITEMS FOR FUTURE CONSIDERATION

CITY MANAGER REMARKS

ADJOURNMENT

The next meeting will be an adjourned Regular Meeting, to be held on Monday, October 27, beginning at 5:30 p.m. in the Executive Board Room.

Council Members and the public should promptly exit the meeting room following adjournment.

I, Lisa Berglund, Interim City Clerk, hereby certify under penalty of perjury under the laws of the State of California, that the foregoing Agenda was posted on the City Hall bulletin board and City website not less than 72 hours prior to the meeting. Dated October 8, 2025.

PUBLIC PARTICIPATION

Members of the public can participate in the City Council meeting in the following ways:

1. Attend In-Person. First-come, first-served seating is available. All attendees must be free of any symptoms associated with contagious illnesses.
2. Attend Virtually via Webinar. Follow this link:
<https://attendee.gotowebinar.com/register/6879972359984787799>. Advanced registration is recommended.

The public may address the City Council virtually during Oral Communications on Agenda Items and Public Hearings. Virtual participants must click the 'hand raise' button prior to the end of the first in-person speaker to indicate they wish to address the City Council. Upon clicking the 'hand raise' button, please unmute your microphone and wait for the Mayor/City Clerk to call on you.



= Hand Raise



= Unmute

3. Submit Public Comments Prior to the Meeting. The public may submit comments via email to cityclerk@cypressca.org. Comments submitted by 3:00 p.m. on the day of the meeting will be added to the meeting record.
4. Watch the Meeting. The City Council meeting can be viewed on Spectrum Cable Channel 36 or on the City's website at www.cypressca.org/watchlive.
5. Listen to the Meeting. Listen-only teleconferencing is available by calling 1 (914) 614-3221 and entering Access Code 750-661-534. No registration or audio pin is necessary.

INVOCATION POLICY

The City Council does not endorse the content of the invocation and does not endorse the invitational speaker's particular faith, belief and/or religious denomination. The City Council has an established neutral policy for selecting and scheduling invitational speakers. The City Council's policy on invocations is available from the City Clerk.

AMERICANS WITH DISABILITIES ACT

In compliance with the Americans With Disabilities Act, if you need special assistance to participate in this meeting, you should contact the City Clerk at (714) 229-6685 at least 72 hours prior to the meeting to enable the City to make reasonable arrangements to assure accessibility to this meeting.



CITY OF CYPRESS
CITY COUNCIL REPORT

City Council Regular

2.

FROM: Lisa Berglund, Interim City Clerk

DATE: 10/13/2025

SUBJECT: Approve Minutes - Meetings of September 8 and 22, 2025

RECOMMENDATION

Approve as submitted.

BUDGET IMPACT

LEGAL REVIEW

APPROVED BY: Sean Joyce, Interim City Manager

Attachments

Minutes Sept 8

Sept. 22

REGULAR MEETING
CYPRESS CITY COUNCIL
September 8, 2025
5:00 P.M. – Closed Session
6:00 P.M. – General Session

A regular meeting of the Cypress City Council was called to order at 5:00 p.m. by Mayor Burke in the Council Chambers, 5275 Orange Avenue, Cypress, California.

ROLL CALL

Cypress City Council, also acting as the Ex-Officio Governing Board of Directors of the Cypress Recreation and Park District

Mayor David Burke
Mayor Pro Tem Leo Medrano
Council Member Kyle Chang
Council Member Scott Minikus
Council Member Bonnie Peat

STAFF PRESENT

City Attorney Fred Galante
City Clerk Alisha Farnell
Director of Finance and Administrative Services Matt Burton
Human Resources Manager Regina Nguyen

ORAL COMMUNICATION ON CLOSED SESSION / WORKSHOP ITEMS

None.

CLOSED SESSION

The City Attorney announced the following closed session items:

PUBLIC EMPLOYEE APPOINTMENT
Pursuant to Government Code Section 54957
Title: City Manager

Mayor Burke recessed the meeting at 5:01 p.m.

RECONVENE

Mayor Burke reconvened the meeting at 6:00 p.m.

ROLL CALL

Mayor David Burke
Mayor Pro Tem Leo Medrano

Council Member Kyle Chang
Council Member Scott Minikus
Council Member Bonnie Peat

STAFF PRESENT

City Attorney Fred Galante
Director of Finance and Administrative Services Matt Burton
Director of Recreation and Community Services Jeff Draper
Planning Director Alicia Velasco
Chief of Police Mark Lauderback
Director of Public Works Nick Mangkalakiri
City Clerk Alisha Farnell
Traffic Engineer Dave Roseman
Human Resources Manager Regina Nguyen
Police Captain Chris Revere
Police Captain Scott Ausmus
Deputy City Clerk Christina Dizol

INVOCATION Fr. Mark Cruz, St. Irenaeus Church, led the Invocation.

PLEDGE OF ALLEGIANCE Mayor David Burke led the Pledge of Allegiance.

REPORT OF CLOSED SESSION / WORKSHOP

The City Attorney stated that the City Council met in Closed Session and held a discussion on the single item listed on the Closed Session agenda namely, Public Employee Appointment, title City Manager, he reported the City Council held a discussion, provided direction and no further reportable action was taken.

PRESENTATIONS

Council member Peat provided a presentation on Cypress Champions Baseball 25th Recognition.

ORAL COMMUNICATIONS ON AGENDA ITEMS

Brooke Nafarrete, Cypress, spoke in support of Agenda Item No. 12.

Marilyn Reames, Cypress, spoke in support of Agenda item No. 12, 10, and 11.

CONSENT CALENDAR

All matters listed on the Consent Calendar are to be approved with one motion unless a Council Member requests separate action on a specific item.

Council Member Peat commented on Agenda Item No. 6 and 7.

City Council asked questions of the staff.

City Council discussion ensued.

A motion was made by Council Member Minikus, and seconded by Council Member Chang, to approve Consent Calendar items No. 1 through 8.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Item No. 1: Approve Minutes - Meeting of July 14, July 30, and August 11, 2025

Recommendation: Approve as submitted.

Item No. 2: Introduce and/or Adopt All Ordinances and Resolutions Presented for Consideration by Title Only and to Waive Further Reading

Item No. 3: Proclaim the Month of September 2025 as Hunger Action Month

Recommendation: Proclaim the month of September 2025 as Hunger Action Month.

Item No. 4: Approve a Revision to the Boards, Commissions and Committees Policy Manual and Appoint Two Traffic Commissioners

Recommendation:

1. Adopt a Resolution approving the twelfth revision to the Boards, Commissions and Committees Policy Manual; and
2. Appoint Blaze Bhence and Duane Summers to the Traffic Commission.

Item No. 5: Postpone the City Council Strategic Plan Update Scheduled for October 1, 2025

Recommendation:

1. Approve the postponement of the City Council Strategic Plan update scheduled for October 1, 2025; and
2. Authorize the Interim City Manager to work with the City Council and Strategic Planning Session Facilitator to determine a revised date for the update to be held.

Item No. 6: Approve Plans and Specifications and Award Contracts for Senior Center Exterior Doors Replacement, Project 396

Recommendation:

1. Approve Plans and Specifications for Senior Center Exterior Doors Replacement, Project 396; and
2. Award a contract to Genesis Builders, Inc. for \$232,200, and authorize a contingency of \$34,900; and
3. Approve a Task Order for Construction Inspection Services to FCG Consultants, Inc., for \$9,136.80, and authorize a contingency of \$1,400; and
4. Appropriate an additional \$143,437 in the Recreation and Park District General Fund for the Senior Center Exterior Doors Replacement, Project 396.

Item No. 7: Approve Plans and Specifications and Award Contracts for City Hall East Wing HVAC Replacement, Project 379

Recommendation:

1. Approve Plans and Specifications for City Hall East Wing HVAC Replacement, Project 379; and
2. Award a contract to AireMasters Air Conditioning for \$721,000, and authorize a contingency of \$108,500; and
3. Approve a Task Order for Construction Inspection Services to FCG Consultants, Inc., for \$80,075.16, and authorize a contingency of \$12,500; and
4. Appropriate an additional \$257,076 in the Capital Projects Fund for the City Hall East Wing HVAC Replacement, Project 379; and
5. Transfer \$257,076 from the Infrastructure Reserve Fund to the Capital Projects Fund for Project 379.

Item No. 8: Approve the Purchase and Upfitting of Seven Replacement Police Vehicles

Recommendation:

1. Approve the purchase and upfitting of seven replacement police vehicles for \$648,847 from National Auto Fleet Group; and
2. Authorize an appropriation increase in the amount of \$47,847 in the City's Capital Replacement Fund for the purchase of the vehicles.

PUBLIC HEARINGS

Item No. 9: Establish a Residential Parking Permit District North and West of Lexington Junior High School

Mayor Buke asked Council Members to disclose any communication with anyone relevant to the item.

Mayor Burke asked questions of the City Attorney.

The City Attorney provided procedural guidance.

Mayor Burke disclosed communication with a number of residents who live in the area over the years.

Traffic Engineer Dave Roseman provided a report on this item.

City Council asked questions of the Traffic Engineer.

City Council discussion ensued.

Mayor Burke opened the Public Hearing and invited members of the public to speak on this item.

Bill Wostenberg, Cypress, spoke in support of the item.

Paul Kokinos, Cypress, spoke in support of the item.

No further public comments were made.

Mayor Burke closed the Public Hearing.

City Council discussion ensued.

Council Member Peat asked questions of the Traffic Engineer.

City Council discussion continued.

Mayor Burke asked questions of the City Attorney.

The City Attorney provided procedural guidance.

A motion was made by Mayor Burke, and seconded by Mayor Pro Tem Medrano, to establish a residential parking permit district north and west of Lexington Junior High School.

The motion was unanimously carried by the following roll call vote:

AYES: 5	COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0	COUNCIL MEMBERS: None
ABSENT: 0	COUNCIL MEMBERS: None

NEW BUSINESS

Item No. 10: Amendment to Schedule of Benefits for Executive Management Employees

The City Attorney provided a report on this item.

Mayor Burke commented on the item.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to approve the Resolution as written.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

RESOLUTION NO. 7034

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
AND ACTING AS EX OFFICIO GOVERNING BOARD OF DIRECTORS
OF THE CYPRESS RECREATION AND PARK DISTRICT AMENDING
SCHEDULE OF BENEFITS FOR EXECUTIVE MANAGEMENT
EMPLOYEES TEMPORARILY APPOINTED TO ACTING CITY
MANAGER ASSIGNMENT

Item No. 11: Consideration of Appointment of Retired Annuitant Sean Joyce as Interim City Manager and Approval of Employment Agreement.

The City Attorney provided a report on this item.

City Council asked questions of the City Attorney.

City Council spoke regarding their interaction with the new Interim City Manager.

City Council discussion ensued.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to appoint Retired Annuitant Sean Joyce as Interim City Manager and approval of employment agreement.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

ITEMS REMOVED FROM CONSENT CALENDAR

None.

ITEMS FROM CITY COUNCIL MEMBERS

Item No. 12: Approve Additional Direct Funding and Waiver of Fees for the Cypress Community Festival Association.

The Ad Hoc subcommittee, Mayor Burke and Council Member Peat provided a report on this item.

Council Member Chang asked questions of Mayor Burke and Council Member Peat.

City Council discussion ensued.

A motion was made by Mayor Burke, and seconded by Mayor Pro Tem Medrano, to approve additional direct funding and waiver of fees for the Cypress Community Festival Association.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

ORAL COMMUNICATIONS

Susan Stanley, Cypress, spoke regarding differences in intersections while serving as a crossing guard.

Pearl Boelter, Cypress, spoke regarding Mayor Burke's comments in an article and at prior meeting.

Linda Stock, Cypress, spoke regarding comments made at prior meeting by Council Member Minikus.

Robin Itzler, Cypress, spoke regarding comments made at prior meeting by Mayor Burke and interaction with Mayor Burke while handing out flyers.

Brooke Nafarrate, Cypress, spoke regarding resignation of former City Manager.

Anne Mallari, Cypress, spoke regarding the financial agreement between former City Manager Grant and the City.

Brittney Cook, Cypress, spoke regarding Agenda Item No. 12.

Marilyn Reames, Cypress, spoke regarding respectful dialogue and conduct and City Council norms and civility principles.

COUNCIL MEMBER REPORTS FROM CITY-AFFILIATED BOARDS AND COMMITTEES AND REMARKS

Council Member Minikus:

Read correspondence received by a resident that remained anonymous.

A discussion ensued between Mayor Burke and Council Member Minikus.

Council Member Minikus continued his comments.

The City Attorney advised provided procedural guidance and read Municipal 2-2.15.

A discussion continued between Mayor Burke and The City Attorney.

Council Member Minikus continued his comments.

Council Member Peat:

Spoke regarding meeting the new Interim City Manager. Interviewed with the new City Auditors. Attended a Woman's Conference sponsored by North Orange County College Organization.

Spoke regarding statements made by Mayor Burke on August 25, 2025, City Council Meeting.

Council Member Chang:

Thanked Council Members, Staff and public for attending tonight's City Council Meeting.

Mayor Pro Tem Medrano:

Spoke in agreement with Council Member Chang's comments.

Mayor Burke:

Attended League of California Cities Orange County Division Meeting. Announced that "Mingle with the Mayor" event being rescheduled. Expressed appreciation to Public Works Director and staff for addressing overgrown vegetation on city medians, noting a new contractor is in place. Reported progress on addressing illegal dumping along Sumner Place.

COUNCIL MEMBER ITEMS FOR FUTURE CONSIDERATION

Mayor Pro Tem Medrano requested to agendaize adopting a simplified civility code to be added to the September 22, 2025 agenda.

Council Member Minikus intervened and commented on Mayor Pro Tem Medrano statement.

The City Attorney provided procedural guidance.

Mayor Burke supported the item. City Council discussion ensued.

Council Member Peat requested to agendize a Resolution opposing Proposition 50 for the September 22, 2025, City Council meeting. Council Member Minikus supported the item.

CITY MANAGER REMARKS

Delivered closing remarks on concluding Acting City Manager assignment. Expressed gratitude to the City Council for the opportunity. Shared appreciation for the experience and noted anticipation of returning to the regular council seat next council meeting. Committed to assisting Interim City Manager in the coming months to ensure a smooth transition in city leadership.

The City Attorney had no remarks to report.

**ADJOURNMENT – IN MEMORY OF LOS ANGELES COUNTY SHERIFF DETECTIVES
JOSHUA KELLEY-EKLUND, VICTOR LEMUS, AND WILLIAM OSBORN**

Mayor Burke adjourned the Regular Meeting at 8:11 p.m. to a Regular Meeting, to be held on Monday, September 22, 2025, beginning at 5:30 p.m. in the Executive Board Room.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

REGULAR MEETING
CYPRESS CITY COUNCIL
September 22, 2025
5:30 P.M. – Closed Session
6:00 P.M. – General Session

A regular meeting of the Cypress City Council was called to order at 5:30 p.m. by Mayor Burke in the Council Chambers, 5275 Orange Avenue, Cypress, California.

ROLL CALL

Cypress City Council, also acting as the Ex-Officio Governing Board of Directors of the Cypress Recreation and Park District

Mayor David Burke
Mayor Pro Tem Leo Medrano
Council Member Kyle Chang
Council Member Scott Minikus
Council Member Bonnie Peat

STAFF PRESENT

Interim City Manager Sean Joyce
City Attorney William Wynder
City Clerk Alisha Farnell
Director of Finance and Administrative Services Matt Burton
Human Resources Manager Regina Nguyen

ORAL COMMUNICATION ON CLOSED SESSION / WORKSHOP ITEMS

None.

CLOSED SESSION

The City Attorney announced the following closed session items:

PUBLIC EMPLOYEE APPOINTMENT
Pursuant to Government Code Section 54957
Title: City Clerk

Mayor Burke recessed the meeting at 5:31 p.m.

RECONVENE

Mayor Burke reconvened the meeting at 6:00 p.m.

ROLL CALL

Mayor David Burke

Mayor Pro Tem Leo Medrano
Council Member Kyle Chang
Council Member Scott Minikus
Council Member Bonnie Peat

STAFF PRESENT

Interim City Manager Sean Joyce
Acting City Attorney William Wynder
Director of Finance and Administrative Services Matt Burton
Director of Recreation and Community Services Jeff Draper
Planning Director Alicia Velasco
Chief of Police Mark Lauderback
Director of Public Works Nick Mangkalakiri
City Clerk Alisha Farnell
I.T. Manager Adrian Smith
Human Resources Manager Regina Nguyen
Police Captain Scott Ausmus

INVOCATION Pastor Nader Hana, King of the Nations Church, led the Invocation.

PLEDGE OF ALLEGIANCE Council Member Chang led the Pledge of Allegiance.

REPORT OF CLOSED SESSION / WORKSHOP

The City Attorney stated that the City Council met in Closed Session pursuant to government code section 54957 and held a discussion on the single item listed on the Closed Session agenda namely, Public Employee Appointment, title City Clerk, he reported the City staff made a presentation and recommended authorization to seek a candidate that would be brought back at a future Council Meeting as the Interim City Clerk or Full Time City Clerk. The City Council unanimously authorized the Interim City Manager to conduct recruitment and return at a future Council Meeting with a recommendation to be ratified by the Council.

PRESENTATIONS

Orange County Supervisor, Janet Nguyen, provided an update on the County of Orange.

The City Council recognized Cypress resident and U.S. Army Veteran Nelson Brindle.

The City Council recognized outgoing of Cypress staff member, City Clerk, Alisha Farnell.

The City Council recognized the Cypress Girls Softball 10u Blue All-Star Team.

The City Council introduced incoming Commissioners, and the City Clerk administered the Loyalty Oath and presented Certificates of Appointment to newly appointed Commissioners.

The City Council presented a Fire Prevention Week Proclamation to Orange County Fire Authority Division Chief Steve Matt Sheets.

ORAL COMMUNICATIONS ON AGENDA ITEMS

Harumi Lucak, Cypress, spoke regarding Agenda Item No. 3.

Beth Culver, Cypress, spoke regarding Agenda Item No. 19.

Jose Trinidad Castaneda, Fullerton, spoke regarding Agenda Item No. 15,16,17,18,19.

Cheryl Bhence, Cypress, spoke regarding Agenda Item No. 19.

Glenn Button, Cypress, spoke regarding Agenda Item No. 19,16.

Brooke Nafarrette, Cypress, spoke regarding Agenda Item 18.

Marilyn Reames, Cypress, spoke regarding Agenda Item No. 15,17,18, and 19.

Pearl Boelter, Cypress, spoke regarding Agenda Item No. 19.

Linda Stock, Cypress, spoke regarding Agenda Item No. 19.

Katie Shapiro, Cypress, spoke regarding No. 18

Anne Mallari, Cypress, spoke regarding Agenda Item No. 18, 19.

Edwin Kraemer, Cypress, spoke regarding Agenda Item No. 16, 17, 19.

Malini Nagpal, Cypress, spoke regarding Agenda Item No. 17,18,19.

Kelly K, Cypress, spoke regarding Agenda Item No. 19, 15, 18.

Mayor Pro Tem Medrano addressed a comment that was made during oral communication on Agenda Item.

CONSENT CALENDAR

All matters listed on the Consent Calendar are to be approved with one motion unless a Council Member requests separate action on a specific item.

Council Member Minikus stated that Agenda Item No. 12, the Warrant Register, includes electronic fund transfer No. 17856 for \$341.78 as reimbursement for medical coverage he is entitled to receive as a CalPERS annuitant. He indicated that in voting for any motion to approve the Warrants Register, he would not be voting on electronic fund transfers No. 17856 for the reason disclosed.

Mayor Burke asked questions of the Director of Recreation on Agenda Item No. 3.

A motion was made by Mayor Burke, and seconded by Council Member Scott Minikus, to approve Consent Calendar items No. 1 through 12.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Item No. 1: Introduce and/or Adopt All Ordinances and Resolutions Presented for Consideration by Title Only and to Waive Further Reading

Item No. 2: Proclaim the Week of October 5-11, 2025 as Fire Prevention Week

Recommendation: Proclaim the week of October 5-11, 2025 as Fire Prevention Week.

Item No. 3: Receive an Update on the Strategic Plan Six-Month Objectives

Recommendation: Receive an update on the Strategic Plan six-month objectives.

Item No. 4: Adopt a Resolution approving the California State-Subdivision Agreement Regarding Distribution and Use of Settlement Funds with Eight Opioid Manufacturers

Recommendation: Adopt a Resolution authorizing the City to enter into Settlement Agreements with eight opioid manufacturers (Alvogen, Amneal, Apotex, Hikma, Indivior, Mylad, Sun and Zydus) to resolve lawsuits accusing opioid manufacturers of mishandling opioid pain drugs, agree to the terms of the related State-Subdivision Agreement, and authorize entry into the related State-Subdivision Agreement with the Attorney General.

RESOLUTION NO. 7035

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CYPRESS
AUTHORIZING THE CITY'S PARTICIPATION IN THE PROPOSED
SETTLEMENT OF OPIOID-RELATED CLAIMS AGAINST SECONDARY
MANUFACTURERS, AGREE TO THE TERMS OF THE RELATED STATE-
SUBDIVISION AGREEMENT, AND AUTHORIZE ENTRY INTO THE
RELATED STATE-SUBDIVISION AGREEMENT AND OTHER NECESSARY
DOCUMENTS WITH THE ATTORNEY GENERAL

Item No. 5: Accept the Residential Street Resurfacing, Project 376

Recommendation:

1. Accept the Residential Street Resurfacing, Project 376, in the amount of \$1,797,543.94 and approve the final payment of \$89,877.20 to All American Asphalt; and
2. Authorize the City Engineer to file a Notice of Completion with the County Recorder.

Item No. 6: Approve an Increase to a Task Order with LSA for an Environmental Impact Report for a Vesting Tentative Tract Map at Los Alamitos Race Course

Recommendation: Increase the task order with LSA for preparation of an Environmental Impact Report to \$255,000 and authorize a contingency of \$25,500.

Item No. 7: Accept Office of Traffic Safety DUI Traffic Enforcement Grant

Recommendation:

1. Accept the FY 2025-26 Office of Traffic Safety DUI/Traffic Enforcement grant; and
2. Increase estimated revenues by \$95,000 in the General Fund Grants Fund; and
3. Appropriate \$95,000 in the General Fund Grants Fund for overtime, travel and dispatch services; and
4. Authorize the City Manager to sign all documents related to the Grant.

Item No. 8: Assignment of the Agreement to Provide Senior Transportation Services

Recommendation: Approve the assignment of the agreement to provide senior transportation services from Cabco Yellow, Inc. dba California Yellow Cab to OCY Management, LLC, effective June 1, 2025.

Item No. 9: Adopt Resolutions Establishing Benefits for Executive Management and Mid-Management Employees

Recommendation:

1. Adopt a Resolution establishing the Schedule of Benefits for Executive Management employees; and
2. Adopt a Resolution establishing the Schedule of Benefits for Mid-Management employees.

RESOLUTION NO. 7036

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
AND ACTING AS EX OFFICIO GOVERNING BOARD OF DIRECTORS
OF THE CYPRESS RECREATION AND PARK DISTRICT AMENDING
RESOLUTION NO. 7034 ESTABLISHING BENEFITS FOR
EXECUTIVE MANAGEMENT EMPLOYEES.

RESOLUTION NO. 7037

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
AND ACTING AS EX OFFICIO GOVERNING BOARD OF DIRECTORS
OF THE CYPRESS RECREATION AND PARK DISTRICT AMENDING

RESOLUTION NO. 7007 ESTABLISHING BENEFITS FOR
MID-MANAGEMENT EMPLOYEES.

Item No. 10: Approve Supplemental Appropriations and Increases to Estimated Revenues and Transfers for FY 2024-25

Recommendation:

1. Approve FY 2024-25 supplemental appropriations of \$479,950 and increase estimated revenues by \$417,950 for the City; and
2. Approve FY 2024-25 supplemental appropriations of \$38,700 for the Cypress Recreation and Park District; and
3. Approve an \$8,166 transfer from the District's Park Development Fund to the General Fund; and
4. Approve an \$8,166 payment to the City's Infrastructure fund to apply against the outstanding Repayment Agreement and Promissory Note between the City and Park District for the construction of Lexington Park.

Item No. 11: Receive and File the Investment Report for the Month Ended August 31, 2025

Recommendation: Receive and file the attached investment report.

Item No. 12: Receive and File Register of Warrants, Transfers, and Wires Issued for the Period of August 9, 2025 through September 5, 2025

Recommendation: Receive and file the attached payment register summarized below for the period of August 9, 2025 through September 5, 2025:

- Electronic Funds Transfers 17819 through 17881
- Warrants 68600 through 68820
- Payroll Transfers W1563 through W1564

NEW BUSINESS

Item No. 13: Approve Updates to the Contribution Policy for Non-Profit Organizations

The Director of Recreation provided a report on this item.

Council Member Minikus commented on the item.

City Council discussion ensued.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to approve the reporting requirements and postpone the remainder of the policy changes for the Contribution Policy for Non-Profit Organizations to a later date.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Item No. 14: Receive Logo Survey Results and Select a City Logo

The City Clerk provided a report on this item.

Ariana Barrios, Owner of Communications Lab, provided a presentation on the item.

City Council asked questions of Ariana Barrios.

City Council discussion ensued.

A motion was made by Mayor Burke, and seconded by Council Member Minikus to have Communications Lab return with different logo options incorporating California.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Council Member Peat spoke regarding the item.

A second motion was made by Mayor Burke, and seconded by Council Member Minikus, to approve refreshed City seal.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Mayor Burke recessed the meeting at 8:27 p.m.

Mayor Burke reconvened the meeting at 8:35 p.m.

Item No. 15: Approve First Reading of an Ordinance Repealing and Replacing Portions of Chapter 17 of the Cypress Municipal Code Relating to Smoking Regulations

The Planning Director provided a report on this item.

City Council asked questions of the Planning Director.
City Council discussion ensued.

The City Clerk read the title of the Ordinance.

A motion was made by Council Member Chang, and seconded by Mayor Burke, to approve first reading of an ordinance and replacing portions of Chapter 17 of the Cypress Municipal Code.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke

NOES: 0 COUNCIL MEMBERS: None

ABSENT: 0 COUNCIL MEMBERS: None

Item No. 16: Identify an Executive Search Firm to Assist with the City Manager Recruitment

The City Attorney provided a report on this item.

Mayor Burke suggested each Council Member identify their top choices for an Executive Search Firm.

The City Council provided their top choices for an Executive Search Firm.

City Council asked questions on the item.

The Acting City Attorney provided procedural guidance.

The Interim City Manager answered Council questions.

City Council discussion continued.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to approve a contract with Ralph Anderson and Associates to assist in the recruitment of a permanent City Manager.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke

NOES: 0 COUNCIL MEMBERS: None

ABSENT: 0 COUNCIL MEMBERS: None

ITEMS REMOVED FROM CONSENT CALENDAR

None.

ITEMS FROM CITY COUNCIL MEMBERS

Item No. 17: Consider the First Reading of an Ordinance Updating the Order of Business at City Council Meetings to Allow for Changes to Oral Communications Structure

Mayor Burke provided a report on this item.

Council Member Chang asked questions of Mayor Burke.

The Acting City Attorney provided procedural guidance.

City Council discussion ensued.

A discussion ensued between Council Member Peat and the City Attorney.

Council Member Peat asked questions of the City Clerk.

City Council discussion continued.

The City Clerk read the title of the Ordinance.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to approve the first reading of an ordinance updating the order of business at City Council Meetings to allow for changes to oral communications structure.

The motion was unanimously carried by the following roll call vote:

AYES:	5	COUNCIL MEMBERS:	Chang, Minikus, Peat, Medrano and Burke
NOES:	0	COUNCIL MEMBERS:	None
ABSENT:	0	COUNCIL MEMBERS:	None

Item No. 18: Consider the First Reading of an Ordinance Relating to the City Council Decorum Rules and Code of Ethics

Mayor Pro Tem Medrano provided a report on this item.

Council Member Peat commented on the item.

Council Member Minikus suggested an amendment to the Ordinance.

The Acting City Attorney provided procedural guidance.

City Council discussion ensued.

The City Clerk read the title of the Ordinance.

A motion was made by Mayor Burke, and seconded by Council Member Chang, to introduce the first reading of an ordinance relating to the order of business at City Council meetings to allow for the City Council directed changes to Oral Communications.

The motion was unanimously carried by the following roll call vote:

AYES: 5 COUNCIL MEMBERS: Chang, Minikus, Peat, Medrano and Burke
NOES: 0 COUNCIL MEMBERS: None
ABSENT: 0 COUNCIL MEMBERS: None

Item No. 19: Consider a Resolution Opposing Proposition 50 on the November 4, 2025 Ballot

Council Member Peat provided a report on this item.

Council Member Minikus spoke on the item.

City Council discussion ensued.

A motion was made by Council Member Peat, and seconded by Council Member Minikus, to consider a Resolution opposing Proposition 50 on November 4, 2025 ballot.

The motion failed by the following roll call vote:

AYES: 2 COUNCIL MEMBERS: Minikus, Peat,
NOES: 1 COUNCIL MEMBERS: Chang,
ABSTAIN: 2 COUNCIL MEMBERS: Medrano, Burke

ORAL COMMUNICATIONS

Pearl Boelter, Cypress, spoke regarding an article in OC Register on 9/14/25 regarding City Manager changes throughout Orange County.

COUNCIL MEMBER REPORTS FROM CITY-AFFILIATED BOARDS AND COMMITTEES AND REMARKS

Council Member Minikus:

Announced retirement from the Cypress City Council effective October 1, 2025, in order to accept a new opportunity with the Department of Homeland Security. Thanked residents, City staff, colleagues, mentors, and the Police Chief for their support and leadership. Expressed appreciation to church family, friends, and loved ones, and reflected on the honor of serving the Cypress community.

Council Member Peat:

Spoke regarding Council Member Scott Minikus' retirement, expressing appreciation for his friendship and service. Reported attending the Chamber Breakfast and completing Basic CERT training. Encouraged community connection and invited Melanie Nagpaul to meet for coffee. Voiced concerns raised by residents that had been expressed during the September 8, 2025 Council meeting and requested the Mayor apologize.

Council Member Minikus spoke regarding the recent assassination of Charlie Kirk, offered condolences to his family and reflected on its impact. Reflected on his faith journey and the impact on his life.

Council Member Chang:

Thanked Council Member Minikus for his service on the Council and wished him the best of luck and safety in his next chapter.

Mayor Pro Tem Medrano:

Echoed Dr. Chang's comments and thanked Council Member Minikus and wished him the best on his next adventure. Reported attending the Orange County Mosquito Vector Control District meeting on September 18 where the Board received an educational presentation on the fire ant program and received an update on the outreach campaigns being conducted. Cypress will be recognized by the Orange County Mosquito and Vector Control District for the City's mosquito awareness campaign. Wished everyone a Happy New Year to those who were home celebrating Rosh Hashanah.

Mayor Burke:

Announced the Orange County Fire Authority Open House Day on Saturday, October 11, from 9 a.m. to noon at Station 17, encouraging residents to attend. Reflected on personal experiences with Council Member Minikus. Recognized Council Member Minikus's deep care for Cypress, the state, and the country, and thanked him for his service while wishing him the best in future endeavors.

COUNCIL MEMBER ITEMS FOR FUTURE CONSIDERATION

None.

CITY MANAGER REMARKS

Thanked staff for their patience during his first week as Interim City Manager and praised the organization as well managed and expressed that he was honored to serve the City of Cypress.

The Acting City Attorney commented on the appointment of Interim City Manager Sean Joyce, noting his prior experience as City Manager of Irvine and assuring the City Council he is well prepared to serve Cypress.

**ADJOURNMENT – IN MEMORY OF LOS ANGELES COUNTY SHERIFF DETECTIVES
JOSHUA KELLEY-EKLUND, VICTOR LEMUS, AND WILLIAM OSBORN**

Mayor Burke adjourned the Regular Meeting at 9:52 p.m. to a Regular Meeting, to be held on Monday, October 13, 2025, beginning at 5:30 p.m. in the Executive Board Room.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

3.

FROM: Sean Joyce, City Manager
DATE: 10/13/2025
SUBJECT: Appointment of Interim City Clerk

RECOMMENDATION

Approve appointment of Lisa A. Berglund as Interim City Clerk.

SUMMARY

Section 500 of the City Charter designates the City Council as the appointing authority of the City Clerk position. The recommended action positions the City Council to appoint an interim City Clerk to serve the City pending the outcome of an ongoing recruitment and selection of the next full-time City Clerk.

DISCUSSION

In the aftermath of the departure of the City's previous City Clerk, Ms. Alisha Farnell, staff has sought the services of an interim City Clerk to serve the City until such time as the City Council appoints Ms. Farnell's permanent successor. Ms. Lisa Berglund has been serving the City since Monday, September 29, 2025, under conditional hiring authority granted to the Interim City Manager. Ms. Berglund has previously served as City Clerk of Lake Forest, Assistant to the City Manager of Lake Forest, Assistant to the City Manager of Carson, and Principal Administrative Analyst of Carson, among other assignments throughout her career. Ms. Berglund is expected to be an applicant for the full-time position.

Meanwhile, HR staff is conducting a recruitment for a full-time City Clerk. Applications will be screened; the City Council will interview candidates deemed most qualified for further consideration and, ultimately, will select the candidate most suitable for appointment by the City Council.

BUDGET IMPACT

Sufficient amounts are included in the General Fund personnel budget to pay for the Interim City Clerk.

LEGAL REVIEW

This item has been reviewed by the City Attorney.

APPROVED BY:

Sean Joyce, Interim City Manager



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

4.

FROM: Fred Galante, City Attorney

DATE: 10/13/2025

SUBJECT: Second Reading and Adopt an Ordinance Updating the Municipal Code Relating to the City Council Decorum Rules and Code of Ethics

RECOMMENDATION

Conduct the second reading and adopt an Ordinance amending Municipal Code Sections 2-2.15 and 2-2.22 relating to the City Council decorum rules and code of ethics.

DISCUSSION

At its September 22 meeting, the City Council approved the first reading, by title only, of an Ordinance amending sections 2-2.15 and 2-2.22 of the Cypress Municipal Code relating to the City Council decorum rules and code of ethics. If approved, the Ordinance will become effective November 13, 2025.

BUDGET IMPACT

None.

LEGAL REVIEW

The City Attorney drafted the attached Ordinance.

APPROVED BY: Sean Joyce, Interim City Manager

Attachments

Ordinance

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
CALIFORNIA, AMENDING SECTIONS 2-2.15 AND 2-2.22 OF THE CYPRESS
MUNICIPAL CODE RELATING TO THE CITY COUNCIL DECORUM RULES AND
CODE OF ETHICS

WHEREAS, the City Council (the "City Council") of the City of Cypress (the "City") is authorized to establish rules of conduct for its proceedings pursuant to Government Code section 36813; and

WHEREAS, the conduct of City Council meetings is governed by Section 2 of the City's Municipal Code and Robert's Rules of Order; and

WHEREAS, Cypress Municipal Code Section 2-2-15 subsection (a) currently provides for limited rules addressing City Council rules of decorum; and

WHEREAS, Cypress Municipal Code Section 2-2.22 currently provides the code of ethics as applied to City Council Members; and

WHEREAS, the City wishes to update and provide more robust decorum and ethics rules guiding City Council meetings in the hope of providing clear standards guiding Council Members' conduct during City Council meetings; and

WHEREAS, by adoption of this Ordinance, the City Council wishes to amend Cypress Municipal Code Sections 2-2.15 and 2-2.22.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF CYPRESS DOES ORDAIN
AS FOLLOWS:

SECTION 1. The City Council hereby specifically finds that all of the facts set forth in the above Recitals are true and correct and incorporated herein as findings of the City Council.

SECTION 2. Subsection 2-2.15(a) of the Cypress Municipal Code is hereby revised as follows (additions in **bold underline**; deletions in **~~bold strikethrough~~**):

"§ 2-2.15 Council meetings—Decorum.

(a) By council members.

(1) Conduct. While the council is in session, the council members must preserve order and decorum, and a council member shall neither by conversation, by the utterance of loud, threatening, profane, **disparaging** or abusive language, or by engaging in any other disorderly conduct at any council meeting, delay or interrupt **the orderly conduct of** council proceedings. A council member's persistence in discussing an agenda item or any other matter before the council after the matter has been called to a vote, shall constitute a violation of this subsection. Council members shall obey the orders of the council or the presiding officer. The following rules shall be obeyed:

(i) Council members shall keep any remarks clear, concise and on-topic.

(ii) When there are differences of opinion, council members shall focus on debating the facts of the situation and avoid personalities. Council members should seek to build on the ideas of others and look for common ground-, **embrace dissent and give open-minded consideration to different viewpoints.**

(iii) Council members shall be prepared at council meetings, including by reading their agendas with enough time to ask questions prior to the council meeting. Every effort will be made to ask questions before the council meeting so that the city manager or the city attorney, as applicable, has ample time to research the question before the council meeting.

(iv) Council members shall base their decisions on the merits and substance of the matter at hand, rather than on unrelated considerations.

(v) Council members shall not interrupt other Council members when they are recognized to speak and shall not applaud, boo or make other sounds or gestures that could have the tendency to disrupt the speaker.

(vi) Council members shall exercise self-control and avoid comments that have a likelihood to degrade respectful Council decorum and deliberations.”

SECTION 3. Section 2-2.22 of the Cypress Municipal Code is hereby revised as follows (additions in **bold underline**):

“§ 2-2.22. Same—Code of ethics.

The following principles shall constitute the Cypress code of ethics, applicable to all council members. Council members, upon the adoption of this ordinance or upon entering office, shall sign a statement affirming they read and understood the code of ethics. In addition, this code of ethics shall be periodically reviewed and updated by the council.

(a) Act in the public interest. Recognizing that stewardship of the public interest must be their primary concern, council members will work for the common good of the community and not for any private or personal interest, and they will assure fair and equal treatment of all persons, claims and transactions coming before the council. To this end, **Council members shall demonstrate teamwork amongst themselves, and their decisions and public statements shall prioritize the public’s interest over their personal or political goals or objectives.**

(b) Comply with the law. Council members shall comply with the laws of the nation, the State of California and the City of Cypress in the performance of their public duties. These laws include, but are not limited to: the United States and California Constitutions; the Charter; the Municipal Code; laws pertaining to conflicts of interest, election campaigns, financial disclosures, employer responsibilities, and open processes of government. Council members shall also comply with all applicable city policies and procedures.

(c) Conduct of council members. The professional and personal conduct of council members must be above reproach and should avoid even the appearance of impropriety. Council members shall refrain from abusive conduct, personal charges or verbal attacks

upon the **actions**, character or motives of other council members, city staff or public, **whether at Council meetings or at all other times when on city facilities**. **Council members shall be courteous and respectful in their statements and consideration of matters before them.**

(d) Respect for process. Council members shall perform their duties in accordance with the processes and rules of order established by the council governing the deliberation of public policy issues, meaningful involvement of the public, and implementation of policy decisions of the council by city staff.

(e) Incompatible employment. No council member shall engage in or accept private employment, or render services for private interests, when such employment or service is incompatible with the proper discharge of his/her official duties or would tend to impair his/her independence of judgment or action in the performance of his/her official duties.

(f) Use of public property. No council member shall request or permit the use of city owned vehicles, equipment, materials or property for personal convenience or profit, except when such services are available to the public generally, and in the same manner as available to the public, or are provided as city policy for the use of such official in the conduct of official business. No official shall use the time of any city employee during working hours for personal purposes.

(g) Contracts with city. Council members shall not have a financial interest in any business transaction, or contract with the city, or in the sale of real estate, materials, supplies or services to the city, except as permitted in the conflict of interest statutes of the state.

(h) Disclosure of interest in legislation. A council member who has a financial or other private interest in any legislation shall disclose on the records of the city council or other appropriate authority the nature and extent of such interest.

(i) Conflict of interest. In order to assure their independence and impartiality on behalf of the common good, council members shall not use their official positions to influence government decisions in which they have a material financial interest. In accordance with the law, council members shall disclose investments, interests in real property, sources of income and gifts; and abstain from participating in deliberations and decision-making where conflicts, as determined under applicable laws, may exist. Council members should endeavor to consult with the city attorney before any council meeting to allow an evaluation by the city attorney of any potential conflict.

(j) Confidential information. Council members shall respect the confidentiality of information concerning the property, personnel or affairs of the city. They shall neither disclose confidential information without proper legal authorization, nor use such information to advance their personal, financial or other private interests.

(k) Advocacy. When representing the city while serving on or appearing before other government agencies or in court, council members shall represent the official policies or positions of the council to the best of their ability when designated as delegates for this purpose. When representing the city while serving on or appearing before other government agencies or in court, council members shall advocate policies that are in the best interest of the city over their own personal interests. When presenting their individual

opinions and positions, council members shall explicitly state they do not represent the council or the city, and shall not allow the inference that they do.

(l) Positive workplace environment. Council members shall support positive and constructive workplace environment for city employees and for citizens and businesses dealing with the city. Council members shall recognize their special role in dealings with city employees not provide direction to city staff in violation of the city charter.”

SECTION 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance, or the application thereof to any person or circumstances, is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such invalidity or unconstitutionality shall not affect any other provision or application, and to this end the provisions of this ordinance are declared to be severable. The City Council hereby declares that it would have adopted this ordinance and each section, subsection, sentence, clause, phrase, part or portion thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases, parts or portions thereof be declared invalid or unconstitutional.

SECTION 5. Effective date. This Ordinance shall become effective thirty (30) days from its adoption.

SECTION 6. Certification. The Mayor shall sign and the City Clerk shall certify to the passage of this Ordinance and shall cause the same to be published and posted pursuant to the provisions of law in that regard.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Cypress at a regular meeting held on the ____ day of September, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA }
COUNTY OF ORANGE } SS

I, ALISHA FARNELL, City Clerk of the City of Cypress, DO HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of said City Council held on the _____ day of September, 2025, by the following roll call vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAIN:	COUNCIL MEMBERS:

CITY CLERK OF THE CITY OF CYPRESS



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

5.

FROM: Fred Galante, City Attorney

DATE: 10/13/2025

SUBJECT: Second Reading and Adopt an Ordinance Updating the Order of Business at City Council Meetings to Allow for Changes to Oral Communications Structure

RECOMMENDATION

Conduct the second reading and adopt an Ordinance amending section 2-2.9 of the Cypress Municipal Code relating to the Order of Business at City Council meetings to allow for City Council-directed changes to Oral Communications.

DISCUSSION

At their September 22 meeting, the City Council approved the first reading, by title only, of an Ordinance amending section 2-2.9 of the Cypress Municipal Code relating to the order of business at City Council meetings to allow for the implementation of changes to the Oral Communications structure. If approved, the Ordinance will become effective November 13, 2025.

BUDGET IMPACT

None.

LEGAL REVIEW

The City Attorney drafted the attached Ordinance.

APPROVED BY: Sean Joyce, Interim City Manager

Attachments

Ordinance

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
CALIFORNIA, AMENDING SECTION 2-2.9 OF THE CYPRESS MUNICIPAL
CODE RELATING TO THE ORDER OF BUSINESS AT CITY COUNCIL
MEETINGS

WHEREAS, the City Council (the "City Council") of the City of Cypress (the "City") is authorized to establish rules of conduct for its proceedings pursuant to Government Code section 36813; and

WHEREAS, the conduct of City Council meetings is governed by Section 2 of the City's Municipal Code and Robert's Rules of Order; and

WHEREAS, Cypress Municipal Code Section 2.2-9 subsection (a) provides for the order of business to be followed at City Council meetings; and

WHEREAS, the City Council wishes to update the order of business provisions in the Cypress Municipal Code to allow members of the public to provide oral communications on all items of City business at the beginning of City Council meetings, irrespective of whether the topic involves agenda or non-agenda items; and

WHEREAS, the City Council finds that affording members of the public the right to speak at the beginning of City Council meetings without having to wait until the end of the business items to discuss items that do not appear on the agenda best accommodates the public need and convenience; and

WHEREAS, by adoption of this Ordinance, the City Council wishes to amend Cypress Municipal Code Section 2-2.9(a).

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF CYPRESS DOES ORDAIN
AS FOLLOWS:

SECTION 1. The City Council hereby specifically finds that all of the facts set forth in the above Recitals are true and correct and incorporated herein as findings of the City Council.

SECTION 2. Subsection 2-2.9(a) of the Cypress Municipal Code is hereby revised as follows (additions in **bold underline**; deletions in **~~bold strikethrough~~**):

“§ 2-2.9 Same—Order of business.

(a) All meetings of the council shall be open to the public. Promptly at the hour set by law on the day of each regular meeting, the council members, city manager, city clerk and the city attorney shall take their assigned stations in the council chambers and the business of the council shall be taken up for consideration and disposition in the following order, unless otherwise changed by resolution of the council.

- (1) Call to order;
- (2) Roll call;
- (3) Oral communications on closed session/ workshop items;
- (4) Closed session; workshop;

- (5) Presentations;
- (6) Oral communications on agenda and non-agenda items;
- (7) Consent calendar; minutes;
- (8) Public hearings;
- (9) New business;
- (10) Items removed from consent calendar;
- (11) Continued items;
- (12) Items from council members;
- ~~(13) Oral communications on items not on the agenda;~~
- ~~(14)~~13) Council member reports from city-affiliated boards and committees, and remarks;
- ~~(15)~~14) Council member items for future consideration;
- ~~(16)~~15) City manager reports;
- ~~(17)~~16) Adjournment.”

SECTION 4. Severability. If any section, subsection, sentence, clause, phrase, or portion of this Ordinance, or the application thereof to any person or circumstances, is, for any reason, held invalid or unconstitutional by any court of competent jurisdiction, such invalidity or unconstitutionality shall not affect any other provision or application, and to this end the provisions of this ordinance are declared to be severable. The City Council hereby declares that it would have adopted this ordinance and each section, subsection, sentence, clause, phrase, part or portion thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses, phrases, parts or portions thereof be declared invalid or unconstitutional.

SECTION 5. Effective date. This Ordinance shall become effective thirty (30) days from its adoption.

SECTION 6. Certification. The Mayor shall sign and the City Clerk shall certify to the passage of this Ordinance and shall cause the same to be published and posted pursuant to the provisions of law in that regard.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Cypress at a regular meeting held on the ____ day of September, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA }
COUNTY OF ORANGE } SS

I, ALISHA FARNELL, City Clerk of the City of Cypress, DO HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of said City Council held on the _____ day of September, 2025, by the following roll call vote:

AYES: COUNCIL MEMBERS:
NOES: COUNCIL MEMBERS:
ABSENT: COUNCIL MEMBERS:
ABSTAIN: COUNCIL MEMBERS:

CITY CLERK OF THE CITY OF CYPRESS



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

6.

FROM: Matt Burton, Director of Finance and Administrative Services

DATE: 10/13/2025

SUBJECT: Approve Continuing Appropriations, Revenues and Transfers from FY 2024-25 to FY 2025-26

RECOMMENDATION

1. Authorize the appropriation of \$2,848,373 in FY 2025-26 for the carryover of continuing appropriations from FY 2024-25, as detailed in Attachment A; and
2. Authorize the appropriation of \$3,515,251 in FY 2025-26 for the carryover of encumbrances on June 30, 2025, as detailed in Attachment B; and
3. Authorize the continuation of operating transfers totaling \$3,073,889 and estimated grant revenue totaling \$584,968 from FY 2024-25 to FY 2025-26, as detailed in Attachment C to support carryover appropriations.

DISCUSSION

Each fiscal year, the City Council adopts an annual Budget. At the end of each fiscal year, there are typically activities and purchases in progress which have not been completed. The appropriation for those activities lapse at fiscal year end unless the City Council re-establishes the appropriation in the subsequent year. At the end of each year, a comprehensive analysis is performed to determine which activities need to be carried over to the new fiscal year. Open purchase orders and programs/projects for which a purchase order has not yet been issued, but are expected to be completed in the new fiscal year, are recommended for re-appropriation from prior year resources. Operating transfers and other revenues (typically grants) specific to the continuing appropriations are also recommended to be re-budgeted to properly allocate program/project resources.

The carryover, or re-budgeting, of encumbrances and continuing appropriations represents previously approved purchases, plans, or projects. In many cases, preliminary work has been done on the plans or projects. If the recommended encumbrances and continuing appropriations were not carried over into FY 2025-26, sufficient appropriations would not exist in the Budget to fund the continued projects and the new projects approved in the FY 2025-26 Budget.

BUDGET IMPACT

The recommended carryover of encumbrances and continuing appropriations represents previously approved purchases and projects contained in the FY 2024-25 Budget. Projected fund balance amounts included in the FY 2025-26 Budget are not impacted since the carried over activities have been previously appropriated and were expected to be expended prior to June 30, 2025.

LEGAL REVIEW

None required.

APPROVED BY:

Sean Joyce, Interim City Manager

Attachments

Attachment A - Continuing Appropriations from FY 2024-25 to FY 2025-26

Attachment B - Carryover Encumbrances from FY 2024-25 to FY 2025-26

Attachment C - Continuing Operating Transfers and Revenues from FY 2024-25 to FY 2025-26

**CITY OF CYPRESS
CONTINUING APPROPRIATIONS
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

<u>PURPOSE/DESCRIPTION</u>	<u>ACCOUNT CLASSIFICATION</u>	<u>ACCOUNT NUMBER</u>	<u>AMOUNT</u>
<u>GENERAL FUND</u>			
City Manager Contingency	Contingency	111-20111.4130_100	\$ 284,392
Investigation Services - Human Resources	Professional Services	111-40151.4189_014	7,450
Recruitment Services - Human Resources	Professional Services	111-40151.4189_014	48,950
Economic Development Consulting Assistance	Professional Services	111-60199.4189_007	25,000
Public Works Department Organizational Review	Professional Services	111-70201.4189_100	75,000
Traffic Impact Fee Study	Professional Services	111-70264.4189_002	80,000
TOTAL GENERAL FUND			\$ 520,792
<u>GENERAL FUND GRANTS FUND</u>			
OTS Grant - Police	Salaries - Overtime	114-50183.4003_014	\$ 47,008
OTS Grant - Police	Other Contract Services	114-50183.4188_005	1,591
OTS Grant - Police	Travel and Meeting	114-50183.4206	2,035
NOCPSC - Homeless Grant	Supplies	114-50183.4103_004	132,181
Officer Wellness Grant (BSCC) - Police	Supplies	114-50183.4103_004	6,376
TOTAL GENERAL FUND GRANTS FUND			\$ 189,191
<u>LIGHTING DISTRICT FUND</u>			
Install Accessible Pedestrian Signals	Public Works Construction	251-80200-8021.4186	\$ 250,000
Upgrade/Install Adaptive Timing Controls	Public Works Construction	251-80200-8021.4186	60,000
Traffic Improvements - Plaza Drive	Public Works Construction	251-80200-8021.4186	32,896
TOTAL LIGHTING DISTRICT FUND			\$ 342,896
<u>CAPITAL PROJECTS FUND</u>			
Annual Concrete Rehabilitation	Public Works Construction	415-80500-8051.4186	\$ 96,000
Sorrento Landscaping Pilot Project	Public Works Construction	415-80500-8053.4186	20,000
Irrigation Upgrades/Water Conservation	Public Works Construction	415-80500-8053.4186	91,777
Street Tree Planting	Public Works Construction	415-80500-8055.4186	89,000
Upgrade Pump Station Software/Hardware	Public Works Construction	415-80300-8031.4186	350,036
Executive Board Room Improvements	Public Works Construction	415-80600-8061.4186	547,807
HVAC Replacement - PD Property and Evidence	Public Works Construction	415-80600-8061.4186	30,000
TOTAL CAPITAL PROJECTS FUND			\$ 1,224,620
<u>CAPITAL REPLACEMENT FUND</u>			
Employee ID Card Printer	Computer Hardware/Software	721-95200.4304_100	\$ 6,555
Data Center Replacement - City Hall	Computer Hardware/Software	721-95200.4304_300	7,499
PD Treadmill (Wellness Grant)	Equipment - Police	721-95300.4305_200	3,447
PD SWAT Ballistic Vests (4)	Equipment - Police	721-95300.4305_200	14,787
PD Marked Units (3)	Vehicle - Police	721-95500.4307_400	249,000
PW Trucks - Maintenance Division	Vehicle - Public Works	721-95500.4307_400	225,000
Financial Accounting System Enhancements	Finance Software System	721-95200.4304_320	64,586
TOTAL CAPITAL REPLACEMENT FUND			\$ 570,874
GRAND TOTAL-CARRYOVER APPROPRIATIONS			\$ 2,848,373

**CITY OF CYPRESS
CARRYOVER ENCUMBRANCES
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

PO NUMBER	VENDOR	DESCRIPTION	ACCOUNT NUMBER	AMOUNT
GENERAL FUND - 111				
2025-509	Communications Lab	Strategic Communications-Rebranding Services	111-20117.4187_100	\$ 6,188
2025-718	Nexsol Corp	Adobe Acrobat Pro(3)	111-50165.4116	237
2025-749	Proforce Law Enforcement	Glock 17 Handguns(2)	111-50167.4113	770
2025-771	The Emblem Authority	Hashmark Patches(300)	111-50167.4113	275
2025-470	RSG, Inc	Affordable Housing Compliance Monitoring	111-60193.4187_007	21,057
2025-291	Western Exterminator	Pest Control for Property Adjacent to Baroldi Sycamore Park	111-70228-7230.4187_032	2,850
2025-633	Hagen Plumbing	Upgrade Veterans Park Restrooms	111-70228-7230.4187_016	5,600
2025-804	CityGreen Consulting LLC	City Solid Waste Consulting	111-70720.4189_100	77,959
TOTAL GENERAL FUND				\$ 114,936
GENERAL FUND GRANTS - 114				
2025-277	Black Box Safety Inc	PD Ballistic Vests(20)	114-50183.4113	\$ 8,020
TOTAL GENERAL FUND GRANTS				\$ 8,020
MEASURE M FUND - 236				
2025-572	Bucknam Infrastructure Group	Pavement Mgmt Support and Design	236-80100-8012.4186	\$ 5,550
TOTAL ROAD MAINTENANCE AND REHAB FUND				\$ 5,550
ROAD MAINTENANCE AND REHAB FUND - 239				
2024-217	Hartzog & Crabill	Consult/Traffic Plan Review & Signal Timing	239-80100-8012.4186	\$ 5,715
2025-311	Hartzog & Crabill	Traffic Plan Review & Signal Timing Support	239-80100-0812.4186	4,348
2025-618	GMU Geotechnical Inc	Pavement Mgmt and Design	239-80100-8012.4186	10,408
TOTAL ROAD MAINTENANCE AND REHAB FUND				\$ 20,471

**CITY OF CYPRESS
CARRYOVER ENCUMBRANCES
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

PO NUMBER	VENDOR	DESCRIPTION	ACCOUNT NUMBER	AMOUNT
LIGHTING DISTRICT #2 FUND - 251				
2025-280	Swarco McCain Traffic Supply	Phase 2 Purchase of Traffic Signal System	251-80200-8021.4186	\$ 6,016
2025-484	Iteris Inc	Traffic Signal Inspection Services	251-80200-8021.4186	34,514
2025-485	Hartzog & Crabill	Traffic Signal Timing Review & Software Support	251-80200-8021.4186	3,697
2025-492	Yunex, LLC	Traffic Signal Turn On Support	251-80200-8021.4186	25,000
2025-525	Crosstown Electrical & Data	Replacement of Traffic Signal System & Components	251-80200-8021.4186	187,306
2025-583	Yunex, LLC	Traffic Signal Improvements/Valley View & Plaza Drive	251-80200-8021.4186	91,875
2023-735	Iteris, Inc	Svc/Traffic Signal Timing Project/Citywide	251-80200-8021.4186	73,714
2023-736	Hartzog & Crabill	Inspect/Traffic Signal Timing Project/Citywide	251-80200-8021.4186	23,260
2024-389	Iteris, Inc	Consult/Citywide Traffic Signal Cabinet Assessment	251-80200-8021.4186	642
2024-521	Linscott Law & Greenspan Eng	Design/Traffic Signal Improvements/Valley View & Plaza Dr	251-80200-8021.4186	4,738
2024-650	Swarco McCain Traffic Supply	Traffic Signal System Software and Components	251-80200-8021.4186	95,778
2025-558	Yunex, LLC	Furnish and Remove/Install LED Street Light Fixtures	251-80800-8081.4186	106,849
2025-639	FCG Consultants Inc	Construction Inspection Svcs-Street Light LED Conversion	251-80800-8081.4186	12,348
TOTAL LIGHTING DISTRICT #2 FUND				\$ 665,737
STORM DRAIN FUND - 261				
2023-499	AKM Consulting Engineers	Pump Station Monitoring System Upgrade Study	261-70281.4189_100	\$ 15,911
TOTAL STORM DRAIN FUND				\$ 15,911
SEWER FUND - 321				
2025-214	AKM Consulting Engineers	Task Order for Sewer System Mgmt Plan Update	321-70219.4189_100	\$ 57,143
2024-490	Faze 1 Corp	Sewer System Evaluations-CCTV Project #355	321-80400-8041.4186	5,176
2025-640	FCG Consultants Inc	Sewer System Improvements Inspection	321-80400-8041.4186	24,650
2025-772	Vortex Services	Sewer System Improvements	321-80400-8041.4186	238,870
TOTAL SEWER FUND				\$ 325,839

**CITY OF CYPRESS
CARRYOVER ENCUMBRANCES
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

PO NUMBER	VENDOR	DESCRIPTION	ACCOUNT NUMBER	AMOUNT
CAPITAL PROJECTS FUND - 415				
2025-519	All American Asphalt Corp	Residential Street Resurfacing	415-80100-8011.4186	\$ 58,629
2024-762	AKM Consulting Engineers	DesignMyra Ave Pump Station #1	415-80300-8031.4186	1,388,907
2023-669	David Evans and Associates Inc	Consult/Right-of-Way Irrigation System/Water Conservation	415-80500-8053.4186	28,870
2025-488	FCG Consultants Inc	Construction Inspection Svcs/City Hall & PD Roof Recoating	415-80600-8061.4186	1,638
2025-512	Rite-Way Roof Corp	City Hall & PD Roof Recoating	415-80600-8061.4186	140,000
2025-783	BOA Architecture	Design/Construction Documents for City Hall Executive Board Room	415-80600-8061.4186	27,000
2023-670	Triad Consulting & System Design	Consult/Security System Evaluation/City Facilities	415-80600-8061.4186	13,448
2024-483	BOA Architecture	Svc/Evaluate HVAC Replacement/City Hall	415-80600-8061.4186	2,300
2024-640	BOA Architecture	Design/HVAC Replacement/City Hall	415-80600-8061.4186	25,015
2025-165	FCG Consultants Inc	HVAC and Roof Replacement/Boys & Girls Club	415-80600-8062.4186	55,024
2025-196	MDJ Management	Construct HVAC and Roof Replacement at Boys & Girls Club	415-80600-8062.4186	516,557
TOTAL CAPITAL PROJECTS FUND				\$ 2,257,388
CITY CENTRAL SERVICES FUND - 711				
2025-518	Safety-Kleen Systems	Motor Oil(3) 55 Gallon Drums	711-70621-7621.4111_100	\$ 813
2025-518	Safety-Kleen Systems	Motor Oil(3) 55 Gallon Drums	711-70621-7623.4111_400	102
2025-518	Safety-Kleen Systems	Motor Oil(3) 55 Gallon Drums	711-70621-7634.4111_100	813
2025-518	Safety-Kleen Systems	Motor Oil(3) 55 Gallon Drums	711-70621-7635.4111_100	305
2025-671	TK Elevator	Inspection/Elevator - State Required	711-70624-7624.4187_016	2,760
TOTAL CITY CENTRAL SERVICES FUND				\$ 4,793

**CITY OF CYPRESS
CARRYOVER ENCUMBRANCES
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

<u>PO NUMBER</u>	<u>VENDOR</u>	<u>DESCRIPTION</u>	<u>ACCOUNT NUMBER</u>	<u>AMOUNT</u>
CAPITAL REPLACEMENT FUND - 721				
2025-607	Proforce Law Enforcement	SWAT Rifles(8)	721-95300.4305_200	\$ 14,312
2025-668	PVP Communications	PVP Motor Helmet/Comm Kit Install	721-95300.4305_200	1,303
2025-766	Lanmor Services	Interview Room Cameras	721-95300.4305_200	8,405
2024-405	National Auto Fleet Group	F-250 Trucks(3) and F-350 Truck(1)	721-95500.4307_400	72,586
TOTAL CAPITAL REPLACEMENT FUND				\$ 96,606
TOTAL CITY				\$ 3,515,251

**CITY OF CYPRESS
CONTINUING OPERATING TRANSFERS AND REVENUES
FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26**

OPERATING TRANSFERS:

FROM	TO	AMOUNT
111 General Fund	415 City Capital Projects Fund	\$1,036,611
111 General Fund	721 Equipment Replacement Fund	175,016
232 Gas Tax 2106 Fund	415 City Capital Projects Fund	96,000
233 Gas Tax 2107/2107.5 Fund	111 General Fund	150,000
236 Measure M2 Fund	415 City Capital Projects Fund	120,648
238 Gas Tax 2103 Fund	415 City Capital Projects Fund	89,000
261 Storm Drainage Fund	415 City Capital Projects Fund	100,036
282 Asset Seizure - Justice	721 Equipment Replacement Fund	263,312
416 Infrastructure Reserve Fund	415 City Capital Projects Fund	1,043,266
TOTAL OPERATING TRANSFERS		<u>\$3,073,889</u>

REVENUE:

FUND	ACCOUNT	SOURCE	AMOUNT
111 General Fund	111-99999.3525	NOCPSC Homeless Liaison Officer	\$53,803
111 General Fund	111-70720.3525	CalRecycle Organic Assistance	115,051
114 General Fund Grants	114-50183.3525	OTS Public Safety Grant - PD	53,132
114 General Fund Grants	114-50183.3525	BSCC Wellness Grant - PD	6,376
114 General Fund Grants	114-50183.3525	Bulletproof Vest Program - PD	978
114 General Fund Grants	114-50183.3525	NOCPSC Homeless Initiatives	132,181
236 Measure M2 Fund	236-99999.3525	State of CA-Orange Ave Pavement Proj.	200,000
415 CIP Fund	415-99999.3711	Boys and Girls Club - Roof Project	20,000
721 Equipment Replacement	721-99999.3525	Wellness Grant Reimbursement	3,447
TOTAL GRANT REVENUE			<u>\$584,968</u>



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

7.

FROM: Matt Burton, Director of Finance and Administrative Services

DATE: 10/13/2025

SUBJECT: Approve Cypress Recreation and Park District Continuing Appropriations from FY 2024-25 to FY 2025-26

RECOMMENDATION

1. Appropriate \$1,693,416 in FY 2025-26 for items encumbered at June 30, 2025 as detailed in Attachment A; and
2. Appropriate \$1,237,810 in FY 2025-26 for the carryover of continuing appropriations as detailed in Attachment A; and
3. Approve a \$415,878 increase to estimated revenues in FY 2025-26 for the funding of carryover capital projects as detailed in Attachment A; and
4. Approve a \$20,503 increase to transfers in FY 2025-26 for the funding of carryover capital outlay purchases as detailed in Attachment A.

DISCUSSION

There are typically District activities and purchases in progress at the end of a fiscal year, the majority of which relate to capital projects. An analysis of the prior year is performed to determine which activities need to be carried over and completed in the new fiscal year. Open purchase orders and programs/projects expected to be completed in the new fiscal year are recommended for re-appropriation from prior year resources. Additionally, any revenues and operating transfers related to the continuing appropriations may also be recommended for re-appropriation to properly allocate program/project resources.

The appropriations associated with each budget lapse at fiscal year end unless the City Council re-establishes the appropriation. The carryover of encumbrances and continuing appropriations represents previously approved purchases, plans, or projects as summarized in Attachment A. If the proposed encumbrances and continuing appropriations were not carried over into FY 2025-26, sufficient appropriations would not exist to fund the continued projects and the new projects approved in the FY 2025-26 Budget.

BUDGET IMPACT

The recommended carryover of encumbrances and continuing appropriations represents previously approved purchases and projects included in the FY 2024-25 Budget. Projected fund balance amounts included in the FY 2025-26 Budget are not impacted since the carried over activities have been budgeted previously and were expected to be fully expended prior to June 30, 2025.

LEGAL REVIEW

None required.

APPROVED BY:

Sean Joyce, Interim City Manager

Attachments

Attachment A - CRPD Carryovers to FY 2025-26

CYPRESS RECREATION AND PARK DISTRICT

CARRYOVER ENCUMBRANCES FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26

<u>VENDOR (PO NUMBER)</u>	<u>ACTIVITY</u>	<u>ACCOUNT NUMBER</u>	<u>AMOUNT</u>
<u>GENERAL FUND</u>			
Moore laconfano Goltsman (2022-630)	Design/Arnold Cypress Park Rehabilitation	212-80700-8071.4186	\$ 100,754
Triad Consulting (2023-645)	Design/Arnold Cypress Park Security	212-80700-8071.4186	2,300
Los Angeles Engineering (2024-445)	Construct/Arnold Cypress Park Rehabilitation	212-80700-8071.4186	1,367,274
Griffin Structures (2024-448)	Construction Managment/AC Park Rehab	212-80700-8071.4186	31,468
A3 Communications (2024-666)	Security Improvements/Oak Knoll Park	212-80700-8071.4186	97,589
BOA Architecture (2025-394)	Design/Exterior Door Replacement/Senior Center	212-80700-8071.4186	7,615
BOA Architecture (2025-404)	Architectural Design/Restrooms/Veterans Park	212-80700-8071.4186	7,328
Robertson Industries (2025-547)	Playground Surface Sealing/Parks (6)	212-80700-8071.4186	25,623
Community Works Design (2025-713)	Design/Sports Court/Veterans Park	212-80700-8071.4186	44,272
	TOTAL-GENERAL FUND		\$ 1,684,223
<u>CAPITAL REPLACEMENT FUND</u>			
DeAnda Family Inc (2025-774)	Commercial Grade Stove/Senior Center	725-95300.4310_200	\$ 9,193
	TOTAL-CAPITAL REPLACEMENT FUND		\$ 9,193
	TOTAL-CARRYOVER ENCUMBRANCES		\$ 1,693,416

CARRYOVER APPROPRIATIONS FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26

<u>PURPOSE</u>	<u>ACTIVITY</u>	<u>ACCOUNT NUMBER</u>	<u>AMOUNT</u>
<u>GENERAL FUND</u>			
Vandalism Repairs - Veterans Park	Contract Services - Public Inter-City	212-90302-9312.4188_200	\$ 1,500
HVAC Repairs - Senior Center	Contract Services - Public Inter-City	212-90302-9318.4188_200	11,200
Sports Court Impr. - Veterans Park	Capital Project - Park Facilities	212-80700-8071.4186	424,000
Restroom Improvements - Veterans Park	Capital Project - Park Facilities	212-80700-8071.4186	345,000
Facility Improvements - Comm Center	Capital Project - Park Facilities	212-80700-8071.4186	71,800
Door Replacement - Senior Center	Capital Project - Park Facilities	212-80700-8071.4186	132,000
Shade Structure Replacements	Capital Project - Park Facilities	212-80700-8071.4186	91,000
Sports Court Resurfacing/Mackay Park	Capital Project - Park Facilities	212-80700-8071.4186	50,000
Sports Field Improvements - OK Park	Capital Project - Park Facilities	212-80700-8071.4186	100,000
	TOTAL-GENERAL FUND		\$ 1,226,500
<u>CAPITAL REPLACEMENT FUND</u>			
A/V Upgrades - Senior Center	Capital Outlay - Equipment/Furniture	725-95300.4310_200	\$ 11,310
	TOTAL-CAPITAL REPLACEMENT FUND		\$ 11,310
	TOTAL- CARRYOVER APPROPRIATIONS		\$ 1,237,810

CARRYOVER REVENUES AND TRANSFERS FROM FISCAL YEAR 2024-25 TO FISCAL YEAR 2025-26

<u>PURPOSE</u>	<u>Funds</u>	<u>ACCOUNT NUMBERS</u>	<u>AMOUNT</u>
<u>Revenue</u>			
Prop 68 - Veterans Park Sports Courts	Grants - State Prop 68 Revenues	212-99999.3525	\$ 415,878
	TOTAL-CARRYOVER REVENUES		\$ 415,878
<u>Transfers</u>			
A/V Upgrades - Senior Center	CRPD General Fund to Capital Replacement Fund	212-99999.4501_725	\$ 20,503
Commercial Grade Stove - Senior Center		725-99999.3901_212	
	TOTAL-CARRYOVER TRANSFERS		\$ 20,503



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

8.

FROM: Alicia Velasco, Planning Director

DATE: 10/13/2025

SUBJECT: Second Reading of an Ordinance Repealing and Replacing Portions of Chapter 17 of the Cypress Municipal Code Relating to Smoking Regulations

RECOMMENDATION

Conduct the second reading and adopt an Ordinance repealing and replacing portions of Chapter 17 of the Cypress Municipal Code relating to smoking regulations.

DISCUSSION

On September 22, the City Council approved the first reading, by title only, of an Ordinance repealing Sections 17-42 through 17-50 of the Cypress Municipal Code and replacing them with a new Section 17-42 related to smoking prohibitions throughout the City. If approved, the Ordinance will become effective November 13, 2025.

BUDGET IMPACT

None.

LEGAL REVIEW

The City Attorney's Office reviewed the attached Ordinance.

APPROVED BY: Sean Joyce, Interim City Manager

Attachments

Ordinance

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS,
CALIFORNIA, REPEALING SECTION 17-42 THROUGH 17-50 OF CHAPTER
17 (OFFENSES – MISCELLANEOUS) OF THE CYPRESS MUNICIPAL CODE
AND REPLACING IT WITH A NEW SECTION 17-42 (SMOKING PROHIBITED)

WHEREAS, pursuant to California Labor Code §6404.5(h), local governments have the full right and authority to prohibit all tobacco use indoors and outdoors in areas not already covered by state law;

WHEREAS, there is a broad public recognition by the residents of the City of Cypress (“City”) of the dangers of secondhand smoke and support for smoke-free regulations, as evidenced by a 2024 City survey in which 78.5% of 367 residents said they would be in favor of smoking prevention in their city;

WHEREAS, secondhand smoke has been repeatedly identified as a health hazard. The California Environmental Protection Agency includes secondhand smoke to the Proposition 65 list of chemicals known to the state of California to cause cancer, birth defects, and other reproductive harm;

WHEREAS, exposure to secondhand smoke has negative health impacts, causing disease and death, and such exposure can occur at significant levels outdoors;

WHEREAS, the City intends to protect the public health, safety, and welfare of its residents, especially children, by promoting and affirming a healthy environment; and

WHEREAS, the City Council desires to attain the foregoing objectives.

NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF CYPRESS HEREBY ORDAINS AS FOLLOWS:

Section 1. Recitals Incorporated. The City Council finds the foregoing Recitals are true and correct and are incorporated herein by this reference.

Section 2. Sections 17-42 through 17-50 of Chapter 17 (Offenses – Miscellaneous) of the Cypress Municipal Code are hereby repealed in their entirety and replaced with a new Section 17-42, which shall read as follows:

§ 17-42. SMOKING PROHIBITED

A. Definitions.

For the purposes of this chapter, the following terms and phrases shall have the meaning given in this section unless the context clearly requires otherwise:

- (1) "Cannabis" means all parts of the plant *Cannabis sativa* Linnaeus, *Cannabis indica*, or *Cannabis ruderalis*, whether growing or not; the seeds thereof; whether crude or purified, extracted from any part of the plant; and every compound, manufacture, salt, derivative, mixture, or preparation of the plant, its seeds, or resin. "Cannabis" also means the separated resin, whether crude or purified, obtained from cannabis. "Cannabis" includes cannabis that is used for medical, non-medical, or other purposes. "Cannabis" does not include the mature stalks of the plant, fiber produced from the stalks, oil or cake made from the seeds of the plant, any other compound, manufacture, salt, derivative, mixture, or preparation of the mature stalks (except the resin extracted therefrom), fiber, oil, or cake, or the sterilized seed of the plant which is incapable of germination. "Cannabis" also does not include industrial hemp, as defined in California Health and Safety Code Section 11018.5.
- (2) "Designated smoking area" means an area that is designated by signage that identifies it as a smoking area and is located at least 50 feet from any location where smoking is prohibited by this chapter, at least 50 feet from any door, window, opening, or air intake for an enclosed area, and contains a waste receptacle for smoking product waste.
- (3) "Employee" means any person who is employed or retained as an independent contractor by any employer in consideration for direct or indirect monetary wages or profit, or any person who volunteers his or her services for an employee.
- (4) "Employer" means any person or nonprofit entity that retains the service of one or more employees.
- (5) "Enclosed area" means any structure having a roof supported by columns or walls and intended for the shelter, housing or enclosure of persons, animals, goods, equipment, vehicles, processes, or activities of any kind.
- (6) "Multiunit residence" means a residential use in which there is more than one dwelling unit on a lot, including senior and assisted living facilities, and long-term health care facilities and excluding navigation centers or emergency shelters as those terms are commonly defined.
- (7) "Outdoor dining area" means any publicly or privately owned outdoor area, including streets and sidewalks, that is available to or customarily used by the general public or an employee, and that is designed, or regularly used for consuming food or drink.
- (8) "Place of employment" means an area under the control of an employer that an employee or the general public may enter in the normal course of operation, regardless of the hours of operation, including work areas and construction sites.
- (9) "Public event areas" means any publicly or privately owned place used for an event open to the general public, regardless of any fee or age requirement, including a farmers' market, parade, fair, or festival.
- (10) "Recreational area" means any area open to the public for recreational purposes, publicly or privately owned, including, but not limited to, parks, picnic areas, playgrounds, gardens, athletic fields, walking paths, hiking trails, amphitheaters, bike paths, sports facilities, and other locations designated as open space (OS) in the Cypress Municipal Code, and their associated parking lots.

- (11) "Smoking" means inhaling, exhaling, burning or carrying any lighted, heated or ignited tobacco or cannabis product.
- (12) "Tobacco product" means: (1) any product that is made from or derived from tobacco, or that contains nicotine, that is intended for human consumption or is likely to be consumed, whether inhaled, absorbed, or ingested by any other means, including but not limited to, a cigarette, a cigar, pipe tobacco, chewing tobacco, snuff, or snus; (2) any electronic smoking device and any substances that may be aerosolized or vaporized by such device, whether or not the substance contains nicotine; or (3) any component, part, or accessory of (1) or (2), whether or not any of these contains tobacco or nicotine, including but not limited to filters, rolling papers, blunt or hemp wraps, hookahs, mouthpieces, and pipes.

B. Prohibition of smoking in designated areas.

- (1) Except as otherwise expressly authorized by state or federal law, smoking is prohibited in the enclosed and unenclosed areas of the following places within the city:
 - (a) Recreational areas;
 - (b) Outdoor dining areas;
 - (c) Places of employment;
 - (d) Public event areas;
 - (e) Multiunit residences and complexes, including outdoor common areas unless specifically designated for smoking;
 - (f) Within 25 feet of a bus stop; and,
 - (g) Within 100 feet of public or private schools and day care centers.
- (2) Nothing in this chapter prohibits any person or employer with control over any property from prohibiting smoking on any part of such property, even if smoking is not otherwise prohibited in that area.

C. Prohibitions generally.

No person shall intimidate, harass, or otherwise retaliate against any person who seeks to attain compliance with this chapter. Moreover, no person shall intentionally or recklessly expose another person to secondhand smoke in response to that person's effort to achieve compliance with this chapter.

D. Enforcement, Violations and Penalties.

- (1) No person or employer shall allow smoking in any area under their control where smoking is prohibited by this chapter or by other law.

- (2) A person or employer that has control of an area in which smoking is prohibited by this chapter or other law shall post a clear, conspicuous, and unambiguous "No Smoking" sign at each entrance to the area. Signs posted on the exterior of buildings to comply with this section shall include the 25- or 100-foot distance requirement set forth in Section 17-42(B)(1). The presence or absence of signs shall not be a defense to a charge of smoking in an area where smoking is prohibited.
- (3) A person or employer that has control of an area in which smoking is prohibited by this chapter shall direct anyone who is smoking in violation to stop. If they do not stop smoking, the person or employer may refuse any service and immediately ask them to leave the property. If the ejection is from a public event, it shall be for the duration of the public event.
- (4) Multiple violations of this chapter by a person or employer that has control of an area in which smoking is prohibited by this chapter may result in the suspension or revocation of any permit or license issued to the person for the property on which the violation has occurred.
- (5) Each instance of smoking in violation of this chapter shall constitute a separate violation. For violations other than for smoking, each day of a continuing violation of this chapter shall constitute a separate violation.
- (6) Any violation of this article is punishable pursuant to section 1-7 of the Cypress City Code, except for as preempted by state law.
- (7) Any violation of this article is hereby declared to be a public nuisance.
 - (a) Any activity that is conducted in violation of any provisions of this article is hereby declared to be a public nuisance, and, as such, may be abated or enjoined from further operation, in accordance with the procedures set forth in Chapter 13, Article III of the Cypress Municipal Code.
 - (b) All costs to abate such public nuisance, including attorneys' fees and court costs, shall be paid by the person causing the nuisance.
 - (c) Any appeal to a determination that such activity constitutes a public nuisance shall be pursuant to the appeal provisions in Chapter 13, Article III of the Cypress Municipal Code.
- (8) The remedies provided by this chapter are cumulative and in addition to any other remedies available at law or in equity.

Section 3. Severability. If any section, subsection, sentence, clause, paragraph, or phrase of this Ordinance or any part thereof is for any reason held to be invalid or otherwise unenforceable by any court of any competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance or any part thereof. The City Council hereby declares that it would have enacted each and every section, subsection, sentence, clause, paragraph, or phrase thereof, irrespective of any determination of validity.

Section 4. Effective Date. This Ordinance shall take effect 30 days after its adoption.

Section 5. Certification. The City Clerk shall certify as to the passage and adoption of this Ordinance and shall cause the same to be published and posted at the designated locations in the City of Cypress.

PASSED, APPROVED, AND ADOPTED by the City Council of the City of Cypress at a regular meeting held on the ____ day of _____, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA }
COUNTY OF ORANGE } SS

I, _____, City Clerk of the City of Cypress, DO HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of said City Council held on the ____ day of _____, 2025, by the following roll call vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:

CITY CLERK OF THE CITY OF CYPRESS



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

9.

FROM: Nick Mangkalakiri, Director of Public Works

DATE: 10/13/2025

SUBJECT: Approve First Reading of Ordinances Adopting the 2025 Model Building, Electrical, Plumbing, and Fire Codes, with City Amendments.

RECOMMENDATION

Approve the first reading, by titles only, of Ordinances adopting the 2025 model Building, Electrical, Plumbing, and Fire Codes, with City amendments.

SUMMARY

All private construction must comply with State building codes adopted every three years. Once the State adopts the code and State amendments, local agencies must then adopt the State codes along with any local amendments. Local amendments require findings related to specific local topographic, climatic, or geographic conditions. These findings are part of the code adoption documents as justification for the local amendments.

DISCUSSION

The City Council last revised and accepted the current model building codes in October 2022. The State adoption of the 2025 California Building Codes goes into effect on January 1, 2026. The Orange County Fire Authority (OCFA) has prepared the attached Fire Ordinance and amendments, based on local conditions.

The City's amendments to the State-mandated model codes are due to the existence of unique local conditions. For example, due to unique soil properties in Cypress, the Ordinance includes an amendment requiring the use of sulfate-resistant concrete with a moisture barrier in residential slabs and foundations to protect them from deterioration.

As in the example above, most of the amendments are not new and are repeated from previous code cycles. There are fewer amendments this cycle, with no major issues of note. State updates are also few and minor in nature.

Examples of changes in this cycle include new energy-related and electrical requirements:

- The requirement for kitchen island receptacles has been removed.

- Electrical panels are no longer permitted in a restroom.
- New pools and spas require a minimum of sixty percent (60%) renewable/recovered energy as their primary heat source.

Although the Codes become effective January 1, 2026, plans submitted to plan check prior to January 1, 2026, will not be subject to the new code requirements. All projects submitted on or after January 1, 2026, will be subject to the new codes. The City will provide a notice to all contractors and developers through the City's website and at the public counter.

Once adopted, the attached Ordinances with amendments become the City's Building, Electrical, Plumbing, and Fire Codes. If the City does not take action, State Codes will go into effect January 1, 2026, without City or OCFA amendments. The Building Division will also notify the State Building Standards Commission of the adopted Code Amendments and Findings as required by State law.

BUDGET IMPACT

None.

LEGAL REVIEW

The City Attorney's Office has reviewed the ordinances.

APPROVED BY:

Sean Joyce, Interim City Manager

Attachments

2025 Building Code
2025 Electrical Code
2025 Plumbing Code
2025 Fire Code

ORDINANCE NO. ____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS, CALIFORNIA, AMENDING SECTIONS 5-1 AND 5-2 OF CHAPTER 5 OF THE CYPRESS MUNICIPAL CODE, THEREBY ADOPTING BY REFERENCE THE FOLLOWING CODES WITH CERTAIN AMENDMENTS THERETO: THE 2025 EDITION OF THE CALIFORNIA BUILDING CODE, THE 2025 EDITION OF THE CALIFORNIA RESIDENTIAL CODE, THE 2025 EDITION OF THE CALIFORNIA GREEN BUILDING STANDARDS CODE, THE 2025 EDITION OF THE CALIFORNIA MECHANICAL CODE, THE 1997 EDITION OF THE UNIFORM HOUSING CODE, THE 2025 EDITION OF THE CALIFORNIA ADMINISTRATIVE CODE, THE 2025 EDITION OF THE CALIFORNIA EXISTING BUILDING CODE, AND REPEALING ORDINANCE NO. 1199.

THE CITY COUNCIL OF THE CITY OF CYPRESS DOES HEREBY ORDAIN AS FOLLOWS:

SECTION I: Section 5-1 of Chapter 5 of the Cypress Municipal Code hereby is amended, in its entirety to read as follows:

“SECTION 5-1 California Building Codes - Adopted, where filed.

The following hereby are adopted by reference and as amended by Section 5-2 of this Chapter, as the Building Codes of the City of Cypress, one (1) copy of each which is on file in the Office of the City Clerk:

- a. California Building Code, 2025 edition, Part 2, Volumes I and II, (Based on the 2024 International Building Code) including appendices I and J.
- b. California Residential Code, 2025 edition, (Based on the 2024 International Residential Code) including appendix V.
- c. California Green Building Standards Code, 2025 edition.
- d. California Mechanical Code, 2025 edition. (Based on the 2024 Uniform Mechanical Code)
- e. Uniform Housing Code, 1997 edition
- f. California Administrative Code, 2025 edition.

- g. California Existing Building Code, 2025 edition.
- h. California Wildland-Urban Interface Code, 2025 edition.
- i. California Energy Code, 2025 edition.

SECTION II: Section 5-2 of Chapter 5 of the Cypress Municipal Code hereby is amended to read as follows:

“SECTION 5-2 California Building Codes - Amendments, additions and deletions.

(a) *Findings:* The following amendments and modifications to the 2025 editions of the California Building Codes are hereby found to be reasonably necessary due to consideration of specific local climatic, geological, or topographical conditions as follows:

CALIFORNIA BUILDING CODE, 2025 EDITION

1. Climatic Condition: Hot, dry, and strong Santa Ana winds directly impact the City of Cypress, particularly during the fall and spring seasons. The winds pose a substantial threat in contributing to the rapid spread of fire, particularly within the city, where there are high density apartments and condominium complexes. The condition necessitates an increased level of fire protection and on-site, automatic fire sprinklers systems.
2. Climatic Condition: The City of Cypress is located in a semi-arid, Mediterranean climate, which predisposes all fuels, including wood shingles, to rapid ignition of fire. Exacerbated by the condition of the high winds, the danger of rapid spread of fire creates the need for additional fire protection measures.
3. Geographic Condition: The City of Cypress lies, geographically, within Seismic Zone No. 4. A zone 4 region evidences the existence of fault lines, which are susceptible to seismic activity. This condition can impede fire department activity to mitigate damages. Therefore, there exists a need for both additional fire protection measures and automatic, on-site protection for property occupants.
4. Geographic and Topographic Conditions: Traffic and circulation congestion presently exist in Orange County and place fire department response time to emergencies at risk. This condition makes the need for automatic, on-site fire protection for property occupants necessary.

Placement of multiple-occupancy buildings, location of arterial roads, and fire department staffing constraints due to revenue-

limiting state legislation have made it difficult for the fire department to locate additional fire stations and provide manpower sufficient to concentrate fire apparatus and personnel to control fires in high density apartment or condominium complexes. This condition creates the need for on-site automatic fire sprinkler systems.

5. Modification to Section 105.2, 115 and 1511 are administrative amendments of local discretion.

(b) *Amendments:* The following amendments are made to the California Building Code, 2025 edition adopted by this Chapter:

1. Section 105.2 is amended to read as follows:

Exempted work. A building permit shall not be required for the following:

1. One-story, detached accessory buildings used as tool or storage sheds, playhouses, or similar uses, provided the projected roof area does not exceed one hundred twenty (120) square feet.
2. Block walls three (3) feet, five (5) inches or less.
Wood fences not over 6 feet high.
3. Oil derricks.
4. Retaining walls that are not over 4 feet in height measured from the bottom of the footing to the top of the wall, unless supporting a surcharge or impounding Class I, II or IIIA liquids.
5. Water tanks supported directly upon grade if the capacity does not exceed five thousand (5,000) gallons and the ratio of height to diameter or width does not exceed two to one (2:1).
6. Sidewalks and driveways not more than (30) thirty inches above adjacent grade, and not over any basement or story below and are part of an accessible route.
7. Painting, papering, tiling, carpeting, cabinets, counter tops and similar finish work.
8. Temporary motion picture, television and theater stage sets and scenery.
9. Prefabricated swimming pools accessory to a Group R-3 occupancy that are less than 24 inches deep, do not exceed 5,000 gallons and are entirely above ground.
10. Shade cloth structures constructed for nursery or agricultural purposes, not including service systems.
11. Swings and other playground equipment accessory

to detached one- and two-family dwellings.

12. Window awnings supported by an exterior wall that do not project more than 54 inches from the exterior wall and do not require additional support of Group R-3 and U occupancies.

13. Non-fixed and movable fixtures, cases, racks, counters, and partitions not over 5 feet 9 inches in height.

Unless otherwise exempted, separate plumbing, electrical and mechanical permits may be required for the above exempted items.

Exemption from the permit requirements of this code shall not be deemed to grant authorization for any work to be done in any manner in violation of the provisions of this code or any other laws or ordinances of this jurisdiction.

2. Section 115 is hereby amended to add the following:

When a building, structure, or construction project has been deemed a public nuisance by the Building Official, the entire lot shall be fenced along its perimeter with a minimum six foot (6') high chain link fence. The enclosure shall contain gates to allow construction traffic through. When not in use, such gates shall be closed and locked.

3. Section 202 Definitions is adopted in its entirety with the following amendments: General Definitions is hereby revised by adding "Spark Arrestor" as follows: Spark Arrestor is a listed device constructed of noncombustible material specifically for the purpose of meeting one of the following conditions:

- a. Removing and retaining carbon and other flammable particles/debris from the exhaust flow of an internal combustion engine in accordance with California Vehicle Code Section 38366.
- b. Fireplaces that burn solid fuel in accordance with California Building Code Chapter 28.

4. Section 501.2 is hereby amended to read as follows:

Section 501.2. Approved numbers or addresses shall be provided for all new and existing buildings in such a position as to be plainly visible and legible from the street or road fronting the property.

Said numbers shall contrast with their background. Any commercial building occupied by more than one business shall have numbers or addresses placed on or immediately adjacent to

all doors that would allow fire department access in an emergency. In no case shall the numbers be less than four (4) inches with a one-half inch stroke for residential and six (6) inches for commercial or multifamily residential with a one (1) inch stroke.

Multiple units (i.e., apartments, condominium, townhouses, businesses, etc.) having entrance doors not visible from the street or road shall have approved numbers grouped for all businesses within each structure and positioned to be plainly visible from the street or road. Said numbers may be grouped on the wall of the structure or on a substantial mounting post independent of the structure.

5. Section 903.2 Where required is hereby revised as follows:

903.2 Where required. Approved automatic sprinkler systems in buildings and structures shall be provided when one of the following conditions exists:

1. New buildings: Notwithstanding any applicable provisions of Sections 903.2.1 through 903.2.19, an automatic fire-extinguishing system shall be installed in all occupancies when the total building area, as defined in Section 202, exceeds 5,000 square feet (465 m²) or more than two stories in height, regardless of fire areas or allowable area.
2. Existing Buildings: Notwithstanding any applicable provisions of this code, an automatic sprinkler system shall be provided in an existing building when an addition occurs and when one of the following conditions exists:
 - a. When an addition is 33% or more of the existing building area, and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202;
or
 - b. When an addition exceeds 2000 square feet (186 m²) and the resulting building area exceeds 5000 square feet (465 m²) as defined in Section 202.

- c. An additional story is added above the second floor regardless of fire areas or allowable area.

Exception: Group R-3 occupancies. Group R-3 occupancies shall comply with Section 903.2.8.

- 6. Section 903.2.8 Group R is hereby revised as follows with no change to the exceptions:

903.2.8 Group R. An automatic sprinkler system installed in accordance with Section 903.3 shall be provided throughout all buildings with a Group R fire area as follows:

- 1. New Buildings: An automatic sprinkler system shall be installed throughout all new buildings.
- 2. Existing Buildings: An automatic sprinkler system shall be installed throughout when the building area exceeds 3,600 square feet (334 m²) and when one of the following conditions exists:
 - a. When an addition is 33% or more of the existing building area as defined in Section 202, within a two-year period; or
 - b. An addition when the existing building is already provided with automatic sprinklers; or
 - c. When an existing Group R Occupancy is being substantially renovated, and where the scope of the renovation is such that the Building Code Official determines that the complexity of installing a sprinkler system would be similar as in a new building.
- 7. Section 903.3.5.3 Hydraulically calculated systems is hereby added as follows:

903.5.3 The design of hydraulically calculated fire sprinkler systems shall not exceed 90% of the water supply capacity.

Exception: When static pressure exceeds 100 psi, and when required by the fire code official, the fire sprinkler system shall not exceed the water supply capacity specified by Table 903.5.3.

8. Section 1505.1 is hereby amended to the following:

Minimum Class B Roof Covering. The roof covering on any structure regulated by this code shall be as specified in amended table 1505.1 and shall be classified not less than Class B.

9. Table 1505.1 is hereby amended, by the deletion of Table 1505.1 and the addition of a new Table 1505.1 thereto, to read as follows:

TABLE 1505.1
MINIMUM ROOF COVERING CLASSIFICATIONS
TYPES OF CONSTRUCTION

IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
B	B	B	B	B	B	B	B	B

10. Section 1505.1.3 is hereby amended, by the deletion of the entire section and the addition of a new section thereto, to read as follows:

1505.1.3 Roof coverings within all other areas. The entire roof covering of every existing structure where more than 50 percent of the total roof area is replaced within any one-year period, the entire roof covering of every new structure, and any roof covering applied in the alteration, repair or replacement of the roof of every existing structure, shall be a fire-retardant roof covering that is at least Class B.

11. Section 1511.3 is hereby amended by adding the following:

Not more than one (1) overlay of asphalt shingles shall be applied over an existing asphalt shingle roof.

Not more than one (1) overlay of asphalt shingle roofing shall be applied over wood shingles. Asphalt shingles applied over wood shingles shall have an overlay underlayment of not less than type 30 non-perforated felt.

12. Section 1907 is hereby amended by adding the following:

Type V cement complying with table No. 1904A.2 for severe sulfate exposure or equal is required for use in all R-1, R-3 and U-1 Occupancies footings and slabs on grade. Slabs on grade shall be protected from exposure to moisture by not less than a 10 mil. thick moisture barrier.

13. Section 3109.2 is hereby amended by adding the following definition:

PRIVATE POOL is any constructed pool, permanent or portable, which is intended for non-commercial use as a swimming pool by not more than three owner families and their guests.

14. Section 3109.2 is amended to clarify that pool barriers which are already in the Code are scoped so as to apply on all private swimming pools and shall be amended as follows:

The top of the pool barrier shall be not less than 5' (60") above grade measured from the side of the barrier that faces away from the swimming pool.

15. Chapter 35 Referenced Standards

Refer to OCFA fire Code Local Amendments Chapter 80 for Referenced Standards.

(c) The following amendments are added to the 2025 California Residential Code:

16. Chapter 2 Section 202 Definitions is hereby revised by adding "OCFA" and "Spark Arrestor" as follows:

Spark Arrestor. A listed device constructed of noncombustible material specifically for the purpose of meeting one of the following conditions:

1. Removing and retaining carbon and other flammable particles/debris from the exhaust flow of an internal combustion engine in accordance with the California Vehicle Code Section 38366.
2. Fireplaces that burn solid fuel in accordance with California Building Code Chapter 28.

Chapter 3 Building Planning is adopted in its entirety with the following amendments and additions:

17. Section R301.9 Fuel Modification Requirements for New Construction is hereby added as follows:

R301.9 Fuel Modification Requirements for New Construction. All new structures and facilities adjoining land containing hazardous combustible vegetation shall be approved and in accordance with the requirements of OCFA Guideline C-05 "Vegetation Management Guideline – Technical Design for new Construction Fuel Modification Plans and Maintenance Program."

18. Section R309.6 Fire sprinkler attached garages, and carports with habitable space above is hereby amended by modifying the exception as follows:

Exception: An automatic residential fire sprinkler system shall not be required when additions or alterations are made to existing carports and/or garages that do not have an automatic residential fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

19. Section R313.1 Townhouse automatic fire sprinkler systems is hereby amended by modifying the exception as follows:

Exception: An automatic residential fire sprinkler system shall not be required when additions or alterations are made to existing townhouses that do not have an automatic fire sprinkler system installed unless a sprinkler system is required in accordance with California Fire Code Section 903.2.8.

20. Section R313.2 One- and two-family dwellings automatic fire sprinkler systems is hereby amended by modifying the exception as follows:

Exception: An automatic residential fire sprinkler system shall not be required for additions or alterations to existing buildings that are not already provided with an automatic residential sprinkler system unless a sprinkler system is required in accordance with California Fire Code, OCFA Local Amendments Section 903.2.8.

21. Section R313.3.6.2.2 Calculation procedure is hereby revised as follows:

Section R313.3.6.2.2 Calculation procedure. Determination of the required size for water distribution piping shall be in accordance with the following procedure and California Fire Code Section 903.3.5.

22. R319 Site Address is hereby revised as follows:

R319 Site Address. New and existing buildings shall have approved

address numbers, building numbers or approved building identification placed in a position that is plainly legible and visible from the street or road fronting the property. These numbers shall contrast with their background. Where required by the fire code official, address numbers shall be provided in additional approved locations to facilitate emergency response. Address numbers shall be Arabic numbers or alphabetical letters. Numbers shall be a minimum of 4 inches (101.6 mm) high with a minimum stroke width of 0.5 inch (12.7 mm), and 6" letters with a 1" stroke for commercial. Where access is by means of a private road and the building cannot be viewed from the public way, a monument, pole or other sign or means shall be used to identify the structure. Address numbers shall be maintained.

23. Section R337.1.3 Application is hereby revised as follows:

R337.1.3 Application. New buildings located in any Fire Hazard Severity Zone, or any Wildland-Urban Interface Fire Area designated by the enforcing agency constructed after the application date, and additions to and remodel of buildings constructed before 2012 located in areas currently designated as such, shall comply with the provisions of this chapter. The provisions shall also apply to additions, remodels, and accessory structures located within 100 feet of a fuel modification zone, vegetation management area, or similar area containing hazardous combustible vegetation, regardless of whether the property is currently located in a designated Fire Hazard Severity Zone or Wildland-Urban Interface Area, when materials and/or construction methods for exterior wildfire exposure were previously required at the property by the Building or Fire Code Official.

Exceptions:

1. Buildings of an accessory character classified as a Group U occupancy and not exceeding 120 square feet in floor area, when located at least 30 feet from an applicable building.
2. Buildings of an accessory character classified as a Group U occupancy of any size located at least 50 feet from an applicable building.
3. Buildings classified as a Group U Agricultural Building, as defined in Section 202 of this code (see also Appendix C – Group U Agricultural Buildings), when located at least 50 feet from an applicable building.

24. Section R902.1 through 902.2 is hereby amended as follows:
Not less than Class B roofing permitted. A minimum of Class A or B roof covering is required.

25. Chapter 10 Chimneys and Fireplaces is adopted in its entirety

and newly amended this code cycle by adding section 1001.13 as follows:

Section R1001.13 Chimney spark arrestors is hereby added as follows:

R1001.13 Chimney spark arresters. All chimneys attached to any appliance or fireplace that burns solid fuel shall be equipped with an approved spark arrester. Chimneys serving outdoor appliances or fireplaces shall be equipped with a spark arrester. The spark arrester shall meet the requirements of Section 2113.9.2 of the California Building Code.

Section R1001.13 Outdoor Fireplaces, Fire Pits, Fire Rings, or similar devices is hereby added as follows:

R1001.13 Outdoor Fireplaces, Fire Pits, Fire Rings, or similar devices. Outdoor fireplaces, fire pits, fire rings, or similar exterior devices shall comply with this section.

Exception: Barbeques, grills, and other portable devices intended solely for cooking

Section R1001.13.1 Gas-fueled devices is hereby added as follows:

R1001.13.1 Gas-fueled devices. Outdoor fireplaces, fire pits and similar devices fueled by natural gas or liquefied-petroleum gas are allowed when approved by the Building Department and the device is designed to only burn a gas flame and not wood or other solid fuel. At R-3 occupancies, combustible construction shall not be located within three feet of an atmospheric column that extends vertically from the perimeter of the device. Where a permanent Building Department approved hood and vent is installed, combustible construction may encroach upon this column between the bottom of the hood and the vent opening. Where chimneys or vents are installed, they shall have a spark arrester in accordance with Section R1003.9.2.

Section R1001.13.2 Devices using wood or fuels other than natural gas or liquefied-petroleum gas is hereby added as follows:

R1001.13.2 Devices using wood or fuels other than natural gas or liquefied-petroleum gas. Fireplaces burning wood or other solid fuel shall be constructed in accordance with Section R1001. Fires in a fireplace shall be contained within a firebox with an attached chimney. The opening in the face of the firebox shall have an installed and maintained method of arresting sparks. The burning of wood or other solid fuel in a device is not allowed within 15 feet of combustible structures, unless within a permanent or portable fireplace.

Section R1001.13.3 Devices using wood or fuels other than natural gas or liquefied-petroleum gas is hereby added as follows:

R1001.13.3 Where prohibited. The burning of wood and other solid fuels shall not be conducted within a fuel modification zone. Wood and other solid fuel burning fires in devices other than permanent fireplaces are not allowed within Wildfire Risk Areas (WRA) and adopted Fire Hazard Severity Zones (FHSZ) or in locations where conditions could cause the spread of fire to the WRA or FHSZ, unless determined by the Fire Code Official that the location or design of the device should reasonably prevent the start of a wildfire.

Chapter 44

Referenced Standards

(R-3 Occupancy related standards are included)

26. Chapter 44 Referenced Standards is adopted in its entirety with the following amendments:

Section 8.15.1.2.7 is hereby revised as follows:

8.15.1.2.7 Concealed spaces filled with noncombustible insulation shall not require sprinkler protection when approved by fire code official.

Section 11.1.1.1 is hereby added as follows:

11.1.1.1 When fire sprinkler systems are required in buildings of undetermined use other than warehouses, they shall be designed and installed to have a fire sprinkler density of not less than that required for an Ordinary Hazard Group 2 use, with no reduction(s) in density or design area. Warehouse fire sprinkler systems shall be designed to Figure 16.2.1.3.2 (d) curve "G". Use is considered undetermined if a specific tenant/occupant is not identified at the time the sprinkler plan is submitted. Where a subsequent use or occupancy requires a system with greater capability, it shall be the responsibility of the occupant to upgrade the system to the required density for the new use or occupancy.

Section 11.2.3.1.1.1 is hereby added as follows:

11.2.3.1.1.1 The available water supply for fire sprinkler system design shall be determined by one of the following methods, as approved by the fire code official:

- 1) Subtract the project site elevation from the low water level for the appropriate pressure zone and multiply the result by 0.433.
- 2) Use a maximum of 40 psi, if available.

3) Utilize the OCFA water-flow test form/directions to document a flow test conducted by the local water agency or an approved third party licensed in the State of California.

27. NFPA 13D 2025 Edition, Standard for the Installation of Sprinkler Systems in One- and Two-Family Dwellings and Manufactured Homes is hereby amended as follows:

Section 7.1.2 is hereby revised as follows:

7.1.2 The sprinkler system piping shall not have separate control valves installed unless supervised by a central station, proprietary, or remote station alarm service.

28. 2025 CRC Appendix V is hereby amended to conform with 2025 CBC section 3109.2 as amended in items 13 and 14 above. Enclosure height shall be 60" minimum.

(d) The 2025 California Green Building Code is hereby amended as follows:

29. Section 202 is amended to add the following definition:

Sustainability. Consideration of present development and construction impacts on the community, the economy, and the environment without compromising the needs of the future.

(e) The following amendment is made to the California Mechanical Code, 2025 edition, adopted by this Chapter.

30. Section 301.0 is hereby amended by adding the following paragraph:

Equipment regulated by this Code shall not be located in any required front yard as established by the building code or zoning ordinances. Equipment may be located in a required side yard subject to Cypress Zoning Ordinance.

(f) The following amendment is made to the Uniform Housing Code, 1997 edition, adopted by this Chapter:

31. Chapter 2 is hereby amended by adding thereto the following sections:

Section 201.1 - Authority. The Building Official and the health

officer are hereby authorized and directed to administer and enforce all of the provisions of this Code. For such purposes, they shall have the powers of law enforcement officers.

Section 201.2. Right of Entry. Whenever necessary to make an inspection to enforce any of the provisions of this code and the technical codes, or whenever the Building Official or health officer or their authorized representatives have reasonable cause to believe that there exists in any building, or upon any premises, any condition or code violation which makes such building or premises unsafe, dangerous or hazardous, the Building Official, the health officer or their authorized representatives may enter such building or premises at all reasonable times, to inspect the same or to perform any duty imposed upon the Building Official or the health officer by such codes, provided that if such building or premises be occupied, the Building Official, the health officer or their authorized representatives, shall first present proper credentials and demand entry; and if such building or premises be unoccupied, they shall first make reasonable effort to locate the owner or other persons having charge or control of the building or premises and request entry. If such entry is refused, the Building Official, the health officer or their authorized representatives shall have recourse to every remedy provided by law to secure entry.

No owner or occupant or any other person having charge, care or control of any building or premises shall fail or neglect, after proper request is made as herein provided, to promptly permit entry therein by the Building Official, the health officer or their authorized representatives for the purpose of inspection and examination pursuant to this code. Any person violating this subdivision shall be guilty of a misdemeanor, and subject to punishment in accordance with Section 1-7 of the Code of the City of Cypress.

(g) The following amendments are added to California Administrative Code, 2025 edition:

32. Chapter 1 is amended to add the following:

(a) Right of Entry. Whenever necessary to make an inspection to enforce any of the provisions of this code and the technical codes, or whenever the Building Official or health officer or their authorized representatives have reasonable cause to believe that there exists in any building, or upon any premises, any condition or code violation which makes such building or premises unsafe, dangerous or hazardous, the Building Official, the health officer or their authorized representatives may enter such building or premises at all reasonable times, to inspect the same or to perform any duty imposed upon the Building Official or the

health officer by such codes, provided that if such building or premises be occupied, the Building Official, the health officer or their authorized representatives, shall first present proper credentials and demand entry; and if such building or premises be unoccupied, they shall first make reasonable effort to locate the owner or other persons having charge or control of the building or premises and request entry. If such entry is refused, the Building Official, the health officer or their authorized representatives shall have recourse to every remedy provided by law to secure entry.

No owner or occupant or any other person having charge, care or control of any building or premises shall fail or neglect, after proper request is made as herein provided, to promptly permit entry therein by the Building Official, the health officer or their authorized representatives for the purpose of inspections and examination pursuant to this code. Any person violating this subdivision shall be guilty of a misdemeanor, and subject to punishment in accordance with Section 1-7 of the Code of the City of Cypress.

(b) Failure to Obtain Permit, Pay Fees

Failure to obtain a permit and pay fees therefore before commencing work shall be deemed evidence of violation of the provisions of this Code. The amount of the permit fee shall be doubled for work commenced before a permit is issued.

(c) Collection and Refund of Fees

The Building Official shall collect such fees as are provided to be paid by this Code. In the event that any person has obtained a permit hereunder and no portion of the work of construction covered by such permit has been commenced, such permittee shall be entitled to a refund of eighty percent (80%) of the fee paid for such permit upon presentation of a written request therefore.

SECTION III: This Ordinance is exempt from the provisions of the California Environmental Quality Act, ("CEQA"), 14 California Code of Regulations Section 15061(b)(3).

SECTION IV: If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court or competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of Cypress hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase or portion hereof, irrespective of the fact that any one or more section, subsections, clauses phrases, or portions be declared invalid or unconstitutional.

SECTION V: The City Clerk is hereby authorized and directed to

certify as the passage of this Ordinance and to give notice thereof by causing copies of this Ordinance to be posted in three public places throughout the City.

FIRST READING at a regular meeting of the City Council of the City of Cypress held on the 13th day of October 2025, and finally adopted and ordered posted at a regular meeting held on the 27th day of October 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I, LINDA BERGLUND, Interim City Clerk of the City of Cypress, DO
HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular
meeting of the City Council of the City of Cypress held on the 27th day of
October 2025, by the following roll call vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS
ABSENT:	COUNCIL MEMBERS

CITY CLERK OF THE CITY OF CYPRESS

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS AMENDING CHAPTER 8 OF THE CYPRESS MUNICIPAL CODE AND THEREBY ADOPTING BY REFERENCE THE CALIFORNIA ELECTRICAL CODE, 2025 EDITION, WITH CERTAIN AMENDMENTS AND REPEALING ORDINANCE NO. 1200

THE CITY COUNCIL OF THE CITY OF CYPRESS DOES HEREBY ORDAIN AS FOLLOWS:

SECTION I: Section 8-1 of Chapter 8 of the Municipal Code of the City of Cypress is hereby amended to read as follows:

“ARTICLE I. IN GENERAL,”

Section 8-1 California Electrical Code - Adopted, where filed.

There hereby is adopted by reference, as the Electrical Code of the City of Cypress, the California Electrical Code, 2025 edition, (based on the 2023 National Electrical Code), as amended by Sections 8-2 and 8-3 of this chapter, one (1) copy of which is on file in the office of the City Clerk.”

SECTION II: Section 8-2 of Chapter 8 of the Municipal Code of the City of Cypress is hereby amended to read as follows:

“Section 8-2 Amendments.

(a) *Findings*. The following amendments and modifications to the 2025 edition of the California Electrical Code are hereby found to be reasonably necessary due to consideration of specific local climatic, geological, or topographical conditions as follows:

1. Local climatic conditions necessitate that residential dwelling units be protected from construction practices and electricity usage practices that have had a history of causing or contributing to the cause of fire related damage to residential dwelling structures in the City of Cypress. (Affects Section 110-5, 210-1, 300-6, 334-12, and 422-4)
2. Local geological conditions in the City of Cypress, require that grounding electrodes be manufactured of corrosion-resistant material to protect the grounding electrode from deterioration due to high sulfate levels found in the soil. [Affects Section 300-6]

(b) *Amendments*. The following amendments are made to the California Electrical Code, 2025 edition as adopted by this Chapter.

Section 90-4 is hereby amended to add the following paragraphs:

1. The Building Official of the City of Cypress, or the Building Official's authorized representative, is hereby designated as the enforcing authority and vested with the authority to enforce all of the provisions of this Code. Whenever necessary to make an inspection to enforce any of the provisions of this Code, or whenever the Building Official or the Building Official's authorized representative have reasonable cause to believe that there exists in any building, or upon any premises, any condition or code violation which makes such building or premises unsafe, dangerous or hazardous, the Building Official by such codes, provided that if such building or premises be occupied, the Building Official or the Building Official's authorized representative shall first present proper credentials and demand entry; and if such building or premises be unoccupied, they shall first make a reasonable effort to locate the owner or other persons having charge or control of the building or premises and request entry. If such entry is refused, the Building Official, or the Building Official's authorized representative shall have recourse to every remedy provided by law to secure entry.

No owner or occupant or any other person having charge, care or control of any building or premises shall fail to neglect, after proper request is made as herein provided, to promptly permit entry therein by the Building Official or the Building Official's authorized representative for the purpose of inspection and examination pursuant to this Code. Any person violating this subdivision shall be guilty of a misdemeanor, and subject to punishment in accordance with Section 1-7 of the Code of the City of Cypress.

2. Section 110-5 is hereby amended to add the following:

Notwithstanding any provision or provisions to the contrary, no aluminum conductors smaller than #8 A.W.G. shall be used.

3. Section 210-1 is hereby amended to add the following:

Accessory uses or other buildings, signs, etc., separately located on the same lot or premises, shall have connecting conductors run underground.

Where spare circuit protective devices are provided or space for future circuit protective devices is provided on the bus in

any flush or semi-flush mounted panel, then raceways of sufficient capacity to permit utilization of such space or spaces shall be provided to an approved accessible location. Such accessible location is normally defined as follows: Where sufficient attic space is available or under floor space is available, a raceway shall terminate conveniently for future use in each such space. Where this condition does not exist or other factors govern, then such terminations shall be approved by the enforcing authority.

4. Section 300-6 is hereby amended to add the following:

a. A minimum of 10 mil pipe wrap must be installed on all metallic conduit installed underground and must extend 6" inches above grade.

5. Section 334 is hereby amended by adding Section 334-12 (A) 11:

334-12(A) Uses Not Permitted. (11) Nonmetallic-sheathed cable shall not be used for exposed wiring in unfinished garages and basements. Nonmetallic cable shall only be used for concealed wiring in one- and two-family dwellings or multi-family dwellings (apartment houses) not exceeding three floors above grade.

6. Section 422-4 is hereby amended to add subsection (a) to read as follows:

(a) In every dwelling unit, fixed appliances, such as food grinders, dishwashers, washing machines, dryers, laundry tray locations, built-in heaters, or any other fixed appliances with 1/4 H.P. motor or larger shall be on a separate branch circuit supplied by a minimum No. 12 A.W.G. wire. Each dwelling unit shall have installed therein an individual food waste grinder branch circuit. Said circuit shall be supplied with a minimum No. 12 A.W.G. wire and a 15-ampere indicating type switch. Said switch shall be located in the wall adjacent to the sink. Food waste grinder shall be wired with a minimum of No. 16 A.W.G. 3-wire S.P.T.-33 thermo-plastic, hard-finish cord or equal and an approved grounding type cord grip cap must be used.

SECTION III Section 8-3 of Chapter 8 of the Municipal Code of the City of Cypress is hereby amended to read as follows:

"Section 8-3. Additional Provisions

(a) In addition to the California Electrical Code, 2025 edition, adopted by reference herein as the Electrical Code of the City of Cypress, the following provisions shall be applicable in the City of Cypress:

1. Further Scope. All electrical, telephone, C.A.T.V. and similar service wires or cables, carrying below 34 K.V. capacity, which provide direct service to the property being developed, shall, within the exterior boundary lines of such property, be installed underground. Risers on existing poles and buildings are permitted and shall be provided by the developer or owner onto the pole, which provides service to said property. Utility service poles may be placed on the rear of the property to be developed, only for the purpose of terminating underground facilities. The developer or owner is responsible for complying with the requirements of the utility companies for the installation of such facilities.

For the purpose of this Section, appurtenances, and associated equipment such as, but not limited to, surface mounted transformers, pedestal mounted terminal boxes and meter cabinets, and concealed ducts in an underground system, may be placed above ground. The City Council may waive the requirements of this Section if topography, soil, or any other conditions make such underground installation impossible or impractical.

2. Concealed Wiring. When any part of a wiring installation is to be hidden from view by the permanent placement of parts of the building, the person, firm, or corporation installing the wiring installation shall notify the Building Official and such parts of the wiring installation shall not be concealed until they have been inspected and approved by the Building Official.

3. Inspections and Corrections. Upon completion of the work which has been authorized by issuance of any permit, except an annual permit, it shall be the duty of the person, firm, or corporation installing the same to notify the Building Official, who shall inspect the installation as soon thereafter as practicable. If, upon inspection, the installation is not found to be in conformity with the provisions of this Code, or any other applicable statute, the Building Official shall notify the person, firm, or corporation making the installation, stating the defects, which have been found to exist. All defects shall be corrected within ten (10) days after inspection and notification, or within a time period authorized by the Building Official. No electrical installation shall be energized until inspected and approved by the Building Official.

4. Temporary Connection. When authorizing the connection and use of temporary or incomplete work, such authorization shall expire at a time stated by the Building Official.

5. Standards for the Installation of Electrical Equipment. All industrial, commercial, and residential electrical installations within the governmental jurisdiction covered by this Code, shall be in conformity with the provisions of this Code, all applicable State laws, and in accordance with the National Fire Protective Association standards for safety to life and property.

6. Listing or Labeling. Listing or labeling as conforming to the standards of Underwriters Laboratories, Inc., as approved by the United States Bureau of Mines, the American Standards Association, the United States Bureau of Standards, or other similar institutions of nationally recognized standing, shall be prima facie evidence of conformity with approved standards of safety to life and property.

SECTION IV: This Ordinance is exempt from the provisions of the California Environmental Quality Act, ("CEQA"), 14 California Code of Regulation 15061(b)(3).

SECTION V: If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance, is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each section, subsection, subdivision, sentence, clause, phrase or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases or portions thereof be declared invalid or unconstitutional.

SECTION VI: The City Clerk is hereby authorized and directed to certify as the passage of this Ordinance and to give notice thereof by causing copies of this Ordinance to be posted in three public places throughout the City.

FIRST READING at a regular meeting of the City Council of the City of Cypress held on the 13th day of October, 2025 and finally adopted and ordered posted at a regular meeting held on the 27th day of October, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I, LINDA BERGLUND, Interim City Clerk of the City of Cypress, DO HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of the City Council of the City of Cypress held on the 27th day of October, 2025, by the following roll call vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS
ABSENT:	COUNCIL MEMBERS

CITY CLERK OF THE CITY OF CYPRESS

ORDINANCE NO. _____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS AMENDING CHAPTER 19 OF THE CYPRESS MUNICIPAL CODE AND THEREBY ADOPTING BY REFERENCE THE FOLLOWING CODES WITH CERTAIN AMENDMENTS THERETO: THE 2025 EDITION OF THE CALIFORNIA PLUMBING CODE, THE 2024 EDITION OF THE INTERNATIONAL SWIMMING POOL, SPA, AND HOT TUB CODE, AND THE UNIFORM PLUMBING CODE MATERIAL AND INSTALLATION STANDARDS AND REPEALING ORDINANCE NO. 1201.

THE CITY COUNCIL OF THE CITY OF CYPRESS DOES ORDAIN AS FOLLOWS:

SECTION I: Section 19-1 of Chapter 19 of the Cypress Municipal Code is hereby amended to read as follows:

SECTION 19-1 California Plumbing Codes - Adopted, where filed.

The following are hereby adopted by reference as the Plumbing Codes of the City of Cypress, one (1) copy of each which is on file in the office of the City Clerk:

- a. California Plumbing Code, 2025 edition, with appendices; (Based on the 2024 Uniform Plumbing Code)
- b. International Swimming Pool, Spa and Hot Tub Code, 2024 edition.
- c. Uniform Plumbing Code Material and Installation Standards, 2024 edition.

SECTION II: Section 19-2 of Chapter 19 of the Cypress Municipal Code is hereby amended as follows:

Section 19-2 California Plumbing Codes; amendments, additions, and deletions.

- a) The following amendments and modifications are hereby found to be reasonably necessary due to consideration of specific local climatic, geological, or topographical conditions as follows:

CALIFORNIA PLUMBING CODE, 2025 EDITION

1. Section 411 is amended by adding Section 411.4 as follows:

The Building Official may allow the use of standard flush toilets or urinals, when, in the opinion of the Building Official, the

configuration of the building drainage system requires a greater quantity of water to adequately flush the system.

This amendment is necessary due to the extremely flat topography within the city, which may require the use of decreased slopes with increased volume on drainage systems.

2. Section 610.8 is hereby amended to add the following:

Not less than one (1) hose bib in rear yard area must be piped in $\frac{3}{4}$ " inch supply pipe.

This amendment is necessary to provide consistency with the zoning provisions of the Cypress Municipal Code and to provide additional fire suppression capacity for the rear yard.

3. All other modifications to this Code are administrative in nature.

SECTION III: Section 19-3 of Chapter 19 of the Cypress Code is amended as follows:

SECTION 19-3 - International Swimming Pool Code; Amendments.

The following amendments are made to the International Swimming Pool Code, 2024 edition, adopted by this Chapter:

4. Swimming Pools/Spas - Enclosures Required.

No person shall maintain a swimming pool/spa in the City unless an enclosure, as provided for in this article, is maintained on the lot or premises upon which such pool/spa is situated.

Upon commencement of excavation for a new pool/spa, temporary fencing shall be installed.

Enclosure Specifications shall comply with 2025 California Building Code, Section 3109 as amended, and Cypress Municipal Code section 19-10 through 19-12.

SECTION IV: This Ordinance is exempt from the provisions of the California Environment Quality Act, ("CEQA"), 14 California Code of Regulation 15061(b)(3).

SECTION V: If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City

of Cypress hereby declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase or portion hereof, irrespective of the fact that any one or more section, subsections, clauses, phrases, or portions be declared invalid or unconstitutional.

SECTION VI. The City Clerk is hereby authorized and directed to certify as the passage of this Ordinance and to give notice thereof by causing copies of this Ordinance to be posted in three public places throughout the City.

FIRST READING at a regular meeting of the City Council of the City of Cypress held on the 13th day of October, 2025 and finally adopted and ordered posted at a regular meeting held on the 27th day of October, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF

CYPRESS STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I, LINDA BERGLUND, Interim City Clerk of the City of Cypress, DO HEREBY CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of the City Council of the City of Cypress held on the 27th day of October, 2025, by the following roll call vote:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS
ABSENT:	COUNCIL MEMBERS

CITY CLERK OF THE CITY OF CYPRESS

ORDINANCE NO.

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF CYPRESS AMENDING SECTIONS 5-3 OF CHAPTER 5 OF THE CYPRESS MUNICIPAL CODE, AND THEREBY ADOPTING BY REFERENCE THE CALIFORNIA FIRE CODE, 2025 EDITION, WITH CERTAIN AMENDMENTS AND REPEALING ORDINANCE NO. 1202

THE CITY COUNCIL OF THE CITY OF CYPRESS DOES HEREBY ORDAIN AS FOLLOWS:

SECTION I. Section 5-3 of Chapter 5 of the Municipal Code of the City of Cypress is hereby amended to read as follows:

“Sec. 5-3” California Fire Code, Adoption, Amendments.

(a) Section 5-3.010. *Adopted.* An ordinance of the City of Cypress adopting the California Fire Code, 2025 Edition, based on the 2024 International Fire Code, regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises in the City of Cypress; providing for the issuance of permits and collection of fees therefore; repealing Ordinance No. 1161 of the City of Cypress and all other ordinances and parts of the ordinances in conflict therewith.

For the purpose of prescribing regulations and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises as herein provided, the following fire codes subject to the modifications set forth in this Chapter, are hereby adopted: the California Fire Code, 2025 Edition, based on the 2024 International Fire Code as published by the International Code Council as amended by this chapter shall constitute the Fire Regulations of the City of Cypress. Where the California Code of Regulations and State Building Standards Code of Regulations differ from any sections of the Fire Code, State regulations shall prevail over the Fire Code.

One (1) copy of all the above codes and standards therefore are on file in the office of the fire code official pursuant to Health and Safety Code Section 18942 (d) (1) and are made available for public inspection.

Notwithstanding the provisions of the above-referenced construction codes, all fees for services provided pursuant to the Fire Code shall not take effect until a resolution for such fees is adopted by the Orange County Fire Authority Board of Directors pursuant to California Government Code Sections 66016 and 66020.

(b) *Section 5-3.020 Enforcement and inspections.* The California Fire Code with amendments shall be enforced by the Orange County Fire Authority, which shall be operated under the Fire Chief of the Orange County Fire Authority. The Fire Chief of the Orange County Fire Authority may detail such members of the fire authority as inspectors as shall be necessary from time to time.”

SECTION II. Section 5-3.030 of Chapter 5 of the Municipal Code of the City of Cypress is hereby repealed. In its place, Section 5-3.030 shall include the following amendments to the California Fire Code, and shall read as follows:

(c) *Section 5-3.030 Amendments and Findings.*

FINDINGS

I. Climatic Conditions

- A. Orange County is located in a semi-arid Mediterranean type climate. It annually experiences extended periods of high temperatures with little or no precipitation. Hot, dry (Santa Ana) winds, which may reach speeds of 70 M.P.H. or greater, are also common to the area. These climatic conditions cause extreme drying of vegetation and common building materials. Frequent periods of drought and low humidity add to the fire danger. This predisposes the area to large destructive fires (conflagration). In addition to directly damaging or destroying buildings, these fires are also prone to disrupt utility services throughout the County. Obstacles generated by strong wind, such as fallen trees, streetlights and utility poles will greatly impact the response time to reach an incident scene.
- B. The climate alternates between extended periods of drought and brief flooding conditions. Flood conditions may affect the Orange County Fire Authority’s ability to respond to a fire or emergency condition. Floods also disrupt utility services to buildings and facilities within the County.
- C. Water demand in this densely populated area far exceeds the quantity supplied by natural precipitation; and although the population continues to grow, the already-taxed water supply does not. Due to storage capacities and consumption, and a limited amount of rainfall, future water allocation is not fully dependable. This necessitates the need for additional and on-site fire protection features.
- D. These dry climatic conditions and winds contribute to the rapid spread of even small fires originating in high-density housing or vegetation. These fires spread very quickly and create a need for increased levels of fire protection. The added protection of fire sprinkler systems and other fire protection features will supplement normal fire department response by providing immediate protection for the building occupants and by containing

and controlling the fire spread to the area of origin. Fire sprinkler systems will also reduce the use of water for firefighting by as much as 50 to 75 percent.

II. Topographical conditions

- A. Natural; slopes of 15 percent or greater generally occur throughout the foothills of Orange County. The elevation change caused by the hills creates the geological foundation on which communities with Orange County are built and will continue to build. With much of the populated flatlands already built upon, future growth will occur steeper slopes and greater constraints in terrain.
- B. Traffic and circulation congestion is an artificially created, obstructive topographical condition, which is common throughout Orange County.
- C. These topographical conditions combine to create a situation that places fire department response time to fire occurrences at risk and makes it necessary to provide automatic on-site fire-extinguishing systems and other protection measures to protect occupants and property.

III. Geological Conditions

The Orange County region is a densely populated area that has buildings constructed over and near a vast and complex network of faults that are believed to be capable of producing future earthquakes similar or greater in size than the 1994 Northridge and the 1971 Sylmar earthquakes. Earthquake faults run along the northeast and southwest boundaries of Orange County. The Newport-Inglewood Fault, located within Orange County was the source of the destructive 1933 Long Beach earthquake (6.3 magnitude) which took 120 lives and damaged buildings in an area from Laguna Beach to Marina Del Rey to Whittier. In December 1989, another earthquake occurred in the jurisdiction of Irvine at an unknown fault line. Regional planning for reoccurrence of earthquakes is recommended by the state of California, Department of Conservation.

- A. Previous earthquakes have been accompanied by disruption of traffic flow and fires. A severe seismic event has the potential to negatively impact any rescue or fire suppression activities because it is likely to create obstacles similar to those indicated under the high wind section above. The October 17, 1989, Santa Cruz earthquake resulted in one major fire in the Marina District (San Francisco). When combined with the 34 other fires locally and over 500 responses, the department was taxed to its fullest capabilities. The Marina fire was difficult to contain because mains supplying water to the district burst during the earthquake. This situation creates the need for both

additional fire protection and automatic on-site fire protection for building occupants. State Department of Conservation noted in their 1988 report (Planning Scenario on a Major Earthquake on the Newport-Inglewood Fault Zone, page 59), “unfortunately, barely meeting the minimum earthquake standards of building codes places a building on the verge of being legally unsafe.”

- B. Road circulation features located throughout the County also make amendments reasonably necessary. Located through the County are major roadways, highways and flood control channels that create barriers and slow response times. Hills, slopes, street, and storm drain design combined with occasional heavy rainfall, cause roadway flooding and landslides, and at times may make an emergency access route impassable. There are areas in Orange County that naturally have extended emergency response times that exceed the 5-minute goal.
- C. Soils throughout the County possess corrosive properties that reduce the expected usable life of water services when metallic pipes are in contact with soils.

Due to the topographical conditions of sprawling development separated by waterways and narrow and congested streets and the expected infrastructure damage inherent in seismic zone described above, it is prudent to rely on automatic fire sprinkler systems to mitigate extended fire department response time and keep fires manageable with reduced fire flow (water) resources available for a given structure. Additional fire protection is also justified to match the current resources of firefighting equipment and personnel within the Orange County Fire Authority.

Amendments

Chapter 1 Scope and Administration

Chapter 1 General Requirements is adopted in only those sections and subsections adopted by SFM with the following amendments:

Section 113.4 Violation penalties is hereby revised as follows:

113.4 Violation penalties. Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or shall fail to comply with any issued orders or notices or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code, shall be subject to penalties assessed as prescribed in the OCFA Prevention Field Services adopted fee schedule. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section 113.4.2 Infraction and misdemeanor is hereby added as follows:

113.4.2 Infraction and misdemeanor. Persons operating or maintaining any occupancy, premises or vehicle subject to this code that shall permit any fire or life safety hazard to exist on premises under their control shall be guilty of an infraction. Persons who fail to take immediate action to abate a fire or life safety hazard when ordered or notified to do so by the chief or a duly authorized representative are guilty of a misdemeanor.

Chapter 2 Definitions

Chapter 2 Definitions is adopted in its entirety as amended by the SFM with the following amendments:

Sections 202 General Definitions is hereby revised by adding “OCFA,” and “Spark Arrester” as follows:

OCFA: Orange County Fire Authority, fire authority having jurisdiction.

SPARK ARRESTER. A listed device constructed of noncombustible material specifically for the purpose of meeting one of the following conditions:

1. Removing and retaining carbon and other flammable particles/debris from the exhaust flow of an internal combustion engine in accordance with California Vehicle Code Section 38366.
2. Fireplaces that burn solid fuel in accordance with California Building Code Chapter 28.

Chapter 3 General Requirements

Chapter 3 General Requirements is adopted in only those sections and subsections adopted by the SFM with the following amendments:

Section 304.1.3 Vegetation is hereby revised as follows:

304.1.3 Vegetation. Weeds, grass, vines or other growth that is capable of being ignited and endangering property, shall be cut down and removed by the owner or occupant of the premises. Vegetation clearance requirement in urban-wildland interface areas shall be in accordance with *Part 7, the California Wildland-Urban Interface Code. Type, amount, arrangement, and maintenance of vegetation in a fuel modification area, interior slope, or similarly hazardous area shall be in accordance with OCFA Guideline C- 05 “Vegetation Management Guideline—Technical Design for New Construction, Fuel Modification Plans, and Maintenance Program.”*

Section 305.6 Hazardous Conditions is hereby added as follows:

305.6 Hazardous conditions. *Outdoor fires burning wood or other solid fuel are not allowed when any of the following conditions applies:*

- 1. when predicted sustained winds exceed 8 MPH and relative humidity is less than 25%, or a red flag condition has been declared*
- 2. when an official sign was caused to be posted by the fire code official, or a public announcement is made*

No outdoor fires using any fuel type are permitted when predicted sustained winds exceed 20 MPH or when such fires present a hazard as determined by the fire code official.

Section 305.7 Disposal of rubbish is hereby added as follows:

305.7 Disposal of rubbish. *Rubbish, trash or combustible waste material shall be burned only within an approved incinerator and in accordance with Section 307.2.1.*

Section 307 OPEN BURNING, RECREATIONAL FIRES AND PORTABLE OUTDOOR FIREPLACES is hereby revised as follows:

SECTION 307 OPEN BURNING, RECREATIONAL FIRES, FIRE PITS, FIRE RINGS, AND PORTABLE OUTDOOR FIREPLACES

Sections 307.6 Outdoor Fireplaces, Fire Pits, Fire Rings, or similar devices used at Group R Occupancies is hereby added as follows:

307.6 Outdoor Fireplaces, Fire Pits, Fire Rings, or similar devices used at Group R Occupancies. Outdoor fireplaces, fire pits, fire rings, or similar exterior devices used at Group R occupancies shall comply with this section.

Exception: Barbeques, grills, and other portable devices intended solely for cooking.

Section 307.6.1 Gas-fueled devices is hereby added as follows:

307.6.1 Gas-fueled devices. Outdoor fireplaces, fire pits and similar devices fueled by natural gas or liquefied-petroleum gas are allowed when approved by the Building Department and the device is designed to only burn a gas flame and not wood or other solid fuel. At R-3 occupancies, combustible construction and vegetation shall not be located within three feet of an atmospheric column that extends vertically from the perimeter of the device. At other R occupancies, the minimum distance shall be ten feet. Where a permanent Building Department approved hood and vent is installed, combustible construction may encroach upon this column between the bottom of the hood and the vent opening. Where chimneys or vents are installed, they shall have a spark arrester as defined in Section 202.

Section 307.6.2 Devices using wood or fuels other than natural gas or liquefied-petroleum gas is hereby added as follows:

307.6.2 Devices using wood or fuels other than natural gas or liquefied-petroleum gas. Permanent outdoor fireplaces burning wood or other solid fuel shall be constructed in accordance with the California Building Code with clearance from combustible construction and building openings as required therein. Fires in a fireplace shall be contained within a firebox with an attached chimney. The opening in the face of the firebox shall have an installed and maintained method of arresting sparks.

The burning of wood or other solid fuel in a device is not allowed within 25 feet of combustible structures unless within an approved permanent fireplace. Conditions which could cause a fire to spread within 25 feet of a structure or to vegetation shall be eliminated prior to ignition. Fires in devices burning wood or solid fuel shall be in accordance with Sections 305, 307, and 308.

Exceptions:

1. Portable fireplaces and fire rings/pits equipped with a device to arrest sparks shall be located at least 3' from combustible construction at R-3 occupancies,
2. Portable fireplaces, and fire pits/rings equipped with a device to arrest sparks, shall be located at least 15 feet from combustible structures at other R occupancies.

Section 307.6.2.1 Where prohibited is hereby added as follows:

307.6.2.1 Where prohibited. *The burning of wood and other solid fuels shall not be conducted within a fuel modification zone, Wildfire Risk Area (WRA), Wildland-Urban Interface Area (WUI), or in locations where conditions could cause the spread of fire to the WRA or WUI.*

Exceptions:

1. Permanent fireplaces that are not located in a fuel modification zone.
2. Where determined by the Fire Code Official that the location or design of the device should reasonably prevent the start of a wildfire.

Section 324 Fuel Modification Requirements for New Construction is hereby added as follows:

324.1 Fuel Modification Requirements for New Construction. *All new structures and facilities adjoining land containing hazardous combustible vegetation shall be approved and in accordance with the requirements of OCFA Guideline C-05 "Vegetation Management Guideline – Technical Design for New Construction Fuel Modification Plans and Maintenance Program."*

Section 325 Clearance of brush or vegetation growth from roadways is hereby added as follows:

325.1 Clearance of brush or vegetation growth from roadways. *The fire code official is authorized to cause areas within 10 feet (3048 mm) on each side of portions of highways and private streets which are improved, designed or ordinarily used for vehicular traffic, to be cleared of flammable vegetation and other combustible growth. Measurement shall be from the flow-line or the end of the improved edge of the roadway surfaces.*

Exception: *Single specimens of trees, ornamental shrubbery or cultivated ground cover such as green grass, ivy, succulents or similar plants used as ground covers, provided that they do not form a means of readily transmitting fire.*

Section 326 Unusual Circumstances is hereby added as follows:

326.1 Unusual circumstances. *The fire code official may suspend enforcement of the vegetation management requirements and require reasonable alternative measures designed to advance the purpose of this code if determined that in any specific case that any of the following conditions exist:*

1. Difficult terrain.
2. Danger of erosion.

3. Presence of plants included in any state and federal resources agencies, California Native Plant Society and county-approved list of wildlife, plants, rare, endangered and/or threatened species.
4. Stands or groves of trees or heritage trees.
5. Other unusual circumstances that make strict compliance with the clearance of vegetation provisions undesirable or impractical.

Section 327 Use of Equipment is hereby added as follows:

327.1 Use of equipment. Except as otherwise provided in this section, no person shall use, operate, or cause to be operated in, upon or adjoining any hazardous fire area any internal combustion engine which uses hydrocarbon fuels, unless the engine is equipped with a spark arrester as defined in Section 202 maintained in effective working order, or the engine is constructed, equipped and maintained for the prevention of fire.

Exceptions:

1. Engines used to provide motor power for trucks, truck tractors, buses, and passenger vehicles, except motorcycles, are not subject to this section if the exhaust system is equipped with a muffler as defined in the Vehicle Code of the State of California.
2. Turbocharged engines are not subject to this section if all exhausted gases pass through the rotating turbine wheel, there is no exhaust bypass to the atmosphere, and the turbocharger is in good mechanical condition

Section 327.2 Use of Equipment and Devices Generating Heat, Sparks or Open Flames is hereby added as follows:

327.2 Equipment and devices generating heat, sparks or open flames. During any time of the year within Wildfire Risk Areas, within or immediately adjacent to any forest- or brush-covered land or non-irrigated grass-covered land, no person shall use or operate any welding equipment, cutting torches, tar pots, grinding devices, or other tools or equipment that may produce a spark, fire, or flame that could result in a wildfire without doing the following:

1. First clearing away all flammable material, including snags, from the area around such operation for a distance of 30 feet or other approved method to reduce fire spread into the wildlands. If 30-foot clearing cannot be achieved, then an alternate method shall be approved by the AHJ prior to work starting.
2. Maintain one serviceable round point shovel with an overall length of not less than forty-six (46) inches and one backpack pump water-type fire extinguisher fully equipped and ready for use at the immediate area during the operation.
3. Stop work when winds are 8 MPH or greater during periods when relative humidity is less than 25%, or a red flag condition has been declared or public announcement is made, when an official sign was caused to be posted by the

fire code official, or when such fires present a hazard as determined by the fire code official.

4. Keep a cell phone nearby and call 911 immediately in case of fire.

Section 327.3 Spark Arresters is hereby added as follows:

327.3 Spark arresters. Spark arresters shall comply with Section 202, and when affixed to the exhaust system of engines or vehicles subject to Section 327 shall not be placed or mounted in such a manner as to allow flames or heat from the exhaust system to ignite any flammable material.

Chapter 4 Emergency Planning and Preparedness

Chapter 4: Emergency Planning and Preparedness is adopted in only those sections and subsections adopted by the SFM with the following amendment:

Section 407.5 is revised as follows:

407.5 Hazardous Materials Inventory Statement. Where required by the fire code official, each application for a permit shall follow OCFA Guideline G-04 "Completion of the Chemical Classification" in accordance with Section 5001.5.2.

Chapter 5 Fire Service Features

Chapter 5 Fire Service Features is adopted in its entirety as amended by the SFM with the following amendments:

SECTION 501.1 Scope is revised as follows:

501.1 Scope. Fire service features for buildings, structures and premises shall comply with this chapter and, where required by the fire code official, with OCFA Guideline B-01, "Fire Master Plans for Commercial & Residential Development."

Section 510.1 Emergency responder communications enhancement systems in new buildings is hereby deleted and replaced as follows:

510.1 Emergency responder radio coverage in new buildings. All new buildings shall have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems utilized by the jurisdiction at the exterior of the building. This section shall not require improvement of the existing public

safety communication systems. The Emergency Responder Radio Coverage System shall comply with the requirements of the Orange County Sheriff's Department, Communications and Technology Division and, where the functionality or performance requirements in the California Fire Code are more stringent, this code.

Exceptions:

1. In buildings or structures where it is determined by the fire code official that the radio coverage system is not needed, including but not limited to the following:
 - a. Existing buildings or structures, unless required by the Building Official and OCFA for buildings and structures undergoing extensive remodel and/or expansion.
 - b. Elevators.
 - c. Structures that meet all of the following:
 - i. Three stories or less, and
 - ii. Do not have subterranean storage or parking, and
 - iii. Do not exceed 50,000 square feet on any single story.
 - d. Structures that meet all of the following:
 - i. Residential structures four stories or less, and
 - ii. Constructed of wood, and
 - iii. Do not have subterranean storage or parking, and
 - iv. Are not built integral to an above ground multi-story parking structure.

Should a structure that is three stories or less and 50,000 square feet or smaller or any single story include subterranean storage or parking, then this ordinance shall apply only to the subterranean areas.

2. In facilities where emergency responder radio coverage is required and such systems, components or equipment required could have a negative impact on the normal operations of the facility, the fire code official shall have the authority to accept an automatically activated emergency radio coverage system.

Chapter 6

Building Services and Systems

Chapter 6 Building Services and Systems is adopted in its entirety as amended by the SFM.

Chapter 7

Fire and Smoke Protection Features

Chapter 7 Fire and Smoke Protection Features is adopted in its entirety as amended by SFM.

Chapter 8 Interior Finish, Decorative Materials and Furnishings

Chapter 8 Interior Finish, Decorative Materials and Furnishings is adopted in its entirety as amended by the SFM.

Chapter 9 Fire Protection and Life Safety Systems

Chapter 9 Fire Protection and Life Safety Systems is adopted in its entirety as amended by the SFM with the following amendments:

Section 903.2 Where required is hereby revised as follows:

903.2 Where required. Approved automatic sprinkler systems in buildings and structures shall be provided when one of the following conditions exists:

1. **New buildings:** Notwithstanding any applicable provisions of Sections 903.2.1 through 903.2.21, an automatic sprinkler system shall also be installed in all occupancies when the total building area, , exceeds 5,000 square-feet as defined in Section 202, regardless of fire areas or allowable area, or is more than two stories in height.

Exception: Subject to approval by the Fire Code Official, open parking garages in accordance with Section 406.5 of the California Building Code that are smaller than the area specified in section 903.2.10 (3) or 903.2.10.1 of the California Fire Code.

2. **Existing Buildings:** Notwithstanding any applicable provisions of this code, an automatic sprinkler system shall be provided in an existing building when an addition occurs and one of the following conditions exists:

2.1 When an addition is 33% or more of the existing building area, and the resulting building area exceeds 5000 square feet

2.2 When an addition exceeds 2000 square feet and the resulting building area exceeds 5000 square feet.

2.3 An additional story is added above the second floor regardless of fire areas or allowable area.

Exception: Additions to Group R-3 occupancies shall comply with Section 903.2.8 (2).

Section 903.2.8 Group R is hereby revised as follows:

903.2.8 Group R. An automatic sprinkler system installed in accordance with Section 903.3 shall be provided throughout all buildings with a Group R fire area as follows:

1. **New Buildings:** *An automatic sprinkler system shall be installed throughout all new buildings.*
2. **Existing R-3 Buildings:** *An automatic sprinkler system shall be installed throughout when one of the following conditions exists:*
 - 2.1 When the floor area of alterations within any two-year period exceeds 50 percent of gross floor area of the existing structure and the building gross floor area exceeds 5,500 square feet; or:*
 - 2.2 When an existing Group R Occupancy is being substantially renovated, and where the scope of the renovation is such that the Building Code Official determines that the complexity of installing a sprinkler system would be similar as in a new building.*

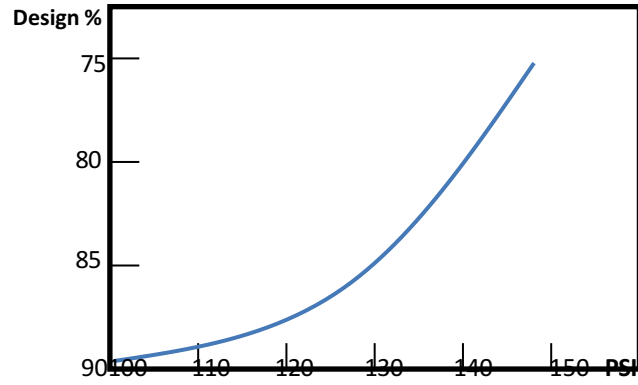
The **exceptions** in this section remain unchanged.

Section 903.3.5.3 Hydraulically calculated systems is hereby added as follows:

903.3.5.3 Hydraulically calculated systems. *The design of hydraulically calculated sprinkler systems shall not exceed 90% of the water supply capacity.*

Exception: *When static pressure exceeds 100 psi, and when required by the fire code official, the sprinkler system shall not exceed the water supply capacity specified by Table 903.3.5.3.*

TABLE 903.3.5.3
Hydraulically Calculated Systems



Chapter 10
Means of Egress

Chapter 10 Means of Egress is adopted in its entirety as amended by the SFM.

Chapter 11
Construction Requirements for Existing Buildings

Chapter 11 Construction Requirements for Existing Buildings is adopted in only those sections and subsections adopted by the SFM.

Chapter 12
Energy Systems

Chapter 12 Energy Systems is adopted in its entirety as amended by the SFM:

Chapter 20
Aviation Facilities

Chapter 20 Aviation Facilities is adopted in its entirety.

Chapter 21
Dry Cleaning

Chapter 21 Dry Cleaning is adopted in its entirety as amended by the SFM.

Chapter 22
Combustible Dust-Producing Operations

Chapter 22 Combustible Dust-Producing Operations is adopted in its entirety.

Chapter 23
Motor Fuel-Dispensing Facilities and Repair Garages

Chapter 23 Motor Fuel-Dispensing Facilities and Repair Garages is adopted in its entirety as amended by the SFM.

Chapter 24
Flammable Finishes

Chapter 24 Flammable Finishes is adopted in its entirety as amended by the SFM.

Chapter 25
Fruit and Crop Ripening

Chapter 25 Fruit and Crop Ripening is not adopted.

Chapter 26
Fumigation and Insecticidal Fogging

Chapter 26 Fumigation and Insecticidal Fogging is not adopted.

Chapter 27
Semiconductor Fabrication Facilities

Chapter 27 Semiconductor Fabrication Facilities is adopted in its entirety.

Chapter 28
Lumber Yards and Agro-Industrial, Solid Biomass and Woodworking Facilities

Chapter 28 Lumber Yards and Agro-Industrial, Solid Biomass and Woodworking Facilities is adopted in its entirety with the following amendments:

Section 2801.2 Permit is hereby revised as follows:

2801.2 Permit. Permits shall be required as set forth in Section 105.5 and 105.5.31.

Section 2808.2 Storage site is hereby revised as follows:

2808.2 Storage site. Storage sites shall be level and on solid ground, elevated soil lifts or other all-weather surface. Sites shall be thoroughly cleaned, and approval obtained from the fire code official before transferring products to the site.

Section 2808.3 Size of piles is hereby revised as follows:

2808.3 Size of piles. Piles shall not exceed 15 feet in height, 50 feet in width and 100 feet in length.

Exception: The fire code official is authorized to allow the pile size to be increased where a fire protection plan is provided for approval that includes, but is not limited to, the following:

1. Storage yard areas and materials-handling equipment selection, design and arrangement shall be based upon sound fire prevention and protection principles.
2. Factors that lead to spontaneous heating shall be identified in the plan, and control of the various factors shall be identified and implemented, including provisions for monitoring the internal condition of the pile.
3. The plan shall include means for early fire detection and reporting to the public fire department; and facilities needed by the fire department for fire extinguishment including a water supply and fire hydrants.
4. Fire apparatus access roads around the piles and access roads to the top of the piles shall be established, identified and maintained.
5. Regular yard inspections by trained personnel shall be included as part of an effective fire prevention maintenance program.

Additional fire protection called for in the plan shall be provided and shall be installed in accordance with this code. The increase of the pile size shall be based upon the capabilities of the installed fire protection system and features.

Section 2808.3.1 Increase in pile or stack size is hereby deleted in its entirety.

Section 2808.4 Pile Separation is hereby revised as follows:

2808.4. Pile separation. Piles shall be separated from adjacent piles by minimum distance of 20 feet. Additionally, piles shall have a minimum separation of 100 feet from combustible vegetation.

Section 2808.7 Pile fire protection is hereby revised as follows:

2808.7 Pile fire protection. Automatic sprinkler protection shall be provided in conveyor tunnels and combustible enclosures that pass under a pile. Combustible conveyor systems and enclosed conveyor systems shall be equipped with an approved automatic sprinkler system. Oscillating sprinklers with a sufficient projectile reach are required to maintain a 40% to 60% moisture content and wet down burning/smoldering areas.

Section 2808.9 Material-handling equipment is hereby revised as follows:

2808.9 Material-handling equipment. All material-handling equipment operated by an internal combustion engine shall be provided and maintained with an approved spark arrester. Approved material-handling equipment shall be available for moving wood chips, hogged material, wood fines and raw product during fire-fighting operations.

Section 2808.11 Temperature control is hereby added as follows:

2808.11 Temperature control. *The temperature shall be monitored and maintained as specified in Sections 2808.11.1 and 2808.11.2.*

Section 2808.11.1 Pile temperature control is hereby added as follows:

2808.11.1 Pile temperature control. *Piles shall be rotated when internal temperature readings are in excess of 165 degrees Fahrenheit.*

Section 2808.11.2 New material temperature control is hereby added as follows:

2808.11.2 New material temperature control. *New loads delivered to the facility shall be inspected and tested at the facility entry prior to taking delivery. Material with temperature exceeding 165 degrees Fahrenheit shall not be accepted on the site. New loads shall comply with the requirements of this chapter and be monitored to verify that the temperature remains stable.*

Section 2808.12 Water availability is hereby added as follows:

2808.12 Water Availability. *Facilities with over 2500 cubic feet shall provide a water supply. The minimum fire flow shall be no less than 500 GPM @ 20 psi for a minimum of 1 hour duration for pile heights up to 6 feet and 2 hour duration for pile heights over 6 feet. If there is no water purveyor, an alternate water supply with storage tank(s) shall be provided for fire suppression. The water supply tank(s) shall provide a minimum capacity of 2500 gallons per pile (maximum 30,000 gallons) for piles not exceeding 6 feet in height and 5000 gallons per pile (maximum 60,000) for piles exceeding 6 feet in height. Water tank(s) shall not be used for any other purpose unless the required fire flow is left in reserve within the tank at all times. An approved method shall be provided to maintain the required amount of water within the tank(s).*

Section 2808.13 Tipping area is hereby added as follows:

2808.13 Tipping areas *shall comply with the following:*

- 1. Tipping areas shall not exceed a maximum area of 50 feet by 50 feet.*
- 2. Material within a tipping area shall not exceed 5 feet in height at any time.*
- 3. Tipping areas shall be separated from all piles by a 20-foot-wide fire access lane.*
- 4. A fire hydrant or approved fire water supply outlet shall be located within 150 feet of all points along the perimeter of the tipping area.*
- 5. All material within a tipping area shall be processed within 5 days of receipt.*

Section 2808.14 Emergency Contact is hereby added as follows:

2808.14 Emergency Contact. *The contact information of a responsible person or persons shall be provided to the Fire Department and shall be posted at the*

entrance to the facility for responding units. The responsible party should be available to respond to the business in emergency situation.

Section 2808.15 Maximum Grid of Piles and Rows is hereby added as follows:

2808.15 Maximum Grid of Piles and Rows, Rows of Piles shall not exceed 500 feet by 500 feet. Grids shall be separated by a minimum 50-foot clear space used for no other purpose.

2808.16 Push-out / Clear area is hereby added as follows:

2808.16 Push-out / Clear area Piles exceeding 20 cubic yards shall be provided with push-out areas. Push-out areas shall be maintained clear at all times to allow for the largest pile to be spread out to a depth of 2 feet in height. Push-out areas shall be located within 250 feet of all edges of any pile and shall be located a minimum of 20 feet from any building.

Chapter 29 Manufacture of Organic Coatings

Chapter 29 Manufacture of Organic Coatings is adopted in its entirety.

Chapter 30 Industrial Ovens

Chapter 30 Industrial Ovens is adopted in its entirety.

Chapter 31 Tents, Temporary Special Event Structures and Other Membrane Structures

Chapter 31 Temporary Special Event Structures and Other Membrane Structures is adopted in its entirety as amended by the SFM.

Chapter 32 High-Piled Combustible Storage

Chapter 32 High-Piled Combustible Storage is adopted in its entirety as amended by the SFM.

Chapter 33
Fire Safety During Construction and Demolition

Chapter 33 Fire Safety During Construction and Demolition is adopted in its entirety as amended by the SFM.

Chapter 34
Tire Rebuilding and Tire Storage

Chapter 34 Tire Rebuilding and Tire Storage is adopted in its entirety as amended by SFM.

Chapter 35
Welding and Other Hot Work

Chapter 35 Welding and Other Hot Work is adopted in its entirety.

Chapter 36
Marinas

Chapter 36 Marinas is adopted in its entirety.

Chapter 37
Combustible Fibers

Chapter 37 Combustible Fibers is adopted in its entirety.

Chapter 39
Processing and Extraction Facilities

Chapter 39 Processing and Extraction Facilities is adopted in its entirety.

Chapter 40
Storage of Distilled Spirits and Wines

Chapter 40 Storage of Distilled Spirits and Wines is adopted in its entirety.

Chapter 41
Temporary Heating and Cooking Operations

Chapter 41 Temporary Heating and Cooking Operations is adopted in its entirety as amended by the SFM.

Chapter 48
**Motion Picture and Television Production Studio Sound Stages, Approved
Production Facilities and Production Locations**

Chapter 48 Motion Picture and Television Production Studio Sound Stages, Approved Production Facilities and Production Locations is adopted in its entirety.

Chapter 50 Hazardous Materials – General Provisions

Chapter 50 Hazardous Materials – General Provisions is adopted in its entirety as amended by the SFM with the following amendments:

Section 5001.5.2 Hazardous Materials Inventory Statement (HMIS), is hereby revised as follows:

5001.5.2 Hazardous Materials Inventory Statement (HMIS). Where required by the fire code official, an application for a permit shall follow OCFA Guideline G-04 “Completion of the Chemical Classification”, which shall be completed and approved prior to approval of plans, and/or the storage, use or handling of chemicals on the premises.

Section 5003.1.1.1 Extremely Hazardous Substances is hereby added as follows:

5003.1.1.1 Extremely Hazardous Substances. No person shall use or store any amount of extremely hazardous substances (EHS) in excess of the disclosable amounts (see Health and Safety Code Section 25500 et al) in a residential zoned or any residentially developed property.

Chapter 51 Aerosols

Chapter 51 Aerosols is adopted in its entirety.

Chapter 53 Compressed Gases

Chapter 53 Compressed Gases is adopted in its entirety.

Chapter 54 Corrosive Materials

Chapter 54 Corrosive materials is adopted in its entirety as amended by the SFM.

Chapter 55 Cryogenic Fluids

Chapter 55 Cryogenic Fluids is adopted in its entirety.

Chapter 56 Explosives and Fireworks

Chapter 56 Explosives and Fireworks is adopted in its entirety as amended by the SFM with the following amendments:

Section 5608.2 Firing is hereby added as follows:

5608.2 Firing. All fireworks displays, regardless of mortar, device, or shell size, shall be electrically fired.

Section 5608.3 Application for Permit is hereby added as follows:

Section 5608.3 Application for Permit. A diagram of the grounds on which the display is to be held showing the point at which the fireworks are to be discharged, the fallout area based on 100 feet per inch of shell size, the location of all buildings, roads, and other means of transportation, the lines behind which the audience will be restrained, the location of all nearby trees, telegraph or telephone line, or other overhead obstructions shall be provided to OCFA.

Chapter 57 Flammable and Combustible Liquids

Chapter 57 Flammable and Combustible Liquids is adopted in its entirety as amended by the SFM.

Chapter 58 Flammable Gases and Flammable Cryogenic Fluids

Chapter 58 Flammable Gases and Flammable Cryogenic Fluids is adopted in its entirety as amended by the SFM.

Chapter 59 Flammable Solids

Chapter 59 Flammable Solids is adopted in its entirety.

Chapter 60 Highly Toxic and Toxic Materials

Chapter 60 Highly Toxic and Toxic Materials is adopted in its entirety.

Chapter 61 Liquefied Petroleum Gases

Chapter 61 Liquefied Petroleum Gases is adopted in its entirety.

Chapter 62 Organic Peroxides

Chapter 62 Organic Peroxides is adopted in its entirety.

Chapter 63 Oxidizers, Oxidizing Gases, and Oxidizing Cryogenic Fluids

Chapter 63 Oxidizers, Oxidizing Gases, and Oxidizing Cryogenic Fluids is adopted in its entirety.

**Chapter 64
Pyrophoric Materials**

Chapter 64 Pyrophoric Materials is adopted in its entirety.

**Chapter 65
Pyroxylin (Cellulose Nitrate) Plastics**

Chapter 65 Pyroxylin (Cellulose Nitrate) Plastics is adopted in its entirety.

**Chapter 66 Unstable
(Reactive) Materials**

Chapter 66 Unstable (Reactive) Materials is adopted in its entirety.

**Chapter 67
Water-Reactive Solids and Liquids**

Chapter 67 Water-Reactive Solids and Liquids is adopted in its entirety.

**Chapter 80
Referenced Standards**

Chapter 80 Referenced Standards is adopted in its entirety as amended by the SFM with the following amendments:

NFPA 13, 2025 Edition, Standard for the Installation of Sprinkler Systems is hereby amended as follows:

Section 9.2.1.7 is hereby revised as follows:

9.2.1.7 Concealed spaces filled with noncombustible insulation shall not require sprinkler protection when approved by the fire code official.

Section 9.4.3.1 is hereby revised as follows:

9.4.3.1 When fire sprinkler systems are installed in shell buildings of undetermined use (Spec Buildings) other than warehouse (S occupancies), fire sprinklers of the quick-response type shall be used. Use is considered undetermined if a specific tenant/occupant is not identified at the time the fire sprinkler plan is submitted. Sprinklers in light hazard occupancies shall be one of the following:

1. Quick-response type as defined in 3.3.223.4.16
2. Residential sprinklers in accordance with the requirements of Chapter 12
3. Quick-response CMSA sprinklers
4. ESFR sprinklers
5. Standard-response sprinklers used for modifications or additions to existing

- light hazard systems equipped with standard-response sprinklers.
6. Standard-response sprinklers used where individual standard-response sprinklers are replaced in existing light hazard systems

Section 16.12.3.3 is hereby revised as follows:

16.12.3.3 Fire department connections (FDC) shall be of an approved type. The location shall be approved and be no more than 150 feet from a public hydrant. The FDC may be located within 150 feet of a private fire hydrant when approved by the fire code official. The size of piping and the number of 2½" inlets shall be approved by the fire code official. If acceptable to the water authority, it may be installed on the backflow assembly. Fire Department inlet connections shall be painted OSHA safety red or as approved. When the fire sprinkler density design requires more than 500 gpm (including inside hose stream demand), or a standpipe system is included, four 2½" inlets shall be provided.

NFPA 13D 2025 Edition, Standard for the Installation of Sprinkler Systems in One- and Two-Family Dwellings and Manufactured Homes is hereby amended as follows:

Section 7.1.2 is hereby revised as follows:

7.1.2 The sprinkler system piping shall not have separate control valves installed unless supervised by a central station, proprietary, or remote station alarm service.

NFPA 24, 2025 Edition, Standard for the Installation of Private Fire Service Mains and Their Appurtenances is hereby amended as follows:

Section 6.2.8.1 is hereby added as follows:

6.2.8.1 All indicating valves controlling fire suppression water supplies shall be painted OSHA red.

Exceptions:

1. Brass or bronze valves on sprinkler risers mounted to the exterior of the building may be left unpainted.
2. Where OS&Y valves on the detector check assembly are the only control valves, at least one OS&Y valve shall be painted red.

Section 6.2.9 is hereby amended as follows:

All connections to private fire service mains for fire protection systems shall be arranged in accordance with one of the following so that they can be isolated:

- (1) A post indicator valve installed not less than 40 ft (12 m) from the building

- (a) For buildings less than 40 ft (12 m) in height, a post indicator valve shall be permitted to be installed closer than 40 ft (12 m) but at least as far from the building as the height of the wall facing the post indicator valve.
 - (b) Post indicating valves shall be allowed to be closer than 40 ft (12 m) to the building when a property line or other physical barriers make it impossible to have a post indicating valve 40 ft (12m) away.
 - (c) Post indicating valves shall be allowed to be closer than 40 ft (12m) to the building when building driveway or fire access roadways or other buildings traffic make it impractical to be 40 ft (12m).
- (2) A wall post indicator valve on risers located within the building, either a non-rising stem gate valve with a wall post indicator or a listed butterfly valve with an indicating handle extending out through the building wall.
- (3) A backflow preventer with at least one indicating valve not less than 40 ft (12m) from the building.
- (a) For buildings less than 40 ft (12m) in height, a backflow preventer with at least one indicating valve shall be permitted to be installed closer than 40 ft (12m) but at least as far from the building as the height of the wall facing the backflow preventer.
 - (b) Backflow preventer valves shall be allowed to be closer than 40 ft (12m) to the building when a property line or other physical barriers make it impossible to have a backflow preventer valve 40 ft (12m) away.
 - (c) Backflow preventer valves shall be allowed to be closer than 40 ft (12m) to the building when building driveway or fire access roadways or other building traffic make it impractical to be 40 ft (12M).
- (4) Indicating control valves installed in a fire-rated room accessible from the exterior.
- (5) Indicating control valves in a fire-rated stair enclosure accessible from the exterior as permitted by the AHJ.
- (6) Any other valve type or location as permitted by the AHJ.

Section 10.1.5 is hereby added as follows:

10.1.5 All ferrous pipe and joints shall be polyethylene encased per AWWA C150, Method A, B, or C. All fittings shall be protected with a loose 8-mil polyethylene tube or sheet. The ends of the tube or sheet shall extend past the joint by a minimum of 12 inches and be sealed with 2-inch-wide tape approved for underground use. Galvanizing does not meet the requirements of this section.

Exception: 304 or 316 Stainless Steel pipe and fittings

Section 10.4.1.1 is hereby revised as follows:

10.4.1.1 All bolted joint accessories shall be cleaned and thoroughly coated with asphalt or other corrosion-retarding material after installation.

Exception: *Bolted joint accessories made from 304 or 316 stainless steel.*

Section 10.4.1.1.1 is hereby added as follows:

10.4.1.1.1 *All bolts used in pipe-joint assembly shall be 316 stainless steel.*

Section 10.4.3.2 is hereby deleted and replaced as follow:

10.4.3.2 Where fire service mains enter the building adjacent to the foundation, the pipe may run under a building to a maximum of 24 inches, as measured from the interior face of the exterior wall to the center of the vertical pipe. The pipe under the building or building foundation shall be 304 or 316 stainless steel and shall not contain mechanical joints or it shall comply with 10.4.3.2.1 through 10.4.3.2.4.

Appendices

Appendix A is not adopted.

Appendix B is adopted in its entirety as amended by the SFM.

Appendix BB is adopted in its entirety.

Appendix C is adopted in its entirety as amended by the SPM..

Appendix CC is adopted in its entirety. **Appendix D** is not adopted.

Appendix E is not adopted.

Appendix F is not adopted.

Appendix G is not adopted.

Appendix H is adopted in its entirety. **Appendix I** is not adopted.

Appendix J is not adopted.

Appendix K is not adopted.

Appendix L is not adopted.

Appendix M is not adopted.

Appendix N is not adopted.

Appendix O is not adopted.

Appendix P is not adopted.

Appendix Q is not adopted.

SECTION III: This Ordinance is exempt from the provisions of the California Environmental Quality Act, ("CEQA"), 14 California Code of Regulation 15061(b)(3).

SECTION IV: If any section, subsection, sentence, clause, phrase or portion of this Ordinance is for any reason held out to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance. The City Council of the City of Cypress hereby

declares that it
would have adopted this ordinance and each section, subsection, sentence, clause, phrase or
portion thereof irrespective of the fact that any one or more sections, subsection, sentence
clause, phrases or portions be declared valid or unconstitutionally.

SECTION V: The City Clerk is hereby authorized and directed to certify as the passage
of this Ordinance and to give notice thereof by causing copies of this Ordinance to be
posted in three public places throughout the City.

FIRST READING at a regular meeting of the City Council of the City of Cypress held
on the 13th day of October, 2025 and finally adopted and ordered posted at a regular meeting
held on the 27th day of October, 2025.

MAYOR OF THE CITY OF CYPRESS

ATTEST:

CITY CLERK OF THE CITY OF CYPRESS

STATE OF CALIFORNIA)
COUNTY OF ORANGE) SS

I, LINDA BERGLUND, Interim City Clerk for the City of Cypress, DO HEREBY
CERTIFY that the foregoing Ordinance was duly adopted at a regular meeting of the City
Council of the City of Cypress held on the 27th day of October, 2025, by the following roll
call vote:

AYES:	COUNCIL MEMBERS
NOES:	COUNCIL MEMBERS
ABSENT:	COUNCIL MEMBERS

CITY CLERK OF THE CITY OF CYPRESS



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

10.

FROM: Jeff Draper, Director of Recreation and Community Services

DATE: 10/13/2025

SUBJECT: Receive and File the Cypress Recreation and Community Services Foundation Annual Report

RECOMMENDATION

Receive and file the Recreation and Community Services Foundation Annual Report for the Fiscal Year ended June 30, 2025.

DISCUSSION

The Recreation and Community Services Foundation is a 501(c)(3) that supports and enhances safe, attractive, and high-quality recreation facilities, programs, and services in Cypress. The City Council serves as the Board of Directors and the City Manager as the Executive Director.

Foundation bylaws require an annual report to be submitted to the Board if the Foundation receives more than \$25,000 in gross receipts during the year. If the Foundation receives less than \$25,000 in gross receipts, the annual report is only required if the Board requests it. The annual report includes a listing of Foundation assets and liabilities; revenues/receipts and expenses/disbursements during the year; and changes in assets/liabilities/fund balance during the year.

Consistent with the City and District's diligent financial management practices, the attached annual report is compiled and submitted to the Board each year regardless of gross receipts. Doing so provides the highest level of public awareness and ensures the Foundation's financial condition and activities are fully disclosed annually.

The Foundation received donations in support of various recreational programming, including Salute to America, Cypress Run, Challenger Basketball, the Senior Center, Youth Action Committee, and the Women's Conference. Donors include ENO (American Gift Fund), the Woman's Club of Cypress, and various event sponsors. These funds are expended to support programs in accordance with the donor's desire. During FY 2024-25, the Foundation's fund balance increased to \$45,245.

Recreation and Community Services Foundation

Amount

Beginning Fund Balance at July 1, 2024	\$33,974
Add: Revenues - FY 2024-25	\$29,132
Less: Expenditures - FY 2024-25	\$17,861
Ending Fund Balance at June 30, 2025	\$45,245

BUDGET IMPACT

None.

LEGAL REVIEW

None required.

APPROVED BY:

Sean Joyce, Interim City Manager

Attachments

Annual Report

Cypress Recreation and Community Services Foundation
Balance Sheet
As of June 30, 2025 and June 30, 2024

	<u>June 30, 2025</u>	<u>June 30, 2024</u>
ASSETS		
Cash and Investments	\$ 45,856	\$ 41,825
Interest Receivable	414	391
TOTAL ASSETS	\$ 46,270	\$ 42,216
LIABILITIES		
Accounts Payable	\$ 1,025	\$ 8,242
TOTAL LIABILITIES	\$ 1,025	\$ 8,242
ENDING FUND BALANCE AT JUNE 30	<u>\$ 45,245</u>	<u>\$ 33,974</u>
FUND BALANCE SUMMARY		
Restricted for:		
Challenger Basketball	\$ 12,499	\$ 10,613
Senior Center	15,950	8,950
Womens' Conference	-	520
5K/10K Run/Walk	301	-
Youth Action Committee/Banquet	543	101
Senior Center Renovations & Improvements	1,000	1,000
Salute to America	-	-
Teen Workshops	949	949
Spring Egg Hunt	-	-
Unrestricted	14,003	11,841
Total Fund Balance	<u>\$ 45,245</u>	<u>\$ 33,974</u>

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Cypress Recreation and Community Services Foundation
Income Statement and Changes in Fund Balance
For the Year Ended June 30, 2025

BEGINNING FUND BALANCE AT JULY 1, 2024	\$	33,974
REVENUES		
Restricted Donations:		
Salute to America		
BL Wallace		1,000
Country Garden Caterers		425
David Kim/DK Endodontics		1,000
Irhythm		500
Jennifer Adams/Psychic of Cypress		1,000
Mach 5 Insurance		500
Movewell Physical Therapy		250
Sara's Best Plumbing		1,000
Valley Vista		1,000
Women's Club		1,000
Youdeem Chiropractic		1,000
5K/10K Run/Walk		
Women's Club		2,050
Challenger Basketball		
American Gift Fund		5,000
United HealthCare		500
Senior Center		
Adrienne de Lundi Insurance Services		600
Alignment Health		800
Forest Lawn		1,200
La Mirada Heights/The Palms		1,200
Optum Medical		1,200
Providence Health Plan		800
Providence St. Jude		1,200
Youth Action Committee		
American Gift Fund		1,000
Linda Croce		200
Womens' Conference		
American Gift Fund		2,500
Unrestricted Donations:		
American Gift Fund		250
Interest Earnings (Unrestricted)		1,957
TOTAL REVENUES	\$	29,132
EXPENDITURES		
Salute to America	\$	8,675
5K/10K Walk		1,749
Challenger Basketball		3,614
Women's Conference		3,020
Youth Action Committee		758
Administrative Filing Fees		45
TOTAL EXPENDITURES	\$	17,861
ENDING FUND BALANCE AT JUNE 30, 2025	\$	45,245



CITY OF CYPRESS

CITY COUNCIL REPORT

City Council Regular

11.

FROM: Sean Joyce, City Manager

DATE: 10/13/2025

SUBJECT: Filling Vacancy Created by Council Member's Resignation of At-Large Position

RECOMMENDATION

Select approach among the two options for filling the vacancy on the City Council. If option two is selected, the City Council is asked to: a) approve the proposed schedule; b) determine written material to be required of residents expressing interest in filling the vacancy, c) determine the structure of the public "interview" or presentation that will be used to screen the respective candidates; and d) direct staff to make immediate arrangements to widely publicize the opportunity to residents.

DISCUSSION

Following Scott Minikus's resignation effective October 1, 2025, the City Council must now determine its process for filling the vacancy. The City Attorney advises that Cypress Charter § 403(c), and California Government Code § 36512(b) provides that the City Council has 60 days from the date of the vacancy to either fill a vacancy by appointment or to call a special election to fill the seat by election. The person who is appointed/elected to fill the vacancy will complete the vacated term and serve until December 2026.

Sixty days from October 1, 2025, is November 30, 2025. During this 60-day period, the City Council has two options:

- OPTION 1 - Call a special election; or
- OPTION 2 - Appoint an eligible resident to fill the vacancy.

If the City Council is unable to fill the vacancy prior to November 30, it must call a special election to fill the seat. Details about each option appear below.

Charter §400 and §401 establish eligibility for the appointment/election:

1. No person shall be eligible for election or appointment to the Council who, at the time he/she would take office, would have previously served on the Council for eight or more years.

2. No person shall be eligible to hold the office of Council Member unless he/she is a legally registered voter and resident of the City.

Consequences of March 2024 Five-District Map in Relation to Filling the Unscheduled Vacancy

The City Attorney has opined that pursuant to Cypress Charter § 403(c), CMC § 2-140(d), and Government Code § 36512(b)(2)(B), a mid-term vacancy in a seat originally elected at-large may be filled at-large (citywide) for the unexpired balance of that term; no district-residency or district-electorate limitation applies mid-term.

The Council Member appointed/elected to fill the vacancy will be eligible for election in 2026 (the end of the appointed/elected term) if they reside within a district with a scheduled 2026 election, as they would have served no more than 12 months by November 2026 and would be eligible for election in 2030, as they would have served less than six years by November 2030.

Option 1 - Special Election

If the City Council chooses to fill the vacancy by special election, Government Code §36512(b)(1), requires the special election shall be held on the next regularly established election date not less than 114 days from the call of the special election. The next possible upcoming election date is the special election date of April 14, 2026. The November 4, 2025, Proposition 50 election is a special election and occurs in less than 114 days. The vacant term ends in November 2026, meaning a Council Member elected in April 2026 and seated would serve the last seven months of the term, upon certification of the election results by the Orange County Registrar of Voters. In the event of a 2-2 vote during that 10-month period, there is a chance that some important issues facing the City Council could be left unresolved.

The County Registrar of Voters estimates the costs to conduct a special election range from approximately \$867,000 to \$950,000.

Option 2 - Appoint an Eligible Resident

Neither the Charter nor State law place restrictions on the City Council's appointment process. Typically, City Councils use an application and public interview process (similar to the City Council's approach to appointing Commissioners) to fill a vacancy. Such was the process approved by the City Council when it last filled an unscheduled vacancy (2021). Although not recommended, the City Council may make a direct appointment without any process.

Should the City Council choose to use an application and interview process to appoint an eligible resident to fill the vacancy, the following schedule is recommended:

October 13 (Regular City Council Meeting)	Announce the City Council's intent to appoint a resident to fill the vacancy and advertise the application period
October 14 - 30	Accept applications from interested residents
November 3 - 7	City Council review of applications
November 10 (Regular City Council Meeting)	City Council selection of those to be interviewed
November 13	Conduct interviews, and make appointment to fill Council vacancy, should interviews be completed.

November 20 (Special City Council Meeting)	If necessary, conduct interviews and then make appointment to fill vacancy.
November 30 (Sunday)	Deadline to make an appointment or trigger a special election

Along with establishing a schedule, it is recommended the City Council determine the information it requests of applicants. Suggestions include:

- Resume
- Contact information, address, certification that the applicant is a registered voter and five references
- Description of the applicant's qualifications, experience, education and community engagement as they relate to serving on the City Council
- A statement of the applicant's interest in serving on the City Council
- A statement of the applicant's vision for Cypress

To assist the City Council, the City Clerk will publicize the opportunity via customary means and otherwise manage the process for filling the vacancy based on the City Council's direction. Given the time constraints the City Council faces, it is recommended that application materials be limited to five pages. Providing each Council Member the opportunity to select up to three applicants to interview is an option to ensure the City Council interviews between three and 12 applicants. The format of the interviews can range from:

1. Asking each of the individuals selected for consideration to make 15-minute (or other time) presentations summarizing their respective qualifications and interest in serving on the City Council. In this instance, questions would be limited to seeking clarification of the candidates' written material or statement; or
2. Requesting the respective candidates to answer a series of questions following a very brief statement of qualifications and interest. Because interviews must be conducted by the City Council in an open meeting and each interview could otherwise last an indeterminate period, it is suggested the City Council consider a time limit for each interview to ensure that equity is afforded each candidate. In 2021, the City Council decided to provide applicants the interview questions in advance of the interviews to permit the respective applicants to prepare thoughtful replies and to allow for better time management for all involved. Unless directed otherwise, staff will prepare a handful of questions to be posed to each applicant; or
3. Forgo interviews and simply work off submitted materials.
4. Other method as approved by the City Council.

BUDGET IMPACT

The County Registrar of Voters estimates the costs to conduct a special election range between \$867,000 and \$950,000. The City Council would need to appropriate funding for the election from the unassigned fund balance in the General Fund. There is no cost associated with an appointment to fill the vacancy.

LEGAL REVIEW

The City Attorney assisted in drafting this report.

APPROVED BY:

Sean Joyce, Interim City Manager

Attachments

CC Vacancy

City of CYPRESS

Filling Unfilled City Council Vacancy

October 13, 2025



Circumstances

1. Then-City Councilmember Scott Minikus resigned effective October 1
2. Mr. Minikus was elected to his at-large seat in November 2022
3. The person elected/appointed will serve the balance of Mr. Minikus's term (December 2026)
4. State law and City Charter require City Council to either fill the vacancy or call for a special election w/in 60 days from date of vacancy—no later than November 30



Conditions for Filling Vacancy

1. Charter 400 and 401 establish eligibility for appointment/election
 - a. No person eligible who previously served on Council for 8 years
 - b. Person must be a legally registered voter and resident of Cypress
2. Person may reside anywhere in City to fill at-large seat
3. The Councilmember selected/elected would be eligible for election in November 2026 and 2030, if they reside in either District 1, 2, or 5



Option 1 for Filling Vacancy

1. Call a special election

- a. To occur not less than 114 days from the call of a special election
- b. If a special election is called, it would be scheduled for April 14, 2026
- c. If it is decided to wait until April 14, 2026, election the seat would be vacant for 7 months, during which time tie votes could leave important policy matters unresolved
- d. ROV estimates cost of special election to range between \$866,786 - \$949,375



Option 2 for Filling Vacancy

1. Appoint an eligible resident
 - a. The City Council has wide discretion re process for appointment
 - b. In 2021, the Council invited interested residents to apply, followed by Council screening, selection of candidates, followed by public interviews, and appointment
 - c. MUST be appointed by November 30.
 - d. Per the 2025 Council-approved schedule of meetings, the November 24 meeting is “dark”
 - e. No material cost



Next Steps...

1. If Option 1 is selected

- a. City Clerk would coordinate with Registrar of Voters to conduct a special election
- b. Date of special election TBD



Next Steps...

1. If Option 2 is selected

- a. City Council can now consider the process for appointment
- b. City Clerk would coordinate publicizing the opportunity to Cypress residents
- c. City Council to screen, select candidates, public interviews, and make appointment
- d. City Council can now consider the schedule to meet conformance mandate (by November 30)



Proposed Application Material

Following the process used in 2021:

- a. Resume
- b. Contact info, address, certification as registered voter, five references
- c. Written description of applicant's qualifications, experience, education and community engagement
- d. Statement of applicant's interest in serving on City Council
- e. Statement of applicant's vision for Cypress



Interview Process Alternatives

- A. Candidates make 15-minute (or other time) presentations summarizing qualifications and interest.
- B. Request the respective candidates to answer a series of questions following a very brief statement of qualifications and interest. City Council could consider a time limit for each interview to ensure equity.
- C. Forgo interviews and simply work off submitted materials.
- D. Other method as approved by the City Council.



Proposed Timeline

Date	Event
October 13	Declare intent to appoint
October 14 - 30	Accept applications
November 3-7	City Council review application material
November 13	Review application materials and select those to be interviewed
November 20 Special meeting	Public interviews/presentations and selection
November 30 (Sunday)	Deadline for appointment



Policy Decisions

- A. Select preferred option for filling vacancy (slides 4 & 5)
- B. Determine application material required of candidates (slide 8)
- C. If it is decided to fill vacancy by appointment, select preferred alternative method for screening candidates (slide 9)
- D. Approve process schedule (slide 10)
- E. Direct staff to proceed with publicizing the opportunity on social media, the City's website, and by other means as may be required by law.

