

**Minutes
Monterey Park City Council
Financing Authority (MPFA)
Housing Authority (MPHA)
Geologic Hazard Abatement District (GHAD)
Successor Agency (SA)
Regular Meeting
February 18, 2026**

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 Special Meeting of the Council in the Council Chambers, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, February 18, 2026, at 6:30 p.m.

1. Call to Order

Mayor Yang called the meeting to order at 6:43 p.m.

2. Flag Salute

The Monterey Park Police Explorers led the Flag Salute.

3. Roll Call

City Clerk Maychelle Yee called the roll:

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

Also Present:

City Treasurer Amy Lee
City Manager Inez Alvarez
City Attorney Karl Berger
Assistant City Manager Diana Garcia
Finance Director Martha Garcia
Director of Human Resources and Risk Management Christine Tomikawa
Director of Community Development Timothy Hou
Director of Recreation and Community Services Robert Aguirre
Director of Public Works Shawn Igoe
City Librarian Kristin Olivarez
Police Chief Scott Wiese
Fire Chief Jason Hing
Finance Manager Laura Borjon
Recreation and Community Services Manager Christina Alatorre
Engineering Manager/Transtech Consultant Ziad Mazboudi
IT Manager Martin Dinh
Principal Management Analyst Rebecca Bojorquez
Principal Management Analyst Michelle Marquez
Office Assistant Michelle Martinez

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. Telecommunications Announcement, if requested
None.

5. Agenda Revisions and Additions
None.

6. Public Communications

- Dave Jones talked about the topic of data centers, the alleged dishonesty from the Applicant and elaborated on the potential increase of electricity rates based off areas that have data centers. He voiced his opinion on the actions the Applicant took during the previous February 4, 2026 regular City Council meeting.
- Mayor Yang reported the submissions of two written communications received and filed from the City Clerk's office from Fan Wang and Nathan Chen.

7. Staff Communications
None.

8. Presentation

8.A. Recognition of Jason and Jestin Jimenez

City Manager Alvarez invited Fire Chief Hing to speak. Fire Chief Hing provided context about the fateful evening and the brave deeds of Jestin and Justin. The City Council congratulated Jestin and Justin with certificates recognizing the heroic efforts of Jestin and Jason.

9. Old Business

9.A. Discussion of Potential Legal Challenges to Inclusionary Housing Ordinances Statewide

This report provides a status report regarding the effectiveness of Inclusionary Housing Ordinances (IHO). Recent events, including a California Supreme Court ruling and litigation settlement involving the City of East Palo Alto, suggest that enforcing IHO requirements may face significant legal hurdles. The City Council should consider providing direction regarding whether the City should continue suspension of the Monterey Park inclusionary housing regulations.

Recommendations:

It is recommended that the City Council consider:

1. Receiving and filing the report and presentation;
2. Providing direction to staff; and
3. Taking such additional, related, action that may be desirable.

Public Speaker:

- The City Clerk's office received and filed a written communication from Nathan Chen.

Discussion: Community Development Director Hou shared a PowerPoint presentation about an update to the IHO and provided the City Council with options for consideration, which include amending the IHO to align with recent legal development and incorporate exemptions or continuing the pause on IHO requirements pending further analysis and public law developments.

Action Taken: The City Council received and filed the report and presentation and directed staff to continue the IHO pause, perform an analysis and return with their findings at a future meeting for the City Council's consideration.

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

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

Noes: Council Members: None

Absent: Council Members: Henry Lo

Abstain: Council Members: None

Recusal: Council Members: None

10. 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: The City Council approved Agenda Item Nos. 10.C., 10.D., 10.E., 10.G. and 10.H., excluding for Agenda Item Nos. 10.A., 10.B., and 10.F. 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 Ngo, motion carried by the following vote:

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

Noes: Council Members: None

Absent: Council Members: Henry Lo

Abstain: Council Members: None

Recusal: Council Members: None

10.A. FY 2025-2026 Mid-Year Financial Report

The City's Mid-Year Report compares the revenues and expenditures occurring during the first six months of the fiscal year against budgeted amounts to determine appropriate adjustments; provides links between the City budget, the financial records, and the independent financial audit; and compares revenues earned and expenses made during the first six months of the Fiscal Year (FY) 2025-2026 against the FY 2024–2025 figures.

Recommendations:

It is recommended that the City Council consider:

1. Receiving and filing the FY 2025-2026 Mid-Year Financial Report;
2. Authorizing the increase of Committed Catastrophic Event and Working Capital by \$150,000 from \$11.84 million to \$11.99 million;
3. Authorizing an additional budget appropriation of \$4,774,145 from various funds; and
4. Taking such additional, related, action that may be desirable.

Discussion: Finance Manager Laura Borjon presented a PowerPoint presentation depicting the Mid-Year Financial Report. She elaborated on the general fund revenue, general fund expenditures, general fund five-year projection and the budget augments for the 2025 to 2026 fiscal year.

Public Speaker:

- Deb Simone suggested including preventable options against the United States Immigration and Customs Enforcement to unite the community.

Action Taken: The City Council approved the recommendations and directed staff to research assigning monies for both the catastrophic working reserves and grant matching funds for the Barnes Park Pool.

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

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

Noes: Council Members: None

Absent: Council Members: Henry Lo

Abstain: Council Members: None

Recusal: Council Members: None

10.B. Adoption of Updated City Seal and Brand Standards

The Assistant City Manager recommends City Council approval of an updated, simplified City seal/logo and accompanying brand standards, including official colors, fonts and a style guide. This effort is the result of several months of collaborative work by staff across multiple City departments, with input from City Council and City Commissioners. This updated logo will be used in various print and digital media, while maintaining the existing City seal as registered with the State of California for official uses. The updated branding preserves the City's heritage while providing updated tools that function effectively across digital and print platforms.

Recommendations:

It is recommended that the City Council consider:

1. Approving the updated simplified City seal/logo, motto, official color palette, fonts and comprehensive style guide;
2. Authorizing the City Manager, or designee, to implement the adopted branding elements across City departments and communications; and
3. Taking such additional, related, action that may be desirable.

Discussion: Assistant City Manager Garcia presented a PowerPoint presentation on the updated City Seal, logo and brand standards.

Action Taken: The City Council approved the recommendations.

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

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

Noes: Council Members: None

Absent: Council Members: Henry Lo

Abstain: Council Members: None

Recusal: Council Members: None

10.C. Receive and File Annual Military Equipment Report Per Assembly Bill No. 481

On May 18, 2022, the Monterey Park City Council adopted Ordinance No. 2222 approving a military equipment use policy (Monterey Park Police Department – Policy 709) pursuant to Assembly Bill No. 481 (“AB 481”). In accordance with AB 481 and Policy 709, a military equipment report must be submitted to the City Council annually for each type of military equipment approved within one year of approval, and annually thereafter for as long as the military equipment is available for use. In compliance with AB 481, outlined below is the 2025 MPPD Annual Military Equipment Report.

It is recommended the City Council receive and file the Annual Military Equipment Report per Assembly Bill No. 481.

Recommendations:

It is recommended that the City Council consider:

1. Receiving and filing the Annual Military Equipment Report per Assembly Bill No. 481; and
2. Taking such additional, related, action that may be desirable.

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

10.D. Authorize the City Manager to execute a license agreement with the Friends of the Monterey Park Library to utilize space within the Bruggemeyer Library to sell used books

The Friends of the Monterey Park Library is a California public benefit corporation that operates a volunteer-run bookstore within the Bruggemeyer Library. Through the sale of used book donations, the Friends of the Monterey Park Library raises funds to support the activities of the Monterey Park Bruggemeyer Library, such as children's performers, reading program incentives, and library branded giveaways for distribution at outreach events.

The City would like to execute a license agreement with the Friends of the Monterey Park Library to formalize usage of the space. As part of the license agreement, the City will continue to provide a space for the Friends of the Monterey Park Library to sell book donations. The Friends of the Monterey Park Library will continue to be responsible for maintaining active status and good standing as a non-profit organization; managing the operations of the Friends Bookstore; and using all proceeds generated by the bookstore to support Library programs and services.

Recommendation:

It is recommended that the City Council consider:

1. Authorizing the City Manager, or designee, to execute a license agreement, in a form approved by the City Attorney, with the Friends of the Monterey Park Library to utilize space within the Bruggemeyer Library to sell used books; and
2. Taking such additional, related, action that may be desirable.

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

10.E. Approval of Alcohol Consumption Permits and Permit Fee Waivers Allowing the Alhambra Educational Foundation to Conduct Alcohol Sales at the Play Days Carnival and Electric Park Event

The City of Monterey Park traditionally celebrates its "birthday" each May with a four-day celebration in Barnes Park, "Happy Birthday Monterey Park, Play Days." The festivities include carnival rides, games, food trucks, and live entertainment. Separately, the City also hosts the Electric Park music event, a growing annual celebration of Electronic Music that fosters community engagement and cultural enrichment.

Building on the success of the past Play Days Beer Garden and the Electric Park Beer Garden, the City aims to continue this feature in 2026. Beer gardens at both events were well received by the community, providing a safe and enjoyable experience while raising valuable funds for the Alhambra Educational Foundation. Given the success of last year's events, City staff has engaged the Alhambra Educational Foundation once again, and they have confirmed their interest in hosting the Beer Garden at both events. The Foundation, a 501(c)(3) nonprofit organization, is confident that this opportunity will continue to generate additional funds to support and enhance the educational programs of the Alhambra Unified School District.

Recommendations:

It is recommended that the City Council consider:

1. Approving an Alcohol Consumption permit allowing the Alhambra Educational Foundation to conduct alcohol sales at the Play Days Carnival, May 7-10, 2026;
2. Approving an Alcohol Consumption permit allowing the Alhambra Educational Foundation to conduct alcohol sales at the Electric Park event on October 3, 2026;
3. Approving an Alcohol Consumption permit fee waiver of \$255.75 per event;
4. Taking such additional, related, action that may be desirable.

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

10.F. Consideration of a request for an overnight camping permit, allowing the Recreation and Community Services Department to conduct an “MPK Campout” event in Barnes Park

The Monterey Park City Council adopted the Parks System Master Plan on August 6, 2025. The plan identified community events as the most important/desired park program. Fiscal Year 2025/2026 approved budget included the Recreation and Community Services Department’s goal of implementing a camp in the park family event. Recreation staff is planning an overnight camping event, “MPK Campout,” in Barnes Park from Friday, June 12, 2026 to Saturday, June 13, 2026.

The “MPK Campout” is intended to expand community events and opportunities, activate park space after hours, build stewardship of City parks, and provide a family-friendly outdoor experience in the Barnes Park outfield. This family-friendly event features arts and crafts, movie in the park, games, and entertainment. Registration is required, with each participant wearing an event wristband to be easily identified by staff. A check-in and check-out process is required with assigned camping spaces designated for each registered participant. All registered participants are required to provide their own tents, sleeping bags, and overnight camping amenities.

Recommendations:

It is recommended that the City Council consider:

1. Approving an overnight camping permit allowing the Recreation and Community Services Department to conduct an “MPK Campout” event for registered participants in Barnes Park from June 12, 2026 to June 13, 2026; and
2. Taking such additional, related, action that may be desirable.

Discussion: Recreation and Community Services Manager Alatorre provided a staff report about the proposed permit to allow an overnight camping event for the community.

Action Taken: The City Council approved the recommendation.

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

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

Noes: Council Members: None

Absent: Council Members: Henry Lo

Abstain: Council Members: None

Recusal: Council Members: None

10.G. Approval of Third Amendment to Agreement 2370-AB with Harold's Key Shop, Inc.

Harold's Key Shop, Inc. provides commercial locksmith, maintenance services for all City-owned facilities. It is recommended that City Council approve a Third Amendment with Harold's Key Shop, Inc. for Capital Improvement Project ("CIP") 95053-Citywide Rekeying Project and continued locksmith services for a total contract amount of \$153,600.

Recommendations:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute a Third Amendment to Agreement 2370-AB with Harold's Key Shop, Inc., in a form approved by the City Attorney, for a total contract amount of \$153,600 for CIP 95053 - Citywide Rekeying Project and continued commercial locksmith services for City-owned facilities through June 30, 2027; and
2. Taking such additional, related, action that may be desirable.

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

10.H. Award of Contract for Sierra Vista Playground Project

The Recreation and Community Services and Public Works Directors have been working with ZOOM Recreation representatives to develop the theme play structure design for the Sierra Vista Park. Sierra Vista Park is the next park scheduled to receive a themed playground following the installation of Bella Vista, Garvey Ranch, Highland and Sequoia Parks.

City staff decided to design a theme that honors the San Gabriel Band of Mission Indians, Gabrielino Tongva tribe by having a theme that incorporates a Native American theme. The Recreation and Community Services Director has been working with the San Gabriel Band of Mission Indians, Gabrielino Tongva tribal members, and received a formal Letter of support from Chief Anthony Morales for the proposed design and features.

After working with the playground provider on the theme, staff presented the concept at the February Recreation and Parks Commission meeting to gain input and feedback from the Commissioners. The Commissioners provided support to the proposed concept provided by Zoom Recreation/Superior Recreational Products.

Zoom Recreation is Superior Recreational Products' California playground dealer. City staff identified Buyboard as a company that has an agreement with Superior Recreational Products for procurement of its playground equipment. The Buyboard agreement will allow staff to purchase playground equipment at the lowest price available, including all custom parts.

Recommendations:

It is recommended that the City Council consider:

1. Approving the design for the playground to be located at Sierra Vista Park; and
2. Approving the purchase order for Superior Recreation Products to procure playground equipment and shade structures (including design) in the amount of \$254,146; and
3. Taking such additional, related, action that may be desirable.

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

11. Public Hearing

None.

12. New Business

None.

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

Council Member Ngo reported his and Mayor Yang's attendance at three temple gatherings across the San Gabriel Valley in celebration of Lunar New Year, the ribbon-cutting ceremony for Thai House, the Langley Senior Center Ping-Pong tournament, and the Monterey Park Chamber of Commerce's Lunar New Year dinner at NBC Seafood Restaurant.

Council Member Wong wished the community a happy Lunar New Year and encouraged the residents to attend the neighboring celebrations occurring throughout the weeks.

Council Member Sanchez spoke about African American Heritage month, the recent passing of Reverend Jesse Jackson and his impact on racial equality, shared his condolences to the passing of Mayor Pro Tem Lo's mother and reported his attendance at the Los Angeles International Airport Roundtable meeting.

Mayor Yang announced the upcoming Meet-up with the Mayor event on February 24, 2026 and the ribbon-cutting of the Asayoru Maid Cafe. She wished the community a happy Lunar New Year and announced the next City Council meeting on March 4, 2026.

City Manager Alvarez reported the upcoming Police Department community meeting on February 24, 2026.

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

None.

15. Adjournment

There being no further business for consideration, the meeting was adjourned at 8:17 p.m. in memory of Mayor Pro Tem Lo's mother.



Maychelle Yee
City Clerk

Approved on April 15, 2026, at the Regular City Council meeting