

Mayor José Medrano
Mayor Pro Tem James Gomez
Councilmember Rose Espinoza
Councilmember Daren Nigsarian
Councilmember Delwin Lampkin

City Manager Jim Sadro
Assistant City Manager Gabriella Yap
City Clerk Rhonda J. Barone
Assistant City Clerk Kenia Lopez
City Attorney Keith F. Collins



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
SUCCESSOR AGENCY TO THE REDEVELOPMENT AGENCY
OF THE CITY OF LA HABRA,
LA HABRA CIVIC IMPROVEMENT AUTHORITY,
AND LA HABRA UTILITY AUTHORITY**

MONDAY, MAY 4, 2026

COUNCIL CHAMBER
100 EAST LA HABRA BOULEVARD
LA HABRA, CALIFORNIA 90631

The Regular Meeting of the City Council and Regular Joint Meeting with the Successor Agency to the Redevelopment Agency of the City of La Habra, La Habra Civic Improvement Authority, and La Habra Utility Authority for May 4, 2026, will be at the City of La Habra Council Chamber located at 100 East La Habra Boulevard, La Habra, California. The City Council Chamber will be open to the public at 6:00 p.m. and the meeting will start promptly at 6:30 p.m.

The public is encouraged to participate in the Regular Meeting of the City Council and Regular Joint Meeting with the Successor Agency to the Redevelopment Agency of the City of La Habra, La Habra Civic Improvement Authority, and La Habra Utility Authority by attending in person or submitting written comments via email to cc@lahabraca.gov no later than 5:00 p.m. on Monday, May 4, 2026. Written comments sent to the City by 5:00 p.m. on the day of the meeting will be printed and provided to the City Council prior to the meeting. The meeting can also be viewed live through the City of La Habra website at www.lahabraca.gov/356/Archived-Council-Videos by clicking on "Watch Live" at 6:30 p.m.

The City of La Habra live broadcasts and replays City Council Meetings on La Habra Cable Channel 3 and over the website at www.lahabraca.gov. Please note that in person attendance at this public meeting may result in the recording and broadcast of your image and/or voice.

The City of La Habra makes every effort to comply with the Americans with Disabilities Act (ADA) in all respects. Should you need special assistance to participate in this meeting, please contact the City Clerk's Office at (562) 383-4030 or cc@lahabraca.gov prior to the meeting. Every effort will be made to provide reasonable accommodations.

ADJOURNED REGULAR MEETING 5:30 P.M .:

CALL TO ORDER: Council Chamber, Closed Session Room 112C

ORAL COMMUNICATIONS FROM THE PUBLIC FOR CLOSED SESSION MATTERS:

CLOSED SESSION:

- 1. Conference with Labor Negotiator per Government Code Section 54957.6 -- Agency Representative: Jim Sadro, City Manager; Employee Organizations: Field Services Employees' Group.
- 2. Conference with Labor Negotiator per Government Code Section 54957.6 -- Agency Representative: Jim Sadro, City Manager; Employee Organizations: General Services Employees' Group.
- 3. Conference with Labor Negotiator per Government Code Section 54957.6 -- Agency Representative: Jim Sadro, City Manager; Employee Organizations: Professional Employees' Group.
- 4. CONFERENCE WITH REAL PROPERTY NEGOTIATORS. Government Code Section 54956.8. Property: A portion of the Union Pacific Railroad (UPRR) corridor traversing the City of La Habra from the west City limit to the east City limit between Lambert Road and La Habra Boulevard. Agency negotiator: Jim Sadro, City Manager; Negotiating parties: Union Pacific Railroad (UPRR); Under negotiation: Price and terms.

ADJOURNMENT:

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

- CALL TO ORDER:** Council Chamber
- INVOCATION:** City Attorney/Legal Counsel Collins
- PLEDGE OF ALLEGIANCE:** Councilmember/Director Nigsarian
- ROLL CALL:** Mayor/Chair Medrano
Mayor Pro Tem/Vice Chair Gomez
Councilmember/Director Espinoza
Councilmember/Director Nigsarian
Councilmember/Director Lampkin

CLOSED SESSION ANNOUNCEMENT:

PROCLAMATIONS/PRESENTATIONS:

- 1. RECOGNITION OF THE LA HABRA HIGH SCHOOL VARSITY CHEER
- 2. PROCLAIM MAY 3-9, 2026, AS PROFESSIONAL MUNICIPAL CLERKS WEEK IN THE CITY OF LA HABRA
- 3. PROCLAIM MAY 2026 AS BUILDING SAFETY MONTH IN THE CITY OF LA HABRA

PUBLIC COMMENTS: When addressing the La Habra City Council, please complete a Speaker's Card before leaving the Council Chamber.

General Public Comments shall be received at the beginning of the governing body meeting and limited to three (3) minutes per individual, with a total time limit of 30 minutes for all public comments, unless otherwise modified by the Mayor or Chair. Speaking time may not be granted and/or loaned to another individual for purposes of extending available speaking time, and comments must be kept brief, non-repetitive, and professional in nature. The general Public Comment portion of the meeting allows the public to address any item of City business not appearing on the scheduled agenda. Per Government Code Section 54954.3(a), such comments shall not be responded to by the governing body during the meeting.

CONSENT CALENDAR:

Senate Bill 1439 ("SB 1439") amended Government Code Section 84308 to expand the regulation of campaign contributions in excess of \$500 from donors involved in certain matters before the legislative body. If the donor has a matter pending before the agency, and the official received a campaign contribution from the donor in excess of \$500 in the prior 12 months, the official must publicly disclose the contribution and cannot in any way participate in the decision of the matter. The donor also has a duty to disclose the contribution on the record.

In the 12 months following the decision, a local official cannot receive campaign contributions in excess of \$500 from a donor with an economic interest in the governmental decision. Public officials are encouraged to closely track all campaign contributions which collectively exceed \$500 in any 12-month period from any single source.

All matters on Consent Calendar are considered to be routine and will be enacted by one motion unless a Councilmember or City staff member requests separate action or removal of an item. Removed items will be considered following the Consent Calendar portion of this agenda. Public comment shall be limited to three (3) minutes per individual, with a total time limit of 30 minutes per item that has been removed for separate discussion, unless otherwise modified by the Mayor. Speaking time may not be granted and/or loaned to another individual for purposes of extending available speaking time, and comments must be kept brief, non-repetitive, and professional in nature.

CITY COUNCIL:

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 April 20, 2026.

3. APPROVE PLANNING COMMISSION MEETING MINUTES

That the City Council receive and file the Planning Commission of the City of La Habra meeting minutes for:

- December 8, 2025
- January 26, 2026
- February 9, 2026
- February 23, 2026
- March 9, 2026

4. APPROVE THE SECOND READING AND ADOPTION OF **ORDINANCE NO. CC 2026-03** 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 22-03 BETWEEN THE CITY OF LA HABRA AND JP420, LLC FOR A NON-STOREFRONT RETAIL CANNABIS BUSINESS THAT NEVER COMMENCED OPERATIONS AT 536 WEST MOUNTAIN VIEW AVENUE, SUITE B

That the City Council approve the second reading and adoption of Ordinance No. CC 2026-03.

5. APPROVE THE SECOND READING AND ADOPTION OF **ORDINANCE NO. CC 2026-04** 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 22-04 BETWEEN THE CITY OF LA HABRA AND SHRYNE LA HABRA, LLC (DBA BLAZE) FOR A NON-STOREFRONT RETAIL CANNABIS BUSINESS THAT NEVER COMMENCED OPERATIONS AT 1721 EAST LAMBERT ROAD, SUITE A

That the City Council approve the second reading and adoption of Ordinance No. CC 2026-04.

6. AWARD A CONTRACT TO PACIFIC WEST INDUSTRIES, INC. FOR HVAC DUCTWORK REPLACEMENT AT 215 NORTH EUCLID STREET, CITY PROJECT NO. 3-B-26

That the City Council:

A. Waive the formal bidding requirements per La Habra Municipal Code Chapter 4.20.120 (B);

B. Award a construction contract to Pacific West Industries, Inc., of Orange, California, for construction of the HVAC Ductwork Replacement at 215 North Euclid Street, City Project No. 3-B-26, in the amount of \$64,850, and reject all other bids;

C. Authorize the City Manager to execute an Agreement with Pacific West Industries, Inc., and authorize staff to issue a purchase order to Pacific West Industries, Inc., in the amount of \$64,850; and authorize a 20% contingency of \$12,970; for a grand total of \$77,820;

D. Approve an appropriation of \$40,855.50 from the California State Preschool Contract Grant Fund to fund the cost of this project;

E. Approve an appropriation of \$17,509.50 from the General Child Care Fund to fund the cost of this project;

F. Approve an appropriation of \$6,485 from the Child Care Food Program to fully fund the cost of this project; and,

G. Approve an appropriation of \$12,970 of General Capital Project Funds to fund the Cost of Construction Contingency for this Project.

7. TREASURER'S INVESTMENT REPORT FOR THE QUARTER ENDING MARCH 31, 2026

That the City Council receive and file the Treasurer's Investment Report for the quarter ending March 31, 2026.

8. WARRANTS: APPROVE NOS. 8853 THROUGH 9054 TOTALING \$3,452,876.00; AND APPROVE WIRE TRANSFER DATED 5/8/26, TOTALING \$5,000,000.00

That the City Council approve Nos. 8853 through 9054 totaling \$3,452,876.00; and approve Wire Transfer dated 5/8/26, totaling \$5,000,000.00.

SUCCESSOR AGENCY:

No items at this time.

CIVIC IMPROVEMENT AUTHORITY:

No items at this time.

UTILITY AUTHORITY:

1. APPROVE AN AGREEMENT WITH THE MUNICIPAL WATER DISTRICT OF ORANGE COUNTY (MWDOC) TO SHARE CONSULTANT'S COST FOR THE DEVELOPMENT OF A CONSERVATION FRAMEWORK

That the Utility Authority:

A. Authorize the Executive Director to enter into an agreement with the Municipal Water District of Orange County (MWDOC) to share the consultant's cost, in the amount of \$69,616.76, for the Utility Authority's expenses related to the development of a Conservation Framework in compliance with Assembly Bill (AB) 1668 and Senate Bill (SB) 606 (Making Conservation a California Way of Life Framework); and,

B. Authorize staff to issue a purchase order to MWDOC in the amount of \$69,616.76 for the development of a Conservation Framework.

CONSENT CALENDAR ITEMS REMOVED FOR SEPARATE DISCUSSION:

PUBLIC HEARINGS:

Public comments shall be limited to five (5) minutes per individual, with a total time limit of 60 minutes for all public comments, for each individual Public Hearing item on the agenda, unless otherwise modified by the Mayor or Chair. Comments must be kept brief, non-repetitive, and professional in nature.

CITY COUNCIL:

1. DULY NOTICED PUBLIC HEARING TO CONSIDER AND APPROVE A RESOLUTION AMENDING THE CITY OF LA HABRA MASTER SCHEDULE OF FEES PERTAINING TO FEES FOR GENERAL SERVICES, ADMINISTRATIVE SERVICES, COMMUNITY DEVELOPMENT SERVICES, BUILDING SERVICES, FIRE SERVICES, POLICE SERVICES, AMBULANCE SERVICES, PUBLIC WORKS SERVICES, UTILITY SERVICES, AND PENALTIES FOR MUNICIPAL CODE AND VEHICLE CODE PARKING VIOLATIONS

That the City Council APPROVE AND ADOPT **RESOLUTION NO. CC 2026-__** ENTITLED: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA HABRA, ORANGE COUNTY, CALIFORNIA AMENDING THE CITY OF LA HABRA MASTER SCHEDULE OF FEES PERTAINING TO FEES FOR GENERAL SERVICES, ADMINISTRATIVE SERVICES, COMMUNITY DEVELOPMENT SERVICES, BUILDING SERVICES, FIRE SERVICES, POLICE SERVICES, AMBULANCE SERVICES, PUBLIC WORKS SERVICES, UTILITY SERVICES, AND PENALTIES FOR MUNICIPAL CODE AND VEHICLE CODE PARKING VIOLATIONS.

CONSIDERATION ITEMS:

Any member of the audience may request to address the La Habra City Council on any Consideration Item, prior to the La Habra City Council taking a final vote on the item. Public comment shall be limited to three (3) minutes per individual, with a total time limit of 30 minutes per Consideration Item, unless otherwise modified by the Mayor or Chair. Speaking time may not be granted and/or loaned to another individual for purposes of extending available speaking time, and comments must be kept brief, non-repetitive, and professional in nature.

CITY COUNCIL:

1. APPROVE AN THE ENCROACHMENT LICENSE AGREEMENT BETWEEN THE CITY OF LA HABRA AND JOSE YPEZ ("LICENSEE") FOR THE PROPERTY LOCATED AT 770 DURHAM STREET

That the City Council approve an the Encroachment License Agreement between the City of La Habra and Jose Ypez ("Licensee") for the property located at 770 Durham Street, and authorize the City Manager to execute the agreement.

2. CONSIDER A REQUEST FROM THE LA HABRA HOST LIONS CLUB FOR THE CITY TO ASSUME RESPONSIBILITY FOR THE PLANNING, COORDINATION, FUNDING, STAFFING AND OPERATION OF THE ANNUAL CORN FESTIVAL AND PARADE

That the City Council:

A. Consider a request from the La Habra Host Lions Club for the City to assume responsibility for the planning, coordination, funding, staffing and operation of the annual Corn Festival and Parade, as well as alternate options; and,

B. Provide direction to staff.

MAYOR'S COMMUNITY CALENDAR:

COMMENTS FROM STAFF:

COMMENTS FROM COUNCILMEMBERS/DIRECTORS:

ADJOURNMENT: Adjourned to Monday, May 18, 2026, 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.

Except as otherwise provided by law, no action shall be taken on any item not appearing in the foregoing agenda. A copy of the full agenda packet is available for public review at the Office of the City Clerk during regular business hours, and on the City's webpage at <http://www.lahabraca.gov>.

Materials related to an item on this Agenda submitted to the City Council/Authority/Agency after distribution of the agenda packet are available for public inspection in the City Clerk's Office at 110 East La Habra Boulevard, La Habra, during normal business hours.

In accordance with the Federal Americans with Disabilities Act of 1990, should you require a disability-related modification or accommodation, including auxiliary aids or services to participate in the meeting due to a disability, please contact the City Clerk's Office at least ninety-six (96) hours in advance of the meeting at (562) 383-4030.

DECLARATION: This agenda was posted on the bulletin boards outside the south entrance of City Hall and the Council Chamber, where completely accessible to the public, at least 72 hours in advance of the City Council Meeting.

Rhonda J. Barone, CMC
City Clerk/Secretary