

**Minutes
Monterey Park City Council
Financing Authority (MPFA)
Housing Authority (MPHA)
Geologic Hazard Abatement District (GHAD)
Successor Agency (SA)
Regular Meeting
August 6, 2025**

The City Council, the Financing Authority (MPFA), the Housing Authority (MPHA), the Geologic Hazard Abatement District (GHAD), and the Successor Agency (SA) of the City of Monterey Park held a Regular Meeting of the Council in the Council Chamber, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, August 6, 2025, at 6:30 p.m.

1. Call to Order

Mayor Ngo called the meeting to order at 6:37 p.m.

2. Flag Salute

The Monterey Park Fire Explorers led the flag salute.

3. Roll Call

City Clerk Maychelle Yee called the roll:

Council Members Present: Henry Lo, Vinh Ngo, Jose Sanchez, Thomas Wong, Elizabeth Yang

Council Members Absent: None.

Also present:

City Treasurer Amy Lee

City Manager Inez Alvarez

City Attorney Karl Berger

Assistant City Manager Diana Garcia

Director of Finance Martha Garcia

Director of Human Resources and Risk Management Christine Tomikawa

Director of Public Works Shawn Igoe

Director of Recreation and Community Services Robert Aguirre.

Police Chief Scott Wiese

Acting City Librarian LV Frazier

Fire Battalion Chief Ryan Weddle

Finance Manager Laura Borjon

Planning Manager Beth Chow

Recreation and Community Services Manager Christina Alatorre

Public Works Manager Xochitl Tipan

Assistant Deputy City Clerk Helena Cho

Recreation Leader Deanna Ramirez Zhu

Virtually present: None.

Mission Statement

The mission of the City of Monterey Park is to provide excellent service, foster growth and opportunity, and create a joyous and collaborative environment.

4. Agenda Additions, Deletions, Changes and Adoptions

City Manager Alvarez requested to move Agenda Item No. 7.B. to be heard before Public Communications.

5. Public Communications

This item was heard after Agenda Item No. 7.A.

- 24 Hours discussed the recent incident that occurred at the Los Angeles Sheriff's Department, and expressed his opinion on immigration and Hilda Solis, member of the Los Angeles Board of Supervisors. He submitted a written communication to the City Clerk's office referencing the Supreme Court Case *Brandenburg v. Ohio* of 1969.
- Hilda De Leon spoke about the printing fees issued by the Monterey Park Bruggemeyer Library, elaborated on low-income residents potentially losing their food stamps and medical services, and expressed concern regarding the recent events initiated by the United States Immigration and Customs Enforcements.
- Maychelle Yee, speaking as a resident, commented on the residents' request to move Agenda Item No. 9.J. and 10.B. to be heard at the beginning of the meeting. She shared her opinion on the City Council's operations and reiterated their obligation to listen to the residents' needs.
- Robert Ogawa Monroe commented on his experience in the Aerobics Water Class provided by the City and articulated his concerns about the closure of the Barnes Park pool and the alleged lack of transparency in supporting the needs of the taxpayers in Monterey Park.
- Dave Jones honored the AYSO Boys team with their win as National Champions and voiced his appreciation to the City for providing their parks as training fields for the AYSO teams.
- Teresa congratulated the AYSO Boys team on their achievement and vocalized her opinion about the recent comment made by Maychelle Yee. She reiterated the resident's need for advocacy and transparency for the residents of the City.
- Vivian Hu conveyed her support to have Agenda Item No. 10.B. to be heard after Public Communications. She spoke about the City Council's duty to listen to the concerns of the community and wished for a better mailing distribution process for the Proposition 218 ballot.

6. Staff Communications

After Public Communications, Council Member Wong requested Agenda Item No. 6; Staff Communications be heard at the end of the meeting. By Consensus, the City Council agreed to move Staff Communications to be heard after Agenda Item 10. Public Hearing.

6.A. Library

None.

6.B. Recreation & Community Services

None.

6.C. Public Works

None.

6.D. Police Department

None.

Prior to City Council Communications, City Manager Alvarez reported the upcoming Community Clean-up event on August 8, 2025, the Bulky Item Pick-up and Community E-Waste Drop Off event at the Langley Center from 8 a.m. to 12 p.m. and announced the new Spirit Bus routes that began on August 1, 2025.

Director of Recreation and Community Services Director Aguirre reminded the community of the Dive-in Movie Night event at the George Elder pool where they will be featuring the movie Finding Nemo.

Staff Communications was moved to the August 20, 2025 Regular City Council Meeting.

7. Presentation

7.A. Chinatown Service Center - MPK Hope Resiliency Center Updates

This item was heard after Agenda Item No. 7.B.

Andrea Tseng, Director of Older Adult Services at the Chinatown Service Center and representative of the Monterey Park Hope Resiliency Center, provided an update on the center's highlights for the year. She elaborated on the services they provide to the community and outlined their program's impact summary and funding challenges.

Peter Ng, Chief Executive Officer of the Chinatown Service Center, spoke about the center's continuous efforts to support the needs of residents in Monterey Park.

7.B. AYSO Alhambra-Monterey Park Region 60 U16 Boys Team - National Games Champions

This item was heard after Agenda Additions, Deletions, Changes and Adoptions.

David Ono, coach of the American Youth Soccer Organization (AYSO), Region 60, Under 16 Boys team, recognized the team for winning the 2025 AYSO National Game Championship, the first national title received by Region 60. He shared words of gratitude to his team and their accomplishments this season.

Mayor Ngo and the City Council provided words of appreciation and presented the team with certificates for their achievement.

8. Old Business

None.

9. Consent Calendar

All items under the Consent Calendar are considered by the City Council to be routine and will be enacted by one motion. Specific items may be removed from the Consent Calendar at the request of any member of the City Council for separate consideration.

Action Taken: City Manager Alvarez reported an amendment to the recommendations on Agenda No. 9.L., to reject all bids received from Street Sweeping Services Proposal No. 2025-M02; authorize the City Manager to negotiate and execute a month-to-month contract in a form approved by the City Attorney and at a future meeting, staff will return with an update and a plan forward. Mayor Ngo reported a potential Conflict of Interest for Agenda Item No. 9.D. as he is a member of the Board of Directors for Chinatown Service Center, recused himself and did not participate in the item. The City Council approved Agenda Item Nos. 9.A., 9.B., 9.C., 9.D., 9.E., 9.F., 9.G., 9.H., 9.I., 9.K. and 9.M. except for Agenda Item Nos. 9.J. and 9.L. which were pulled for discussion, separate motion, reading resolutions and ordinances by the title only and waiving further reading thereof.

Motion: Moved by Council Member Wong and seconded by Council Member Lo, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong, Elizabeth Yang

Noes: Council Members: None

Absent: Council Members: None

Abstain: Council Members: None

Recusal: Council Members: Vinh Ngo for Agenda Item No. 9.D.

9.A. Minutes

The minutes are a record of the official actions taken at the City Council meeting.

Recommendation:

It is recommended that the City Council consider:

1. Approving the minutes from the special meetings of June 4, 2025, June 18, 2025, June 25, 2025, and July 2, 2025 and the regular meetings of June 4, 2025, June 18, 2025, and July 2, 2025; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council approved the recommendation, on Consent Calendar.

9.B. Monthly Investment Report

As of June 30, 2025, invested funds for the City of Monterey Park total \$98,029,648.63.

Recommendation:

It is recommended that the City Council consider:

1. Receiving and filing the monthly investment report; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council received and filed the staff report, on Consent Calendar.

9.C. Identifying a tax rate for collecting voter authorized property taxes for employee retirement benefits based on the assessed property valuation established by the County Assessor's Office

The City of Monterey Park's retirement costs are funded in part by a special voter-approved property tax. Each year the City is required to establish a tax rate to generate the retirement property tax based on the assessed valuation established by the County Assessor's Office.

Recommendation:

It is recommended that the City Council consider:

1. Adopting a Resolution identifying the tax rate and amount of tax revenue required to fulfill the voters' intent in funding the City's retirement system; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council adopted Resolution No. 2025-R64, on Consent Calendar.

Resolution No. 2025-R64

A resolution identifying the amount of tax revenue required to fulfill the voters' intent in funding the City's Retirement System during Fiscal Year 2025-2026 and authorizing the levy of appropriate taxes.

9.D. Authorize a sub-recipient grant from the U.S. Department of Housing and Urban Development and authorize an agreement with Chinatown Service Center for environmental review

The City was approached by Chinatown Service Center, a California non-profit corporation, ("CSC") to serve as the responsible entity and conduct an environmental review regarding CSC acquisition of a two-story office building located at 365 East Garvey Avenue, Monterey Park, CA 91754 ("Subject Property"). CSC was recently awarded a federal grant (Grant No. B-24-CP-CA-0141) from the U.S. Department of Housing and Urban Development ("HUD") to support this property acquisition and future redevelopment efforts (the "Grant").

As part of the Grant, CSC, as grantee, must coordinate an environmental review pursuant to the National Environmental Protection Act ("NEPA"). CSC requested that the City conduct its environmental review and represented that it will designate the City as a sub-recipient on the Grant, and reimburse the City all of its costs and expenses in analyzing and preparing the environmental report.

The Director of Finance and Public Works Director will coordinate with CSC to ensure that the environmental review complies with applicable law and that the City's costs and expenses are timely reimbursed, including designating the City as a sub-recipient of the Grant.

A contract will be established between the City and CSC to facilitate this review process and confirm all regulatory requirements are met.

Recommendation:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute all appropriate and necessary documents to receive sub-recipient grant funding U.S. Department of Housing and Urban Development ("HUD") related to Grant No. B-24-CP-CA-0141;
2. Authorizing the City Manager to execute a contract, in a form approved by the City Attorney, with Chinatown Service Center for review, analysis, and preparation of environmental report; and
3. Taking such additional, related, action that may be desirable.

Action Taken: Mayor Ngo declared a potential Conflict of Interest on Agenda Item No. 9.D. as he is a member of the Board of Directors for Chinatown Service Center, recused himself and did not participate in the item. The City Council approved the recommendations, on Consent Calendar.

9.E. UCLA Center for Pre-Hospital Care - Authorization to Execute Agreement

The University of California, Los Angeles ("UCLA") has been providing Continuing Education and Quality Improvement services to the Fire Department Paramedic and Emergency Medical Technicians since 2007. The current agreement expired June 30, 2025, and requires Council consideration for renewal.

Recommendation:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute an agreement with the Regents of the University of California ("UCLA"), in a form approved by the City Attorney, in an amount not to exceed \$251,100; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council approved the recommendation, on Consent Calendar.

9.F. Adoption of an Ordinance amending Monterey Park Municipal Code Chapter 3.100 (Public Works Contracts) and Subsection C of MPMC § 3.90.050 (Signature Authority) to add sections governing contracting to abate public nuisances and finding such actions to be exempt from further environmental review under California Environmental Quality Act Guidelines §§ 15273, 15301, and 15302

Amendments are proposed to MPMC Chapter 3.100 and MPMC § 3.090.050 to facilitate abatement of nuisance properties in the City. If adopted, the amendments will enable the City Manager, or designee, to award contracts up to \$100,000 to repair, rehabilitate, demolish, or take other remedial action on nuisance structures, which can pose serious dangers to public health, safety, and welfare.

At its regular July 16, 2025 meeting, the City Council waived first reading and introduced the proposed Ordinance attached to this report. The associated staff report is attached for reference. Staff recommends that the City Council waive further reading and adopt the Ordinance, which would become effective 30 days after adoption.

Recommendation:

It is recommended that the City Council consider:

1. Waiving the second reading, including by title, and adopting the proposed Ordinance; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council adopted Ordinance No. 2267, on Consent Calendar.

Ordinance No. 2267

An Ordinance amending Chapter 3.100 of the Monterey Park Municipal Code (public works contracts) and MPMC § 3.90.050 (signature authority) to add sections governing contracting to abate public nuisances

9.G. Consideration and possible action to adopt a Resolution approving successor Memorandum of Understanding between the City of Monterey Park and the Monterey Park Police Officers' Mid-Management Association for the term of July 1, 2025 to June 30, 2028.

The City of Monterey Park's ("City") representatives met with MPPOMMA representatives to meet and confer in good faith to negotiate the terms and conditions of successor MOU. The parties reached agreement to be approved by the City Council for a term effective July 1, 2025 to June 30, 2028.

Public Speakers:

- 24 Hours provided his opinion about the Monterey Park Police Department, emphasizing the Police Officer's duty to not obstruct justice within the community.

- Hilda De Leon expressed support for providing fair wages to law enforcement and wished for the Monterey Park Police Department to show more vocal support towards the immigrant community.

Recommendation:

It is recommended that the City Council consider:

1. Adopting Resolution approving successor Memorandum of Understanding ("MOU") between the City of Monterey Park and the Monterey Park Police Officers' Mid-Management Association ("MPPOMMA"); and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council approved and adopted Resolution No. 2025-R65, on Consent Calendar.

Resolution No. 2025-R65

A resolution approving the Memorandum of Understanding for contract years 2025-2028 between the City of Monterey Park and the Monterey Park Police Officers' Mid-Management Association.

9.H. Resolution approving the Memorandum of Understanding between the City and the Monterey Park Mid-Management & Confidential Association for the term of July 1, 2025 to June 30, 2028

The City of Monterey Park representatives ("City") and MPMMCA representatives met and conferred in good faith to negotiate the terms and conditions of a new MOU. The parties reached agreement to be approved by the City Council for a term effective July 1, 2025 to June 30, 2028. MPMMCA is a new consolidated employee organization following the merger between the Monterey Park Mid-Management Association and Monterey Park Confidential Association. The City did not object to the request to consolidate.

Recommendation:

It is recommended that the City Council consider:

1. Adopting a Resolution approving successor Memorandum of Understanding ("MOU") between the City of Monterey Park and the Monterey Park Mid-Management & Confidential Association ("MPMMCA"); and
2. Taking such additional, related, action that may be desirable.

Discussion: The City Clerk's office provided the public and City Council with a copy of the Memorandum of Understanding between The City of Monterey Park, California and the Monterey Park Mid-Management and Confidential Association on August 5, 2025.

Action Taken: The City Council adopted Resolution No. 2025-R66, on Consent Calendar.

Resolution No. 2025-R66

A resolution approving the Memorandum of Understanding for contract years 2025-2028 between the City of Monterey Park and the Monterey Park Mid-Management and Confidential Association

9.I. Resolution approving successor Memorandum of Understanding between the City and the Monterey Park Service Employees' International Union ("SEIU"), Local 721 for the term of July 1, 2025 to June 30, 2028

The City of Monterey Park's ("City") representatives met with SEIU representatives to meet and confer in good faith to negotiate the terms and conditions of a successor MOU. The parties reached agreement to be approved by the City Council for a term effective July 1, 2025 to June 30, 2028.

Recommendation:

It is recommended that the City Council consider:

1. Adopting a Resolution approving successor Memorandum of Understanding ("MOU") between the City of Monterey Park and the Monterey Park Service Employees' International Union, Local 721 ("SEIU"); and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council adopted Resolution No. 2025-R67, on Consent Calendar.

Resolution No. 2025-R67

A resolution approving the Memorandum of Understanding for contract years 2025-2028 between the City of Monterey Park and the Monterey Park Service Employees' International Union, Local 721

9.J. Consideration and possible action to adopt a resolution approving the City of Monterey Park, Parks System Master Plan

Since January of 2024, the Recreation & Community Services Director has been working in collaboration with City Fabric to develop a comprehensive Parks System Master Plan. This strategic plan is designed to support Monterey Park's elected officials, staff, and stakeholders in making informed decisions to enhance and sustain the City's parks, facilities, programs, and projects over the next ten years. Serving as a guiding framework, the plan offers direction and insight for future planning and funding opportunities while not binding the City to specific projects or commitments. It establishes a foundation to align community goals with available resources and long-term priorities.

Recommendation:

It is recommended that the City Council consider:

1. Adopting a Resolution approving the City of Monterey Park, Parks System Master Plan; and
2. Taking such additional, related, action that may be desirable.

Public Speakers:

- Peter Lin congratulated Director Aguirre and the Recreation and Community Services Department for the development of the Parks Systems Master Plan. He referenced the previous meeting he attended, where he mentioned the idea of finding other sources of funding and presented a donation of lottery tickets to the City to use towards the redevelopment of the Barnes Park Pool.
- Michael Dasca, former swimmer for the Monterey Park Manta Rays (MPMR) and Mark Keppel Swim Team, shared his experience of using the pool during his youth and the lifelong values it taught him and his fellow swimmers. He requested to have the Barnes Park pool reinstated and fixed for public use.
- Dawn Rock expressed her appreciation to Director Aguirre and his dedication to collaborating with the community. She requested the opportunity to implement a Request for Proposal (RFP) for potential plans and development of an Olympic-sized pool and to research outside funding resources. She promoted the San Gabriel Valley Power Up Beacon (SGVPUB) and their commitment to work with the City to begin the process of applying for grants to help restore the Barnes Park pool.
- Christine Wong spoke about her experiences using the Barnes Park pool while raising her children and showed empathy towards the MPMR parents who travel to different cities for their children to practice. She requested to not have the pool be a part of the Park Systems Master Plan as the topic should be a separate priority.
- Cindy Yee was given seven minutes as Arlene Rodriguez yielded her time to her. Cindy commented on certain amenities no longer available to residents at designated parks and the Barnes Park pool being filled with dirt. She reiterated the idea that the Barnes Park pool should be a separate subject, not connected to the Parks Systems Master Plan and SGVPUB's commitment to work with the City to allocate outside funding to restore the pool.
- Vivian Hu questioned if the City Council would be addressing the questions asked by the residents throughout the meeting, as she believed it was important. She inquired about the reason for the pool being filled in with dirt and claimed the Elder Park pool will soon shut down due to the amount of maintenance it needs to remain functioning.
- Margaret Leung echoed Dawn Rock's support of SGVPUB and reiterated the importance of rebuilding the Barnes Park pool. She shared her appreciation of the Recreation and Community Services Department's dedication to collaborating with the community and elaborated on the significance of an RFP as the starting point for the development of a pool design.

Discussion: Director of Recreation and Community Services Aguirre, alongside Recreation and Community Services Manager Alatorre, introduced Director of Urban Planning and Design Alex Jung, virtually present from City Fabrick, to present the Parks Systems Master Plan. Alex presented a PowerPoint presentation on the results of the Parks Systems Master Plan, elaborating on the details and feedback provided by the community on ways to improve and expand park spaces, recreation programs, and community wellness.

Director of Recreation and Community Services Aguirre discussed the completed and upcoming projects for the 2025-2026 fiscal year.

Action Taken: The City Council adopted Resolution No. 2025-R68, as amended to provide an implementation plan that prioritizes the list of projects in the Parks Systems Master Plan, specifically prioritizing the Barnes Park pool and to include a complex design or a Request for Plan (RFP).

Motion: Moved by Mayor Pro Tem Yang and seconded by Council Member Wong, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong, Elizabeth Yang

Noes: Council Members: None

Absent: Council Members: None

Abstain: Council Members: None

Recusal: Council Members: None

Resolution No. 2025-R68

A resolution adopting the City of Monterey Park's Park System Master Plan

9.K. Declaration of Surplus Property: Public Works City-Owned Equipment

Pursuant to Rule 1196 of the South Coast Air Quality Management District ("SCAQMD"), the diesel powered 2017 Vactor sewer vacuum truck ("Vactor") is no longer certified for use in the City's fleet. The Director of Public Works ("Director") recommends the adoption of a resolution declaring the Vactor surplus property and authorizing the disposal of the heavy-duty service vehicle through public auction.

Recommendation:

It is recommended that the City Council consider:

1. Adopting a resolution declaring the 2017 Vactor as surplus property and authorizing the City Manager, or designee, to dispose of such property by sale, donation, or other means; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council adopted Resolution No. 2025-R69, on Consent Calendar.

Resolution No. 2025-R69

A resolution declaring personal property as surplus and authorizing the City Manager to dispose of such property by sale, donation, or other means

9.L. Street Sweeping Services Bid - Rejection of All Bids

On May 12, 2025, the Public Works Director ("Director") solicited bids for street sweeping services under Proposal No. 2025-M02. Four bids were received by the submittal deadline of June 2, 2025. Due to a significant increase in cost for the service, the Director recommends the rejection of all bids and approval of a Second Amendment to Agreement No.2057-A with Athens Services to extend street sweeping services on a month-to-month basis at a monthly rate of \$90,225 beginning September 1, 2025, to explore cost effective options for the service.

Recommendation:

It is recommended that the City Council consider:

1. Rejecting all bids received from Street Sweeping Services Proposal No. 2025-M02;
2. Authorizing the City Manager to execute a Second Amendment with Arakelian Enterprises, Inc., DBA Athens Services, in a form approved by the City Attorney, for continued street sweeping services in a monthly amount of \$90,225. The amendment extends the service on a month-to-month basis beginning September 1, 2025;
3. Appropriating \$301,000 from Gas Tax Fund 242; and
4. Taking such additional, related, action that may be desirable.

Public Speakers:

- Hilda de Leon reflected on the recent comments made by the residents earlier during the meeting and questioned the reasoning for rejecting the bid. Hilda expressed concerns about the amount of time residents are given when submitting a public comment.
- 24 Hours provided his opinion on Athens, the services they provide, and requested transparency in the bid publication process for the community.

Discussion: During Agenda Item No. 9, Consent Calendar, City Manager Alvarez reported an amendment to the recommendations in Agenda Item No. 9.L. to reject all bids received from Street Sweeping Services Proposal No. 2025-M02; authorize the City Manager to negotiate and execute a month-to-month contract in a form approved by the City Attorney and at a future meeting, staff will return with an update and a plan forward.

Action Taken: The City Council approved the recommendations, as amended to reject all bids received from Street Sweeping Services Proposal No. 2025-M02; authorize the City Manager to negotiate and execute a month-to-month contract in a form approved by the City Attorney and at a future meeting, staff will return with an update and a plan forward.

Motion: Moved by Council Member Wong and seconded by Mayor Pro Tem Yang, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong, Elizabeth Yang

Noes: Council Members: None

Absent: Council Members: None

Abstain: Council Members: None

Recusal: Council Members: None

9.M. A Resolution of the City Council of the City of Monterey Park, California, Declaring and Recognizing the Month of August 2025 as National Back-To-School Month

The attached resolution is being brought forth to the Council for consideration at the request of Council Member Sanchez.

Public Speakers:

- 24 Hours commented about the need for children to receive a fair education and shared his opinion about the Los Angeles Unified School District's (LAUSD) education system.
- Hilda De Leon shared an incident that occurred in the Pasadena School District regarding a former employee, shared his appreciation to City Clerk Yee, reiterated the need to provide more affordable library services to the community and expressed his support to have Alhambra Unified School District implement similar electronic use policies as LAUSD.

Recommendation:

It is recommended that the City Council consider:

1. Approving the attached resolution; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council adopted Resolution No. 2025-R70 on, Consent Calendar.

Resolution No. 2025-R70

A resolution of the City Council of the City of Monterey Park, California, declaring and recognizing the month of August 2025 as National Back-To-School Month

10. Public Hearing

10.A. Consideration of Costs Resulting from Abating Weed Nuisances and Authorizing Collection via Special Assessment (Public Hearing)

This item was heard after Agenda Item No. 10.B.

On February 5, 2025, the City Council determined that weeds, brush, rubbish, refuse and dirt maintained on certain private properties in the City constitute a public nuisance. The Los Angeles County Department of Agriculture Commissioner/Weights and Measures ("County") is contracted to provide weed abatement services to the City. The County compiled its annual list of properties within the City which contain, or have the potential to contain weeds, brush or other flammable materials sufficient to be considered a fire hazard ("the Weed Abatement Declaration List"). Persons identified as owning property on the Weed Abatement Declaration List were provided sufficient notice to either protest their inclusion thereon, or voluntarily remove the nuisance conditions identified on their property. The deadlines for voluntary compliance or protest have passed, and the County has abated the noncompliant properties on the Weed Abatement Declaration List.

The final step in the County's Weed Abatement process is for the Council to consider approving the County's costs related to abatement and directing that these costs be collected via special assessment.

Recommendation:

It is recommended that the City Council consider:

1. Opening the public hearing, receiving public comment, closing the public hearing;
2. Adopting the attached Resolution approving the Weed Abatement Clearance Charge List and authorizing collection of such costs through special assessment; and
3. Taking such additional, related, action that may be desirable.

Extension of Council Meeting

Action Taken: The City Council extended the Council Meeting to 12:00 a.m.

Motion: Moved by Council Member Lo and seconded by Council Member Wong, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong

Noes: Council Members: None

Absent: Council Members: Elizabeth Yang

Abstain: Council Members: None

Recusal: Council Members: None

Action Taken: The City Council opened the public hearing at 11:25 p.m., received no registered speakers, closed the public hearing at 11:25 p.m. and adopted Resolution No. 2025-R71. Mayor Pro Tem Yang left the meeting at 11:04 p.m. and did not participate on the item.

Motion: Moved by Council Member Wong and seconded by Council Member Lo, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong
Noes: Council Members: None
Absent: Council Members: Elizabeth Yang
Abstain: Council Members: None
Recusal: Council Members: None

Resolution No. 2025-R71

A resolution confirming the itemized Weed Abatement Charge List of weed abatement costs and directing the Los Angeles County Agricultural Commissioner to collect these costs through property tax billing

10.B. Consideration and Possible Action to Adopt Ordinance Establishing Refuse Rates

This item was heard after Agenda Item No. 9.L.

On May 30, 2025, Proposition 218 notices for proposed refuse franchise fee rates were mailed to each parcel number in the City of Monterey Park. The notices provided the date of July 16, 2025 as the public hearing date when the proposed refused franchise fee rates would be considered for adoption.

At the July 16, 2025 meeting, City Council approved the continuation of the public hearing to August 6, 2025 in order to provide more time for property owners to return protest ballots for the proposed rate increase. City Council also proposed phasing the rate increase, as described further below. It is recommended that the City Council consider:

Recommendation:

It is recommended that the City Council consider:

1. Opening the continued public hearing;
2. Receiving all written and verbal testimony regarding the proposed rate increases;
3. Determining whether there is a majority protest against the proposed rate increases;
4. If no majority protest exists, introducing and waiving the first reading of Ordinance No. _____ - Setting the amount of Refuse Rates and Charges (Attachment 1 to the staff report); and
5. Taking such additional, related, action that may be desirable.

Public Speakers:

- Stacy Sung conveyed her frustrations regarding the proposed franchise fee rates and the City Council's decision not to move up Agenda Item No. 10.B. up to be heard earlier during the meeting.

- Sandra Gonzalez shared her concerns about the Proposition 218 ballot and wished for more transparency when providing information to the community.
- Jenny, alongside Vivian for translation and Recreation Leader Ramirez Zhu for translation accuracy, asked questions relating to the franchise fee rates and the distribution of the Proposition 218 ballots.
- Maychelle Yee, speaking as a resident, talked about transparency and accountability, and reiterated the importance of listening to the needs of the residents.
- Dave Jones submitted a written communication to the record. He voiced his opposition to the proposed franchise fees, echoing the importance of transparency.
- Kailia Garfield read a written communication submitted by Dave Jones on his behalf. She read Dave's opposition to the proposed franchise fees, claiming the proposal is unlawful under the California Constitution.
- Silvia Poon articulated her opposition on Agenda Item No. 10.B. and shared her and other residents' experience of not receiving a ballot to vote against the proposed franchise fee rates.
- Alex provided his opinion on the franchise fee rates and the City's alleged mishandling of the Proposition 218 process.
- Peter Lin conveyed his opinion on the proposed franchise fee increase, claiming the reason for the increase is due to inflation.

Extension of Council Meeting

Action Taken: The City Council extended the Council Meeting to 11:30 p.m.

Motion: Moved by Council Member Lo and seconded by Council Member Wong, motion carried by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong, Elizabeth Yang

Noes: Council Members: None

Absent: Council Members: None

Abstain: Council Members: None

Recusal: Council Members: None

Discussion: Director of Public Works Igoe alongside Public Works Manager Tipan presented a PowerPoint presentation detailing the solid waste franchise fee rates.

The City Council ensued in a discussion regarding the proposed franchise fee rates and proposed the idea of phasing 50 percent of the fee in the first year to 100 percent the next year.

Action Taken: The City Council opened the continued public hearing at 10:17 p.m.; received all written and verbal testimony regarding the proposed rate increases; closed the public hearing at 11:03 p.m.; determined whether there is a majority protest against the proposed rate increases and introduced and waived the first reading of an Ordinance setting the amount of Refuse Rates and Charges, as amended to provide a 50 percent phase in starting September 1, 2025 and 100 percent starting September 1, 2026. Mayor Pro Tem Yang left the meeting at 11:04 p.m. and did not participate on the item.

Motion: Moved by Council Member Lo and seconded by Council Member Sanchez, motion by the following vote:

Ayes: Council Members: Henry Lo , Vinh Ngo, Jose Sanchez, Thomas Wong

Noes: Council Members: None

Absent: Council Members: Elizabeth Yang

Abstain: Council Members: None

Recusal: Council Members: None

Ordinance 1st reading

An Ordinance setting the amount of refuse rates and charges pursuant to Health and Safety Code § 5471 and Monterey Park Municipal Code Chapter 6.08

11. New Business

None.

12. City Communications (City Council) / Future Agenda Items

Council Member Wong requested staff to research ways to improve the Proposition 218 process to facilitate communication with the residents.

Council Member Lo spoke about his attendance at National Night Out and thanked the Law Enforcement Staff for their hard work and effort.

Mayor Ngo reported his attendance at the Hong Kong's Television Broadcast Limited (TVB) Mid-life Sing and Shine Competition, the Eagle Accommodation Ceremony for four Eagle Scouts and National Night Out.

13. Closed Session (if Required; City Attorney to Announce)

14. Adjournment

There being no further business for consideration, the meeting was adjourned at 11:32 p.m. in honor of longtime resident and Humanitarian Samuel Young Park.



Maychelle Yee
City Clerk

Approved on September 3, 2025, at the Regular City Council Meeting