

## MINUTES

CITY COUNCIL OF THE CITY OF LA HABRA

ADJOURNED REGULAR MEETING 5:30 P.M.

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REGULAR MEETING 6:30 P.M.

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REGULAR JOINT MEETING WITH THE  
AND LA HABRA UTILITY AUTHORITY

Monday, July 21, 2025

**ADJOURNED REGULAR MEETING 5:30 P.M.:** Cancelled.

**REGULAR MEETING & REGULAR JOINT MEETING 6:30 P.M.:**

**CALL TO ORDER:** Mayor/Chair Espinoza called the Regular Meeting of the City Council of the City of La Habra and Regular Joint Meeting with the and La Habra Utility Authority to order at 6:30 p.m. in the City Council Chamber, located at 100 East La Habra Boulevard, La Habra, California.

**INVOCATION:** City Attorney/Legal Counsel Collins

**PLEDGE OF ALLEGIANCE:** Mayor Pro Tem/Vice Chair Medrano

**COUNCILMEMBERS/DIRECTORS PRESENT:** Mayor/Chair Espinoza  
Mayor Pro Tem/Vice Chair Medrano  
Councilmember/Director Gomez  
Councilmember/Director Lampkin  
Councilmember/Director Nigsarian

**COUNCILMEMBERS/DIRECTORS ABSENT:** NONE

**OTHER OFFICIALS PRESENT:** City Attorney/Legal Counsel Collins  
Assistant City Manager Yap  
City Clerk/Secretary Barone  
Assistant City Clerk Lopez  
Administrative Aide Delgado

**CLOSED SESSION ANNOUNCEMENT:** None.

**PROCLAMATIONS/PRESENTATIONS:**

1. RECOGNITION OF CENTENARIANS IN HONOR OF LA HABRA'S CENTENNIAL CELEBRATION

Mayor Espinoza, City Council, Children's Museum Manager Katie Elmore, Social Services Coordinator Martha Montoya, and Senior Visitor Services Assistant Samantha Cymbolin recognized various La Habra centenarian people, places, and organizations.

2. RECOGNITION OF THE QUINTANA FAMILY AS THE 2025 RESIDENTIAL BEAUTIFICATION AWARD RECIPIENT

Mayor Espinoza, City Council, and Community Services Commissioners Limon, Schmidt, and Surich presented a Certificate of Recognition to the Quintana Family.

3. RECOGNITION OF CHILDREN'S MUSEUM CURATOR LISA RECKON UPON HER RETIREMENT AND 25 YEARS OF SERVICE WITH THE CITY OF LA HABRA

Mayor Espinoza, City Council, and Recreation Manager Elmore presented a Proclamation to Lisa Reckon upon her retirement from the City of La Habra.

4. RECOGNITION OF THE PUMAS LA HABRA F.C. BOYS' SOCCER TEAM

Mayor Espinoza and City Council presented Certificates of Recognition to the Pumas La Habra F.C. Boys' Soccer Team.

**PUBLIC COMMENTS:**

City Clerk Barone indicated an email public comment was received from Matthew Mejia with copies provided at the dais for each City Councilmember.

Bertha Mancanares, La Habra resident, spoke.

Adela Chavarria, La Habra resident, spoke.

Norma Perez, La Habra resident, spoke.

Floyd and Diane Alvarado, La Habra residents, spoke.

Tobie Flores, La Habra resident, spoke.

**CONSENT CALENDAR:**

Councilmember/Director Lampkin spoke regarding Consent Calendar Items.

Moved by Councilmember/Director Gomez, seconded by Councilmember/Director Lampkin, and CARRIED UNANIMOUSLY (5-0) TO APPROVE CITY COUNCIL CONSENT CALENDAR ITEMS 1 THROUGH 15; AND CITY COUNCIL & UTILITY AUTHORITY ITEM 1.

Said motion CARRIED by the following vote:

AYES: Mayor/Chair Espinoza, Mayor Pro Tem/Vice Chair Medrano  
Councilmember/Director Gomez, Councilmember/Director Lampkin,  
Councilmember/Director Nigsarian

NOES: NONE

ABSTAIN: NONE

ABSENT: NONE

1. PROCEDURAL WAIVER: Waive reading in full of resolutions and ordinances and approval and adoption of same by reading title only.

2. APPROVE CITY COUNCIL OF THE CITY OF LA HABRA MEETING MINUTES

That the City Council approve the City Council of the City of La Habra Minutes of:

- June 2, 2025
- June 16, 2025

3. APPROVE AN AGREEMENT WITH CORNERSTONE COMMUNICATIONS & PUBLIC RELATIONS, INC. FOR CONTINUED PUBLIC OUTREACH AND COMMUNITY NEWSLETTER

That the City Council approve and authorize the City Manager to execute a professional services agreement with Cornerstone Communications & Public Relations, Inc. for continued public outreach and the production and distribution of a community newsletter.

4. APPROVE A PROFESSIONAL SERVICES AGREEMENT WITH TOWNSEND PUBLIC AFFAIRS, INC. FOR LEGISLATIVE ADVOCACY AND GRANT WRITING SERVICES

That the City Council approve and authorize the City Manager to execute a two-year professional services agreement with Townsend Public Affairs, Inc. (TPA) to conduct legislative advocacy and grant writing services for the City.

5. APPROVE AMENDMENT NO. 3 FOR A THREE-YEAR EXTENSION TO JUNE 30, 2028, FOR THE PROFESSIONAL SERVICES AGREEMENT WITH ALLIED UNIVERSAL FOR JAILER SERVICES

That the City Council waive formal bid procedures per La Habra Municipal Code Section 4.20.080 (B) and approve and authorize the City Manager to execute Amendment No. 3 for a three-year extension to June 30, 2028, for the Professional Services Agreement with Allied Universal for jailer services.

6. ACCEPTANCE OF EARLY EDUCATION AGREEMENT WITH THE CALIFORNIA DEPARTMENT OF EDUCATION EARLY LEARNING AND CARE DIVISION FOR THE 2025-2026 FISCAL SCHOOL YEAR

That the City Council:

- A. Approve and authorize the City Manager to execute and submit Contract CSPP-5328 with the California Department of Education Early Learning and Care Division for the 2025-2026 Fiscal School Year; and,

- B. APPROVE AND ADOPT **RESOLUTION NO. CC 2025-17** ENTITLED: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, CERTIFYING THE APPROVAL AND AUTHORIZING THE ACCEPTANCE OF LOCAL AGREEMENT NO. CSPP-5328 WITH THE STATE DEPARTMENT OF EDUCATION.

7. AGREEMENT WITH THE CALIFORNIA DEPARTMENT OF SOCIAL SERVICES FOR THE 2025-2026 FISCAL SCHOOL YEAR

That the City Council:

A. Approve and authorize the City Manager to accept the CCTR-5211 Agreement with the California Department of Social Services for the 2025-2026 Fiscal School Year in the amount of \$3,382,871.00; and

B. APPROVE AND ADOPT **RESOLUTION NO. CC 2025-18** ENTITLED: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, CERTIFYING THE APPROVAL AND AUTHORIZING THE ACCEPTANCE OF LOCAL AGREEMENT NO. CCTR-5211 WITH THE STATE DEPARTMENT OF SOCIAL SERVICES.

8. APPROVE A LONG-TERM LEASE AGREEMENT WITH ITENNIS, INC. TO OPERATE THE LA HABRA TENNIS CENTER

That the City Council approve a long-term lease agreement with iTennis, Inc. to operate the La Habra Tennis Center.

9. APPROVE AMENDMENT TO SUBLICENSE AGREEMENT WITH AMERICA WORKS OF CALIFORNIA, INC., FOR FACILITY SPACE IN BREA AND LAGUNA NIGUEL TO OPERATE THE READY S.E.T. OC PROGRAM PER THE WORKFORCE INNOVATION AND OPPORTUNITY ACT (WIOA) MA-012-24010395

That the City Council approve an amendment to the annual sublicense agreement with America Works of California, Inc., for facility space in Brea and Laguna Niguel to operate the READY S.E.T. OC Program in FY 2025-2026.

10. APPROVE AGREEMENTS WITH OCY MANAGEMENT, INC. AND PARKING CONCEPTS DBA (DOING BUSINESS AS) TRANSPORTATION CONCEPTS FOR SENIOR MOBILITY TRANSPORTATION SERVICES

That the City Council:

A. Authorize the City Manager to execute an agreement with OCY Management, Inc. to operate the La Habra Senior Mobility Transportation Program On-demand (Dial-a-Ride) Service; and

B. Authorize the City Manager to execute an agreement with Parking Concepts dba (doing business as) Transportation Concepts to operate the La Habra Senior Mobility Transportation Program Shuttle.

11. APPROVE NOTICE OF COMPLETION FOR HARBOR BOULEVARD AT ARBOLITA DRIVE INTERSECTION SAFETY IMPROVEMENTS, CITY PROJECT NO. 3-R-23

That the City Council:

A. Approve the Notice of Completion for the Harbor Boulevard at Arbolita Drive Intersection Safety Improvements, City Project No. 3-R-23, and authorize staff to send the Notice of Completion for recordation; and,

- B. Approve an appropriation of \$13,336.06 from available, unencumbered Measure M2 Fair Share fund balance to fully fund the Harbor Boulevard at Arbolita Drive Intersection Safety Improvements, City Project No. 3-R-23; and,
- C. Authorize the City Manager to increase the City's Purchase Order with Palp, Inc. dba Excel Paving Company by \$11,213.21 for extra work performed by Palp, Inc. dba Excel Paving Company.

12. APPROVE NOTICE OF COMPLETION FOR THE CHILDREN'S MUSEUM ROOF & HVAC (HEATING, VENTILATION, AND AIR CONDITIONING) IMPROVEMENTS, CITY PROJECT NO. 8-B-23

That the City Council approve a Notice of Completion for the Children's Museum Roof & HVAC (heating, ventilation, and air conditioning) Improvements, City Project No. 8-B-23, located at 301 South Euclid Street, La Habra, CA 90631; and authorize staff to send the Notice of Completion for recordation.

13. APPROVE COOPERATIVE AGREEMENT WITH THE CITIES OF FULLERTON AND BREA FOR THE PALM STREET REHABILITATION PROJECT

That the City Council approve and authorize the City Manager to execute the Cooperative Agreement with the Cities of Fullerton and Brea for the Palm Street Rehabilitation Project.

14. APPROVE BUDGET AMENDMENT FOR VIN SCULLY CENTENNIAL PARK IMPROVEMENT PROJECT, CITY PROJECT NO. 2-P-22

That the City Council:

- A. Approve a Budget Amendment to the Vin Scully Centennial Park Improvement Project, City Project No. 2-P-22, and appropriate \$800,000.00 of available, unencumbered Park Acquisition Funds to fund additional park features; and,
- B. Approve a Purchase Order increase in an amount not-to-exceed \$174,480.00 to Z&K Consultants to fund their expanded construction management, quality assurance, and inspection services for the Project.

15. WARRANTS: APPROVE NOS. 4481 THROUGH 4974 TOTALING \$5,123,691.74

That the City Council approve Nos. 4481 through 4974 totaling \$5,123,691.74.

**CITY COUNCIL & UTILITY AUTHORITY:**

1. APPROVE THE 2025 SEWER SYSTEM MANAGEMENT UPDATE

That the City Council and Utility Authority:

- A. Review the 2025 Sewer System Management Plan Update; and,
- B. APPROVE AND ADOPT **RESOLUTION NO. CC 2025-19 AND UA 2025-04** ENTITLED: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, AND THE LA HABRA UTILITY AUTHORITY APPROVING AND ADOPTING A SEWER SYSTEM MANAGEMENT PLAN UPDATE.

**CONSENT CALENDAR ITEMS REMOVED FOR SEPARATE DISCUSSION:** None.

**PUBLIC HEARINGS:**

**CITY COUNCIL:**

1. DULY NOTICED PUBLIC HEARING TO CONSIDER TERMINATION OF DEVELOPMENT AGREEMENT 20-01 WITH PINNACLE WELLNESS GROUP, LLC, FOR A CANNABIS DISTRIBUTION FACILITY AT 536 WEST MOUNTAIN VIEW AVENUE DUE TO THE EXPIRATION OF THE TERM OF THE AGREEMENT

Management Analyst II Ivey presented the staff report.

There was no City Council discussion.

Mayor Espinoza opened the public hearing at 7:38 p.m. There was no public testimony. Mayor Espinoza closed the public hearing at 7:38 p.m.

Moved by Councilmember Gomez, seconded by Councilmember Nigsarian, and CARRIED UNANIMOUSLY (5-0) THAT THE CITY COUNCIL CONSIDER, APPROVE AND ADOPT THE FIRST READING OF **ORDINANCE NO. CC 2025-04** ENTITLED: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, FINDING THAT THIS ORDINANCE IS EXEMPT FROM REVIEW UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT AND TERMINATING DEVELOPMENT AGREEMENT 20-01 BETWEEN THE CITY OF LA HABRA AND PINNACLE WELLNESS GROUP, LLC FOR A CANNABIS DISTRIBUTION FACILITY AT 536 WEST MOUNTAIN VIEW AVENUE.

Said motion CARRIED by the following vote:

AYES: Mayor Espinoza, Mayor Pro Tem Medrano,  
Councilmember Gomez, Councilmember Lampkin, Councilmember Nigsarian  
NOES: NONE  
ABSTAIN: NONE  
ABSENT: NONE

2. DULY NOTICED PUBLIC HEARING TO CONSIDER ZONE CHANGE 25-0002 TO AMEND SECTION 18.04.030 (TERMS DEFINED) OF CHAPTER 18.04 (DEFINITIONS) AND REPEAL AND REPLACE SECTION 18.12.150 (ACCESSORY DWELLING UNITS) OF CHAPTER 18.12 (SPECIAL DEVELOPMENT STANDARDS) OF TITLE 18 (ZONING) OF THE LA HABRA MUNICIPAL CODE RELATING TO ACCESSORY DWELLING UNITS AND JUNIOR ACCESSORY DWELLING UNITS IN ORDER TO COMPLY WITH STATE LAW

Planning Manager Lui presented the staff report.

City Council discussion included: state-mandated zoning requirements; and conflicts between state zoning mandates and the City's General Plan.

Mayor Espinoza opened the public hearing at 7:46 p.m. There was no public testimony. Mayor Espinoza closed the public hearing at 7:46 p.m.

Moved by Mayor Pro Tem Medrano, seconded by Councilmember Nigsarian, and CARRIED UNANIMOUSLY (5-0) THAT THE CITY COUNCIL CONSIDER, APPROVE, AND ADOPT THE FIRST READING OF **ORDINANCE NO. CC 2025-05** ENTITLED: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, APPROVING ZONE CHANGE 25-0002 TO AMEND SECTION 18.04.030 (TERMS DEFINED) OF CHAPTER 18.04 (DEFINITIONS) AND REPEAL AND REPLACE SECTION 18.12.150 (ACCESSORY DWELLING UNITS) OF CHAPTER 18.12 (SPECIAL DEVELOPMENT STANDARDS) OF TITLE 18 (ZONING) OF THE LA HABRA MUNICIPAL CODE RELATING TO ACCESSORY DWELLING UNITS AND JUNIOR ACCESSORY DWELLING UNITS AND MAKING A DETERMINATION THAT THE ORDINANCE IS EXEMPT FROM THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA) PURSUANT TO PUBLIC RESOURCES CODE SECTION 21080.17.

Said motion CARRIED by the following vote:

AYES: Mayor Espinoza, Mayor Pro Tem Medrano,  
Councilmember Gomez, Councilmember Lampkin, Councilmember Nigsarian  
NOES: NONE  
ABSTAIN: NONE  
ABSENT: NONE

3. DULY NOTICED PUBLIC HEARING TO CONSIDER AN ORDINANCE DESIGNATING FIRE HAZARD SEVERITY ZONES IN THE CITY OF LA HABRA

Assistant City Manager Yap presented the staff report.

There was no City Council discussion.

Mayor Espinoza opened the public hearing at 7:51 p.m. There was no public testimony.  
Mayor Espinoza closed the public hearing at 7:51 p.m.

Moved by Councilmember Gomez, seconded by Councilmember Lampkin, and CARRIED UNANIMOUSLY (5-0) THAT THE CITY COUNCIL APPROVE THE FIRST READING OF **ORDINANCE NO. CC 2025-06** ENTITLED: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF LA HABRA, CALIFORNIA, DESIGNATING FIRE HAZARD SEVERITY ZONES.

Said motion CARRIED by the following vote:

AYES: Mayor Espinoza, Mayor Pro Tem Medrano,  
Councilmember Gomez, Councilmember Lampkin, Councilmember Nigsarian  
NOES: NONE  
ABSTAIN: NONE  
ABSENT: NONE

**CONSIDERATION ITEMS:** None at this time.

**MAYOR'S COMMUNITY CALENDAR:**

Mayor/Chair Espinoza announced upcoming community events and activities.

**COMMENTS FROM STAFF:** None.

**COMMENTS FROM COUNCILMEMBERS/DIRECTORS:**

Each City Councilmember/Director commented and reported on their attendance to past community events and activities, recognized community members, and thanked City staff for their work and dedication to the La Habra community.

Councilmember/Director Gomez requested the meeting be adjourned in memory of Evaristo Sanchez.

Councilmember/Director Lampkin requested the meeting be adjourned in memory of Los Angeles County Sheriff's Detectives Joshua Kelley-Eklund, Victor Lemus, and William Osborn.

**ADJOURNMENT:** Mayor/Chair Espinoza adjourned the meeting in memory of Los Angeles County Sheriff's Detectives Joshua Kelley-Eklund, Victor Lemus, and William Osborn; and Evaristo Sanchez at 8:16 p.m. to Monday, August 4 2025, at 5:30 p.m. in the City Council Closed Session Room 112c, 100 East La Habra Boulevard, followed by the Regular Meeting at 6:30 p.m. in the City Council Chamber.

Respectfully submitted,

Rhonda J. Barone, CMC  
City Clerk/Secretary

These Minutes were approved on \_\_\_\_\_.