

**Minutes
Monterey Park City Council
Financing Authority (MPFA)
Housing Authority (MPHA)
Geologic Hazard Abatement District (GHAD)
Successor Agency (SA)
Regular Meeting
March 4, 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 Regular Meeting of the Council in the Council Chamber, located at 320 West Newmark Avenue in the City of Monterey Park, Wednesday, March 4, 2026, at 6:30 p.m.

1. Call to Order

Mayor Yang called the meeting to order at 6:35 p.m.

2. Flag Salute

The Monterey Park Fire Explorers and Eagle Scout Troop 286 led the flag salute.

The City Council provided certificates of recognition to Eagle Scout Troop 286 and to Luke Littlefield, for his Eagle Scout project, the renovation of the Garvey Ranch Park sign.

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 Community Development Timothy Hou

Director of Recreation and Community Services Robert Aguirre

City Librarian Kristin Olivarez

Director of Public Works Shawn Igoe

Police Chief Scott Wiese

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.

Fire Chief Jason Hing
Principal Management Analyst Rebecca Bojorquez
Deputy City Clerk Cindy Trang

Virtually present:

None.

4. Telecommunications Announcement, if requested

None.

5. Agenda Revisions and Additions

City Manager Alvarez requested to remove Agenda Item No. 9.A. off the Agenda and to have Agenda No. 8.A. be heard before Public Communications. Mayor Yang requested the following agenda items to be heard in the following order after Public Communications: Agenda Item Nos. 12.A., 11.B., and 12.B.

6. Public Communications

This Item was heard after Agenda Item No. 8.A.

- Joy Rowe submitted a speaker card but was not present when her name was called.

7. Staff Communications

None.

8. Presentation

8.A. The Metropolitan Water District of Southern California - Garvey Reservoir Rehabilitation Project

This Agenda Item was heard after Agenda Revisions and Additions.

Michael Serna, engineer for the Metropolitan Water District of Southern California, provided a PowerPoint presentation on the Garvey Reservoir Project. He detailed the project background, goals, timeline and the next steps to completion.

9. Old Business

9.A. Solar, Electric Vehicle Charging Stations, and Electrical Improvements Project – Award of Contract to Johnson Controls and Authorization of Lease Financing

This Agenda Item was tabled.

The City's FY 2025-26 Capital Improvement Plan ("CIP") includes Solar Panels, Battery Storage Systems and EV Charging Stations Project as Project No. 95052. On April 16, 2025, the City Council awarded Johnson Controls, Inc. ("JCI") a Project Development Agreement ("PDA") with the sole consultant who responded to the Request for Proposal ("RFP") advertised by the Director of Public Works. JCI prepared plans for various facilities and developed various pro forma cash flow models that were reviewed by the City's third-party financial advisor. Following various reviews, it was determined that the original scope of work should be reduced in order to meet the City's financial goals.

While the recommended agreement is structured as a Public Works contract, the Project originated through an energy services performance contracting evaluation process that guided scope refinement and financial feasibility analysis.

The final scope includes solar panels and electrical upgrades at City Hall, Delta Water Plant and George Elder Park. EV charging stations are proposed at City Hall, Langley Senior Center and Bruggemeyer Library. The plans prepared by JCI cover the original larger scope and will be available to the City for possible future construction work.

The project cost is \$17,571,525 before a Federal Investment Tax Credit ("ITC") direct pay of \$3,316,139. The project is estimated to result in the reduction of 1,101 metric tons of CO₂ annually for 30 years.

It is recommended that the City Council authorize the City Manager to execute a Public Works contract with JCI in the amount of \$17,571,525 for the Project and authorize the Director to approve change orders not to exceed \$570,000 over the total contract amount.

CEQA (California Environmental Quality Act):

The City reviewed the environmental impacts of the proposed action pursuant to the California Environmental Quality Act (Public Resources Code §§ 21000, et seq. "CEQA") and the regulations promulgated thereunder (14 Cal. Code of Regs. §§ 15000, et seq., the "CEQA Guidelines"). The proposed activity contemplates installation, maintenance, repair of solar panels, and electric vehicle ("EV") charging stations at various facilities. The recommended action constitutes a "project" under CEQA. However, the Project is exempt from CEQA pursuant to CEQA Guidelines §§ 15301, 15303, and 15311.

Recommendations:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute a public works contract, in a form approved by the City Attorney, with Johnson Controls in the amount of \$17,571,525 for the construction and installation of solar panels, electric vehicle charging stations and various electrical improvements at various City facilities (the "Project");
2. Authorizing the Public Works Director to approve change orders and contingency up to \$570,000, for a total Project cost of \$18,141,525;
3. Adopting a Resolution authorizing the City Manager to enter into a Master Equipment/Lease Agreement with a bank of city choice, for financing up to \$18,141,525 million, in a form approved by the City Attorney, for the construction and installation of solar panels, electric vehicle charging stations and various electrical improvements at various city facilities (the "Project"); and
4. Taking such additional, related action that may be desirable.

Public Speaker:

- The City Clerk's office received and filed a written communication from Jolene Kramer, of the Construction Industry Force Account Council who stated her opposition to the approval of the project.

Action Taken: By Consensus, Agenda Item No. 9.A. was tabled and was not heard for consideration.

10. Consent Calendar

Consent Calendar was heard after Agenda Item No. 12.B.

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.A., 10.B., 10.C., 10.D., 10.E., 10.F., 10.H., 10.I., 10.J., 10.K., 10.L. and 10.M. except for Agenda Item No. 10.G. which was 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: 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

10.A. Monthly Investment Report

As of January 31, 2026, invested funds for the City of Monterey Park total \$80,238,803.06.

Recommendations:

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 monthly investment report, on Consent Calendar.

10.B. Consideration of Letter of Support for California Assembly Bill 1786

The San Gabriel Valley Council of Governments ("SGVCOG") is a sponsor of Assemblymember John Harabedian's AB 1786 and has reached out to its membership cities for letters of support. The SGVCOG supports this legislation, as it provides local governments with greater flexibility in managing complex infrastructure projects by allowing best-value construction contracting.

This bill was introduced in January 2026 and is currently pending before its respective policy committee in the Legislature; it has not been approved by both houses or signed into law. If the Council elects to send a letter of support at this time, staff will transmit the letters to the author and committee chairs prior to committee hearings and will monitor the bill's progress through the legislative process.

Recommendations:

It is recommended that the City Council consider:

1. If desirable, sending a letter of support for California Assembly Bill 1786, the "Public Contracts: Best Value Construction Contracting for Counties, Cities, and Joint Power Authorities," on behalf of the City Council; and

2. Taking such additional, related, action that may be desirable.

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

10.C. Purchase of Conducted Energy Device for the Police Department from Axon Enterprises, Inc.

The Monterey Park Police Department (“Department”) recommends the acquisition of Axon Taser 10 conducted energy devices (“CED”) to replace the Department’s existing Axon X26P Tasers. Conducted energy devices are a critical less than lethal force option used to safely manage volatile encounters and reduce the risk of injury to officers, subjects, and the public.

The Department’s current conducted energy devices reached the end of their effective service life and are experiencing equipment failures that can no longer be resolved through manufacturer repair support. Transitioning to the Axon Taser 10 will allow the Department to modernize its less than lethal equipment, improve operational reliability, and ensure sworn personnel are equipped with current, industry-standard technology consistent with modern law enforcement practices and officer safety expectations.

Recommendations:

It is recommended that the City Council consider:

1. Waiving bidding requirements pursuant to Monterey Park Municipal Code § 3.20.050(2), and authorizing the City Manager to execute an agreement with Axon Enterprises, Inc., in a form approved by the City Attorney, to purchase Axon Taser 10 Conducted Energy Devices for \$602,033.02; and
2. Taking such additional, related, action that may be desirable.

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

10.D. Acceptance of Emergency Operations Training Cadre Project

The City of Monterey Park Fire Department acknowledges and accepted the subrecipient agreement for the EMG Emergency Management CADRE Training project under the 2022 (\$76,185) and 2023 (\$300,000) State Homeland Security Program (SHSP) grants. This initiative is designed to strengthen the City’s and the region’s emergency preparedness and response capabilities by providing specialized training to members of the Community Assistance and Disaster Response Effort (CADRE). In accordance with Resolution No. 11740, adopted by the City Council on May 6, 2015, staff is reporting to the City Council the source of funds received and the associated project details.

Recommendations:

It is recommended that the City Council consider:

1. Receiving and filing report;
2. Authorizing the appropriation of \$76,185 grant funds to the Fiscal Year 2025-26 budget in Account No. 3143201-5211; and
3. Taking such additional, related, action that may be desirable.

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

10.E. Award of Professional Services Agreement to BOA Architecture for the preparation of Plans, Specifications and Engineer's estimates ("PS&E") for Fire Station 61 Remodeling

Fire Station 61 was constructed in the early 1970s and is beginning to exceed its useful life. The living quarters are reminiscent of the time in which they were constructed, with communal showers and dorms. The City of Monterey Park was notified in November 2023 that United States Senator Alex Padilla had secured \$1.5 million in federal funding for upgrades at Fire Station 61, which will be used to upgrade the living quarters at Fire Station 61. The Director requested proposals from three architectural firms, and selected BOA Architecture to provide the necessary architectural services to complete the development of PS&E for the remodeling.

The Director requests City Council approval to enter into a professional services agreement with BOA Architecture in an amount not to exceed \$106,700; plus \$11,000 contingency for unexpected work, for the preparation of PS&E for Fire Station 61 remodeling (the "Contract")

Recommendations:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute a Professional Services agreement with Black, O'Dowd & Associates, dba BOA Architecture, for the preparation of Plans, Specifications and Engineer's estimates ("PS&E") for Fire Station 61 Remodeling in an amount not to exceed \$106,700; plus \$11,000 contingency for unexpected work; and
2. Taking such additional, related, action that may be desirable.

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

10.F. Authorize First Amendment to Professional Services Agreement with BOA Architecture

The City Council, on July 16, 2025, awarded BOA Architecture a professional service agreement for the preparation of Plans, Specifications and Engineer's estimates ("PS&E") for City Hall Council Chamber and restroom remodeling.

The scope of the proposal by BOA Architecture was limited to the Council Chambers and did not include any design of the back conference room including ensuring ADA compliance of the back restroom, the relocation of the AV room and incorporation of safety measures.

BOA Architecture provided a proposal for the additional scope in the amount of \$15,000. The amendment will increase the total contract amount to a total not to exceed contract amount of \$154,300.

Recommendations:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute a first Amendment to Agreement No. 2497-A with Black, O'Dowd & Associates, dba BOA Architecture, in a form approved by the City Attorney, for an additional amount not to exceed \$15,000; and
2. Taking such additional, related, action that may be desirable.

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

10.G. Community Transportation Updates and Amendment to Via Transportation Inc. for on-demand services

In early 2024, the City implemented a pilot program for transportation services, which included restructured Spirit Bus routes and implementation of on-demand services, MPK Transit Express operated by Via Transportation Inc ("Via"). This report summarizes the status of the pilot program and also proposes the use of Via's services to help augment the City's current Dial-a-Ride services. The City currently operates Dial-a-Ride through its Recreation and Community Services department with limited availabilities due to staffing and program resources. Due to the success of MPK Transit Express's on-demand service and Via's staffing and technology resources, the Director of Recreation and Community Services recommends that City Council authorize a six-month term agreement with Via for Dial-a-Ride augmentation services.

Additionally, it is recommended that City Council adopt a Resolution approving the City of Monterey Park's Zero Emission Bus Roll Out Plan. In December 2018, the California Air Resources Board ("CARB") adopted the Innovative Clean Transit ("ICT") (Cal. Code Regs. Tit. 13 § 2023.1) regulation, which requires all public transit agencies to gradually transition to 100-percent zero-emission bus ("ZEB") fleets by 2040. The regulation requires transit agencies to publish ZEB Rollout Plans and has purchase requirements for transit agencies of different sizes by year.

Recommendations:

It is recommended that the City Council consider:

1. Receiving and Filing this staff report summarizing the status of the City's Community Transportation pilot and program updates;
2. Authorizing the City Manager to execute an Amendment with Nomad Transit, LLC, a wholly owned subsidiary of Via Transportation Inc., in a form approved by the City Attorney, adding a six-month pilot for Dial-A-Ride support services in the amount of \$230,670 for the term of the pilot and extending on-demand services on a month-to-month basis beginning March 2026 in amount not-to-exceed \$62,606 per month;
3. Adopting a Resolution approving the Monterey Park Zero Emission Bus Rollout Plan in compliance with the California Air Resources Board ("CARB") Innovative Clean Transit ("ICT") Regulations; and
4. Taking such additional, related, action that may be desirable.

Discussion: Alex Lavoie, Co-Chief Operating Officer of Via Transportation Inc, was available for questions.

Action Taken: The City Council approved and adopted Resolution No. 2026-R9 and approved the recommendations.

Motion: Moved by Council Member Wong and seconded by Mayor Pro Tem 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: None

Resolution No. 2026-R9

A Resolution approving the City of Monterey Park Zero Emission Bus Rollout Plan in compliance with the California Air Resources Board Innovative Clean Transit Regulation 13 CCR § 2023.1

10.H. Sole Source Procurement of Replacement UV Lamps for the Carbon Granular Treatment System (CGTS) from Trojan Technologies Corp.

The City's Carbon Granular Treatment System (CGTS) relies on proprietary ultraviolet (UV) disinfection equipment manufactured and supplied by Trojan Technologies Corp. (Trojan). The UV lamp trains are mission-critical components of the water treatment process and are required to maintain compliance with State Water Resources Control Board Division of Drinking Water regulations and ensure continuous delivery of safe drinking water.

UV lamps have a defined service life. As operating hours accumulate, UV output declines, reducing treatment efficiency and potentially impacting regulatory compliance if not replaced in a timely manner. Based on manufacturer specifications and system operating data, staff has determined that replacement of lamps for two (2) of the three UV treatment trains is required during Fiscal Year 2025–2026. The remaining treatment train will be replaced in Fiscal Year 2026–2027 to strategically phase expenditures while maintaining full operational reliability. Because the existing UV system was designed and supplied by Trojan and utilizes proprietary lamps that are not manufactured or distributed by other vendors, this procurement qualifies as a sole source purchase pursuant to Monterey Park Municipal Code 3.20.050(2).

Recommendations:

It is recommended that the City Council consider:

1. Waiving bidding requirements pursuant to Monterey Park Municipal Code Section 3.20.050(2) and authorizing the City Manager to execute a two-year agreement with Trojan Technologies, in a form approved by the City Attorney, for the purchase of replacement ultraviolet (UV) lamps for the City's Carbon Granular Treatment System (CGTS) in an amount not to exceed \$555,000, covering replacement of all three UV treatment trains 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.I. Authorize First Amendment to Professional Services Agreement No. 2483-AA with SPEC Services, Inc. for Scada Programming Implementation and Support Services

On June 16, 2025, the City entered into Agreement No. 2483-AA (the "Agreement") with SPEC Services Inc. (SPEC) in the amount of \$45,700 to prepare a comprehensive SCADA (Supervisory Control and Data Acquisition) Master Plan ("Master Plan") for the City's water system.

The Master Plan's intent is to identify aging equipment, cybersecurity vulnerabilities, and system weaknesses that could affect the reliability and security of the City's water operations if left unaddressed. The Master Plan also prioritizes necessary upgrades to ensure continued delivery of safe, reliable drinking water.

During the plan's development, the consultant identified several program updates that needed to be addressed to complete the Master Plan. In order to effectively and efficiently complete the Master Plan, it is recommended that the City approve an amendment to authorize SPEC to implement the priority improvements identified, including system programming updates, cybersecurity enhancements, system reconfiguration, and technical support. The Amendment increases the contract amount by \$125,000, for a total not-to-exceed amount of \$170,700, and extends the Agreement term through June 30, 2027, to allow for phased implementation and system stabilization.

Recommendations:

It is recommended that the City Council consider:

1. Authorizing the City Manager to execute the First Amendment to Agreement No. 2483-AA with SPEC Services, Inc., in a form approved by the City Attorney, for a revised total not-to-exceed amount of \$170,700 for services 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.J. Women's History Month Resolution (As Requested by Council Member Sanchez)

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

Recommendations:

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 approved and adopted Resolution No. 2026-R10, on Consent Calendar.

Resolution No. 2026-R10

A Resolution of the City Council of the City of Monterey Park, California, declaring and recognizing the month of March 2026 as Women's History Month, a national celebration that highlights the contributions of women to events in history and contemporary society

10.K. Read Across America Resolution (As Requested by Council Member Sanchez)

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

Recommendations:

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 approved and adopted Resolution No. 2026-R11, on Consent Calendar.

Resolution No. 2026-R11

A Resolution of the City Council of the City of Monterey Park, California, declaring and recognizing March 2-6, 2026, as Read Across America Week

10.L. American Red Cross Month Resolution (As Requested by Council Member Wong)

The attached resolution (to the staff report) is being brought forth to the Council for consideration at the request of Council Member Wong.

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 approved and adopted Resolution No. 2026-R12, on Consent Calendar.

Resolution No. 2026-R12

A Resolution of the City Council of the City of Monterey Park, California, declaring and recognizing the month of March 2026 as American Red Cross Month

10.M. Employee Appreciation Month Resolution (As Requested by Council Member Ngo)

The attached resolution (to the staff report) is being brought forth to the Council for consideration at the request of Council Member Ngo.

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 approved and adopted Resolution No. 2026-R13, on Consent Calendar.

Resolution No. 2026-R13

A Resolution of the City Council of the City of Monterey Park recognizing March 2026 as Employee Appreciation Month

11. Public Hearing

11.A. Annual Weed Abatement Protest Hearing

This Item was heard after Agenda Item No. 10.G.

The Fire Chief recommends that this item be continued to the March 18, 2026, City Council meeting to allow for sufficient public hearing notice.

Recommendations:

It is recommended that the City Council consider:

1. Continuing the public hearing to the March 18, 2026, City Council meeting; and
2. Taking such additional, related, action that may be desirable.

Action Taken: The City Council approved continuing the public hearing to the March 18, 2026 regular City Council meeting.

Motion: Moved by Council Member Wong and seconded by Mayor Pro Tem 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: None

11.B. Consideration and possible action to conduct a public hearing to extend and amend Urgency Ordinance No. 2272 to place a general moratorium on data centers within the City of Monterey Park for 10 months and 15 days

This Item was heard after Agenda Item No. 12.A.

On January 21, 2026, the City Council adopted Urgency Ordinance No. 2272 establishing a 45-day moratorium that would prohibit processing land use applications for any data center within Saturn Park (Attachment 1 to the staff report). That ordinance will expire on March 7, 2026, if not extended.

While the original Urgency Ordinance established a moratorium on land use applications for any data center in Saturn Park and any construction or operation in the City, the proposed extension of the Urgency Ordinance would establish a moratorium on processing any data centers within the City of Monterey Park (Attachment 2 to the staff report).

Pursuant to Government Code Section 65858(b), cities can extend the moratorium for 22 months and 15 days (for a total of two years) by a four-fifths vote of the legislative body. However, only a 10 and a half month time extension, with an expiration date of January 21, 2027, is proposed to allow City staff to analyze and conduct an adequate study within that time period (if not sooner) and formulate new regulations to address data center use in the City of Monterey Park.

A copy of the January 21, 2026, staff report is attached and incorporated by reference (Attachment 3 to the staff report).

CEQA (California Environmental Quality Act):

Adopting the draft Urgency Ordinance is exempt from further environmental review under the California Environmental Quality Act (California Public Resources Code §§ 21000, et seq., "CEQA") and CEQA Guidelines (14 California Code of Regulations §§ 15000, et seq.) because it establishes temporary rules and procedures for minor alterations in land use. The Urgency Ordinance, therefore, is categorically exempt from further CEQA review under CEQA Guidelines § 15305. Further, the adoption and extension of the Urgency Ordinance is also exempt from review under CEQA pursuant to CEQA Guidelines § 15061(b)(3) because the Ordinance is for general policies and procedure-making. This Ordinance does not authorize any new development entitlements. Any proposed project that will utilize the changes set forth in this Ordinance is subject to environmental review as part of the entitlement review of the project. The Ordinance will not adversely impact the environment and is therefore exempt from the provisions of CEQA.

Recommendations:

It is recommended that the City Council consider:

1. Opening the public hearing; taking testimonial and documentary evidence;
2. After closing the public hearing and considering the evidence, read by title only, waive further reading, and adopt Urgency Ordinance No. 22XX to amend Urgency Ordinance No. 2272 by at least a four-fifths vote to extend the general moratorium on data centers within the City of Monterey Park for 10 months and 15 days; and
3. Taking such additional, related, action that may be desirable.

Public Speakers:

Mayor Yang called the speakers in groups of five.

- LS Szeto conveyed her opinion that a project such as the proposed 1977 Saturn Street data center project would have never bypassed an environmental review.
- George Boca submitted a speaker card but was not present when his name was called.
- Joyce Vega submitted a speaker card but was not present when her name was called.
- Jon Chavira talked about the residents' request for a permanent ban on data centers in the City and reiterated his concerns about the development of a data center near his mother's residence.
- Paul Lange reiterated the residents' request to initiate a permanent ban on data centers instead of a temporary ban. He wished there was never a delay in the approval of a proposed ordinance in Agenda Item No. 12.A and asked the council to not stay silent on their plans for the City.
- Macy requested the City Council to be transparent regarding the issue with data centers and asked them to work together with the City residents as this decision will affect the next generation.

- Jose Pina, with Coalition for Responsible Equitable Economic Development Los Angeles (CREED LA) spoke about his support for responsible community benefiting developments and projects that come with strong rules and enforcement. He believed the City needs to have a consistent entitlement process so that the community can trust and evaluate every project fairly and consistently.
- Godfrey Wachira, with CREED LA voiced his opposition to the extension of a moratorium and requested the implementation of an Environmental Impact Review. He requested the proposed 1977 Saturn data center project go through the legal standard procedure. He commented on the data centers built in Downtown Los Angeles and their lack of reported environmental issues.
- Sam Mao submitted a speaker card but was not present when his name was called.
- Tommy Zialomsai submitted a speaker card but was not present when his name was called.
- Robert Miranda submitted a speaker card but was not present when his name was called.
- Allan Rosso submitted a speaker card but was not present when his name was called.
- Jessica Jy submitted a speaker card but was not present when her name was called.
- Silvia Coss spoke on behalf of her son. She detailed her son's current employment in the fast-food industry and his current opportunity to become a union apprentice. She claimed such an opportunity would not arise for others if the extension of a temporary moratorium was placed.
- Juan DeLara asked the City Council to not approve the extension of the moratorium stating the project will bring in tax revenue that may not be available again.
- Patricia Poon submitted a speaker card but was not present when her name was called.

- Ben Steckler provided his opinion about the proposed 1977 Saturn data center project and articulated his support for continuing the moratorium to prohibit data centers in the City.
- Andrea Vega submitted a speaker card but was not present when her name was called.
- Cindy Alvarado submitted a speaker card but was not present when her name was called.
- Laura Cuellar-Marrish submitted a speaker card but was not present when her name was called.
- Mimi Li submitted a speaker card but was not present when her name was called.
- Yvonne Wong showed her support for the extension of the moratorium as she believed it would prevent future applications of data centers in the area.
- Veto Basulto, representative of Anchor Church, articulated his viewpoint that data centers are powerful tools of stewardship and service as they benefit schools, work, families and the community. He asked the City Council to remain open-minded regarding the development of new technology and opportunities.
- Samuel N expressed his disapproval of the moratorium as he believes technology is ever-growing.
- Carrie shared her opinion on the language of the moratorium and provided amendments to better suit the needs of the City and be consistent with the language of Urgency Ordinance 2272.
- Dave Jones expressed his support for the extension of the moratorium and claimed the initial study provided by the applicant was deeply flawed. He defended the Saturn Park Advisory Review Committee, claiming the meetings were not an attempt to sneak data centers through the City, but rather an attempt to figure out the future of Saturn Park.

- Richard Choi, member of the Sheet Metal Workers Local 105 Union, shared his experience growing up in Monterey Park and how the union was a great opportunity as a career due to the disabilities he received during his time in the military. He asked the City Council to vote “no” on the extension of a moratorium and to instead provide opportunities for several people.
- David Hanson submitted a speaker card but was not present when his name was called.
- Cathie Wilson submitted a speaker card but was not present when her name was called.
- Bryan Marsh submitted a speaker card but was not present when his name was called.
- Jim Pugh submitted a speaker card but was not present when his name was called.
- Amar Marwaha commented on his opposition to the extension of the moratorium. He detailed his organization called The Fighting Chance, a non-profit that works with impacted youth to provide them with real pathways to jobs and careers.
- John conveyed his viewpoint on a previous speaker's comment about facts and evidence shaping the City Council's decision. He claimed new evidence is being released constantly and believed the moratorium should be permanent.
- Deb Simone showed her support for the extension of the moratorium and reiterated her viewpoint of not dismissing the idea of the development data centers but rather not building one in a dense residential area such as Monterey Park.
- Rene Palacios provided context of his time as union member for Ironworkers Local 433 and expressed his disapproval of the extension of the moratorium as he believed it would pause development and economic growth in Monterey Park. He encouraged the residents to allow such projects to be approved to move forward so the City and unions can thrive together.
- The City Clerk's office received and filed a written communication from Bryant Phan, in support of the item.

Discussion: Director of Community Development Hou provided a PowerPoint Presentation about the events leading up to the decision of the moratorium and its proposed extension.

City Attorney Berger and Director of Community Development Hou proposed the decision to include the recommended amendments to Sections 4C and 4E provided by Carrie, a resident who spoke during the public hearing.

Action Taken: The City Council opened the public hearing at 11:24 p.m., took testimonial and documentary evidence, closed the public hearing at 12:06 a.m. and waived and adopted Urgency Ordinance 2274 as amended to:

1. Remove the language in Section 4C "Accordingly, the City Manager, or designee, is directed to require that any applicant with a pending data center application prepare an EIR in accordance with applicable law to fully inform decision makers regarding potential significant impacts of such land uses" and;
2. Amend the language in Section 4E to state "The City Manager and City Attorney are directed to consider and study what regulations regarding data centers are necessary in Saturn Park as well as Citywide to protect the public interest, health, safety, and welfare. Noticing for a public hearing to consider adopting such proposed regulations should occur in accordance with application law to ensure timely public input regarding such regulations and provide certainty to private property owners contemplating data center developments within Saturn Park or elsewhere in the City regarding the City's expectations and regulation of such land uses."

Motion: Moved by Council Member Ngo 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

Urgency Ordinance No. 2274

An Urgency Ordinance amending Ordinance No. 2272 to extend the temporary moratorium prohibiting processing of pending, and acceptance of new, data center land use applications within the City of Monterey Park

12. New Business

12.A. Consideration and possible action to call for a special election on June 2, 2026 and adding a proposition to the ballot prohibiting data centers citywide

This Item was heard after Public Communications.

Pursuant to City Council direction, the proposed actions would call a June 2, 2026 special election and place a citywide prohibition on data centers on the ballot. These proposed actions are protected legislative activities that are not directed toward any particular property or applicant. If approved by voters, the Proposition would amend the voter-approved Land Use and Urban Design Element to prohibit data centers in every zone. It is not recommended that the City Council undertake its own zoning amendments until after the June 2nd election date.

CEQA (California Environmental Quality Act):

The City Council is required to conduct environmental review of matters it places onto the ballot pursuant to Elections Code § 9222. Placing this matter onto the June 2, 2026 ballot is not subject to further review under the California Environmental Quality Act (Public Resources Code §§ 21000, *et seq.*) for the reasons stated in Section 4 of the draft Proposition. The City Manager, or designee, is directed to file a notice of determination.

Recommendations:

It is recommended that the City Council consider:

1. Adopting Resolution Nos. 2026-R5 through 2026-R8 which, collectively, call for a special election on June 2, 2026, add a proposition to the ballot prohibiting data centers citywide, request an impartial analysis, and establish procedures for ballot arguments;
2. Determining whether the City Council should submit an argument in favor of the ballot proposition;
3. Approving a budget adjustment and appropriation of \$210,000 to pay for the special election costs;
4. Approving a budget adjustment and appropriation of \$100,000 to pay for anticipated litigation costs; and
5. Taking such additional, related, action that may be desirable.

Public Speakers:

Mayor Yang called the speakers in groups of five.

- Joyce Vega, resident, conveyed her opposition to data centers and showed her support for Agenda Item No. 12.A. She provided suggestions for closing potential loopholes in the proposed ballot measure and recommended passing an ordinance to ban data centers immediately.
- Carrie commented on the letter received by the City Council from Attorney Doug Carstens, spoke about Ordinance 2253 and conveyed her opinion on the alleged aggressive campaigning efforts demonstrated by the Applicant, who are in favor of a data center. She shared her concerns regarding the language in the ballot measure and provided recommendations to amend the language. She submitted written correspondence to the City Clerk and City Council to be filed into the record.
- City Attorney Berger addressed the concerns relayed by the previous public speaker regarding the language of the ballot.
- Dave Jones, resident, spoke about the community's opposition to a data center, elaborating on the potential negative effects it would bring to the City. He recommended implementing a permanent ban, removing the potential loophole of less than one acre and amending the language of the initiative so that zoning changes are implemented automatically upon passage or failing, so that it forces the City Council to take action in one month. He articulated his thoughts on the Applicant's potential litigation threats to the city and addressed the union workers' potential exploitation by the Applicant.
- Jeremy provided his opinion on the Applicant's communication attempts with the community through a performance of satire.
- Sam provided written correspondence to the City Clerk and City Council to be filed into the record. He expressed his support for the proposed ballot measure, suggested the implementation of an ordinance that bans data centers citywide and asked the City Council to protect their City.
- Angelica asserted her support for no data centers in the City of Monterey Park and questioned what the data center would be used for if it were to be built.

- Lorenzo Rodriguez, a resident of East Los Angeles, spoke in solidarity with the residents fighting against the data center. He relayed his concerns about the potential health risks data centers are prone to bring to the City and the potential misuse of artificial intelligence by billionaire companies.
- Bryan Marsh, with HMC StratCap, explained the company's efforts to work with the City in processing an application to develop a data center and commented on their participation in the Saturn Park Advisory Review Committee (SPARC) meetings. He articulated the company's preferred path to not pursue litigation and believed in formulating a solution to create a land-use plan with the community.
- Jim Pugh, with Sheppard Mulin and representing the Applicant, provided written correspondence to the City Clerk and City Council to be filed into the record. He highlighted the potential legal risks associated with proposed Agenda Item Nos. 11.A. and 12.A. and urged the City to reconsider their decision and instead, work with the Applicant to find a mutually acceptable outcome that pleases the community, City and Applicant.
- Caleb, a resident, spoke about the democratic process and elaborated about the different areas around the world that are dealing with the consequences of building a data center. He questioned the Applicant's claim about developing a safe data center for the community and stated the SPARC meetings did not represent the community's wants for the City.
- Samuel, resident, provided his perspective on HMC StratCap's alleged actions of convincing Union members to attend the previous City Council meeting to satisfy volunteer hours. He articulated the residents' stance in supporting unions but requested the union members to instead stand with their neighbors to build for the community, not against it. He provided his opinion on the previous town hall meetings and the lack of useful information/unanswered questions provided by HMC StratCap and conveyed his approval to proposed Agenda Item 12.A., with the amendment to close the alleged loopholes in the ballot measure.
- Kathleen Gomez provided context of her experience at the town hall meetings hosted by HMC StratCap and criticized the Applicant's proposed addition of small pocket park next to the proposed data center.

- Tilda De Wolfe, resident, expressed her frustration on the idea of the construction of a data center. She stated it would be destructive and considered moving if it was built.
- Alma, a resident, detailed her career in communications and expressed her dissatisfaction with the lack of effort the Applicant has had in engaging with the community regarding the proposed 1977 Saturn Data Center project. She conveyed her support for the proposed ballot measure and moratorium, emphasized the need to change the language to have it better understood by the voters and offered her company's services pro bono, to help keep the community clean and safe.
- Debra Simone talked about her vision of the City, showed her support for the proposed ballot measure with the amended potential loopholes, and proposed the opportunity to work with union workers in developing a mixed-use project that would benefit the City and encourage people to live here.
- Bosco articulated his viewpoint of big named companies pushing the need for more use of artificial intelligence and the recent articles about different states developing data centers without concern for the negative impacts on residents or the environment. He commented on the Applicant's purchase of two properties in Saturn Park, reiterated the community's opposition to any development of data centers in the City, showed his support towards the proposed ballot measure, with the amendment to close the potential loopholes, and recommended the City to take their time to develop the language of the ballot measure.
- Ben shared his career background in planning and expressed his disapproval of building a data center in the middle of a residential area. He claimed that a development of such size does not belong in Monterey Park as it would contaminate the lives of the residents.
- Lance Williams showed his support for the proposed ballot measure as he has seen first-hand the development of data centers and the negative effects it has had on his previous home in Memphis, Tennessee. He commented on the world's current state of politics and relayed his hopefulness that the future actions of the City Council are beyond corporate interest.

- Antonio Martinez conveyed his opposition to data centers in Monterey Park and questioned what the next steps are to initiate a complete citywide ban on data centers.
- Elijah Lim called for a citywide ban on data centers in Monterey Park, claiming they are destructive to the community. He elaborated on the forced implementation of artificial intelligence in daily life and the erosion of critical thinking skills.
- Andy Wu, resident, spoke in favor of the ballot measure and shared an evaluation of the process of building a data center in comparison to building a McDonalds fast food restaurant.
- Karen submitted a speaker card but was not present when her name was called.
- Luke Skywalker conveyed his support for Agenda Item Nos. 12.A, 12.B. and 11.B. He explained his reasoning as to why he does not support building a data center in Monterey Park.
- George Bocanegra provided information about his viewpoint on the importance of data centers in the community, especially union workers. He stated a proposed ban on data centers would prevent union workers from obtaining jobs.
- Teddy submitted a speaker card but was not present when his name was called.
- Yun commented on his opinion on the City's strong sense of community regarding the opposition to data centers and the alleged lack of answers during HMC StratCap's town hall meeting on February 28th.
- Madeline Ocampo shared her support of Agenda Item No. 12.A. with the amendment to remove the potential loopholes and to also implement an ordinance. She expressed her frustration at the constant need to meet at City Council meetings regarding this issue and asked the City Council not to neglect the wellbeing of the residents.
- Theodore Chao, resident, articulated his career experience as a professor and union member and provided context on the potential dangers data centers bring to the community.

- Yolanda shared her family's history growing up in Monterey Park. She expressed gratitude towards the number of people that have shown up at the City Council meetings, questioned the Applicant's campaign strategies and ensured the fight was not against the union workers, but big corporations.
- Steven Kung talked about the Applicant's alleged miscommunication with the community. He requested the City Council to close the potential loopholes in the proposed ballot measure and to approve an ordinance banning data centers permanently.
- Robert Castro spoke about his viewpoint on the inherent danger of industrial heat that will affect the entire San Gabriel Valley if a data center were built.
- Jesse Damon, resident, commented on the Applicant's attempts to engage with the community alongside their litigation threats. He recommended the City Council to develop trust within the community by adopting an ordinance to ban data centers and stated Monterey Park is the leader in the fight against data centers in the San Gabriel Valley.
- Emily Chu, resident stated she is the co-founder of No Data Center Monterey Park (MPK), expressed her conditional support for the proposed ballot measure. She elaborated on the two potential loopholes, which include allowing data centers under one acre and not specifying timing for zoning update implementation.
- Hrag Balian, resident stated he is the co-founder of No Data Center Monterey Park (MPK) explained his conditional support for the proposed ballot measure and questioned the City Council's decision-making process to initiate a proposed ballot measure.
- Allan Rosso, resident of El Monte, shared information about a proposed data center in his city that is near his mother's business. He questioned the proposed data center's use of electricity and claimed voting for a data center would poison the people and the environment.
- Eleanor Lee talked about Attorney Doug Carsten and his efforts to assist the community with the fight against data centers.

- Jessica Jy spoke representing the residents and neighboring communities. She expressed her conditional support for the proposed ballot measure but with modifications to the language to remove any loopholes regarding size, exemption and definition, and to make an explicit time frame to ensure the measure takes effect immediately upon voter approval. She believed it was important for the City Council to be reminded of who they serve, the residents.
- Felicia Marquez asked the City Council to vote yes on the moratorium and the proposed ballot measure. She claimed the Saturn Park Advisory Committee was not democratic and requested the City Council to lead by example and to make the change that the residents need.
- Christal Lee asked the City Council to pass a citywide ordinance to ban data centers and recommended changes to the proposed ballot measure to close existing loopholes. She encouraged the idea of union work in the city, but for a project that is beneficial to the community.
- John N recognized Mayor Yang's openness with the community and the City Council's consideration of the resident's concerns. He shared his opinion about alleged paid agitators that worked against the community by the weaponization of union workers. He reiterated Steven Kung's words and articulated his viewpoint that it was anti-human for union workers to focus on their own desire for cash. He spoke in admiration of the City Council for advocating for the community and the City Attorney's willingness to sympathize with the residents.
- Mike Romero submitted a speaker card but was not present when his name was called.
- Yvonne Wong claimed a data center belongs at a heavy industrial zone, not an innovative technology zone, as the potential increase in pollution would be detrimental to the health of the residents. She claimed it was undemocratic to allow nineteen people in SPARC to decide the future of an area in a city of 66,000 residents and believed the residents have a right to determine their own destiny.
- Adeline Marlin submitted a speaker card but was not present when her name was called.

- Mary stated her opinion that the Applicant has little regard for the residents as the recent town hall meetings were dismissive, demeaning and uninformative. She questioned whether the Applicant has truthfully addressed the potential risks and concerns with the community.
- Marcos, resident of Alhambra, voiced his belief to the audience that the issue of data centers is not just limited to Monterey Park but to the surrounding communities. He provided his opinion on the potential environmental disasters that have already occurred in nearby cities and expressed his support for the proposed ballot measure.
- Dominick Jaramillo conveyed his perspective on the fear and worry the residents have been feeling regarding the issue of data centers and requested the City Council to hear the community's voice.
- Casey Wong articulated her opinion on the number of residents who have participated in community engagement regarding data centers and questioned how HMC StratCap is obtaining community support regarding the matter.
- Tom Salonga provided an overview of his career background and showed his support to implement an ordinance that would ban the construction of data centers
- Andrea Vega, representing Food and Water Watch, spoke about the organization's recent action of sending a letter signed by twenty climate organizations throughout California that have urged the rejection of a data center project and to enact a permanent ban on data centers due to the potential health risks it poses to the community.
- Cameron Raasch articulated an example of the reality of AI in society, and believed large corporations should not be allowed to take over small cities.
- Mimi Li vocalized her support for protecting the community and the ban on data centers.
- Cindy Alvarado submitted a speaker card but was not present when her name was called.

- Hung Ha conveyed his thoughts on the shared concerns the residents spoke about and supports the ban on data centers in the City through the passing of an ordinance. He elaborated on the potential effects it would have on the community, such as a loss in property value.
- Alex Leon, resident, shared his support for placing a citywide ban on data centers on the June ballot and believed giving the residents a voice was a step in the right direction. He commented on the potential loopholes in the proposed ballot measure and claimed that threats of litigation should not dictate the future of Monterey Park.
- Luka Uribe submitted a speaker card but was not present when their name was called.
- Oscar Uribe submitted a speaker card but was not present when his name was called.
- Victoria Rivera spoke about the surrounding cities within Monterey Park and claimed they will also feel the potential negative effects of the construction of a data center.
- Daiquelin Frumento, resident, spoke about the language barrier with most residents in Monterey Park and claimed that although there is a barrier, the majority do not want a data center in the City. She requested to have the proposed ballot measure be approved with the amended potential loopholes.
- Deanna Lau-Ino submitted a speaker card but was not present when their name was called.
- Macy mentioned she was first informed about the proposed data center project through social media and expressed her gratitude for the passion the residents have exhibited and shared her opinion about the potential health and environment impacts data centers cause in different states. She provided written correspondence to the City Clerk and City Council to be filed into the record.
- Robert Miranda expressed his appreciation for standing alongside his fellow residents regarding data centers. He provided context about how Monterey Park became a city and quoted the City's motto, "Pride in the Past, Faith in the Future."

- Roxana Farahani believed the Applicant has not engaged with the community, claiming they will most likely never engage. She expressed her conditional support towards the proposed ballot measure and questioned why the City Council has yet to pass an ordinance to ban data centers citywide.
- Samuel T submitted a speaker card but was not present when his name was called.
- Christine Park shared her experience as a member of the 839 Animation Guild and commented on the difficulty of acquiring jobs due to AI taking over the industry. She asked the City Council to pass an ordinance banning data centers entirely.
- Eric Chen stated the issue regarding data centers will potentially affect the entire San Gabriel Valley and provided his opinion about the threat of litigation demonstrated by the applicant.
- Damian Joa provided details about his attendance at the town hall meetings hosted by HMC StratCap and the alleged lack of answers he received. He defended the City Council's actions in developing a ballot measure.
- Katherine Torres said the residents deserve transparency and expressed her opinion that the City Council were aware of the development of a data center before the residents were informed. She requested an ordinance be formed to stop the development of any data centers in the City.
- The City Clerk's office received and filed written communications from Jude Gorski, John Quach, Gabby Niko, Barry C. Wong, Emily Duong, Liane Tiet, Bonnie Gu, Roberto Chavez, Bridget Bartels, Matthew Liu, James Tu, Lisa Dott, Kevin Ma, Tammy Luther, David Cisneros, Norma Martinez, Crystal Xie, Steven Yu, Maribel Martinez, David Abramovitch, April Perez, Erika Torres, Melody Bartels, Mary Kim, Laura Mason, Brodie Miles, Josephine Tang, Ching Sau, Kenix Tran, Michael Kurland, Morgan Soloski, Rose Scobie, E Mills, Han Dao, Jeremy Joudenback, Brenda Fung, Janice Yee, Jennifer Tang, Susan Hur, Johanna Vidaur, Mahala Nelson, Catrena Boylan, Bithia Govea, Kamilah, Hanah Morinaga, Alex B., Catalina Munguia, Sylvia Marina Martinez, Mykela Agojo, Daniel Huang, Irene Young, Phoi Tran, Kimberely Jane Ho, Brianna Mutuc, Michelle Morales, Michelle Moll, Stephanie Han, Justin Leung, Dorothy Dubrule, Lorena Bejarano, David and Jailuk Parrino, Jared Dyer, Andrew and Sheri Lee, Gino

Lomeli, Ariannie Rodriguez, Maribel Zheng, Paul Yoon, Randy Mekdara, Raymond Warriner, Tony Gao, Kerry Gao, Christiane Wong, Zoe Blue Maestu, Jim Phit, Rebecca Fangue, Linnea Gong, Cheryl Tay, Wasai Phung, Yvette Morales, Reb, Joshua Lee, Camila Ryder, Linda Yang, Marisol Sanchez, Saskia Sani, Jenny Yang, Nathan Chen, Sue, Hemant Bhalla, Nicholas Capranica, Karen Ta, Jessica Lopez, Yvonne Wong, Mandy Liu, Jan Okabe-Wong, Aillie Hu, Jared Kuchinsky, Lisa Luu, Jerry Lara, Stephanie Parra, Jessica C., Vanessa Frey, Jessica C., Arturo Urista, Osula Lam, Eleanor Lee, Christina Rosholt, Andrea Castillo, Lauren Shen, Tiffany Rice, Tsam Wong, Mikayla Asevo, Sarah Hanna & Gus Puga, Leilani J. Hughes, Roxana Farahani, Anne Liu, Kim Tran, Joyce Vega, Wynter Cabral, Elizabeth Ann Lee, Garrett Chen, Mary Lei, Kristin Yoshima, Andy Kwong, Katherine Yu, Andy Kwong, Liane Tiet, Clotilde Jang and Family, Christina M. Cisneros, Sam Kahan, Margaret Vita, Kayla Chen, Lindsay Kui, Kristen Van Hala, Christopher Graham Roberts, Dana Standridge, Tabitha Chen, the Phoong Family, Irene Poon, Vincent Huynh, Michelle Zill, Dorothy Wang, Queenie Y, Tyra Chan, Erika Christianne Medina, Tony Fan, Kelsey Ko, Bennett Dean McCall, Kevin Diep, Lorenzo Benitez, Carmina Iletto, The Bosco and Zorrilla Family, Emilia Williams, Jeremiah Johnson, Ryan Yeung, Edward Ko, Andrea Siegel, Steve Sherman, Jennifer Amador, Debbie Carlos, Alex Lung, Joe and Kathy Chen, Harold Tom, Emily Chu, Jesse Damon, Meredith Alling, David, Hrag Balian, Steven J. Kung, Lavender Fung, Jessica Chow, Kathleen Gomez, Jordan Cheng, Annie Ng, Megan Lee, Kelly Chow, Carolyn Ao, Cassandra, Joan A, Michelle Fernandez, Sabrina Law, Sam Ly, Bosco Woo, Emily Ainslie, Juliece Losoya, SoFern Wu, Bill Kelly, Elissa, Alex Zheng, Ricky Lim, Nicholas Rabb, Agatha Rodriguez, Zerlinda Lee, Desmond Chen, Chris Hunt, Dustin Fung, Kevin Jiang, Chloe Tan, Eugene Lee, Leonard Lee, Louis Ng, Amy Tannenbaum, Samantha Perez, Cheryl Fung, Grace Cavazos, Joyce, Henry Tang, Kong Sham, Sandy Tang, Robert Miranda, Karyn Wong, Tommy Huynh, Jim Hunt, Alicia de Mello, Barbara Lee, Patina Hunt, Natalie Robles, Debbie Bona, Eva Wong, Joy Saavedra, Kin Kui, Doug Carstens, No Data Center MPK, Erica Harrell, Jill Saavedra, Bryant Phan, Kaylee Abad, and Eileen Lee.

Discussion: City Attorney Berger provided context about why the City Council decided to propose a ballot measure to ban data centers in the City. He reported out of Closed Session, the City Council's decision to authorize him to initiate litigation against anyone, specifically HMC StratCap, in the event that any litigation was filed against the City and to expend what is necessary to defend the City.

The City Council ensued in a discussion regarding the language of the proposed ballot measure and the concept of implementing an ordinance for a citywide ban on data centers.

Extension of City Council Meeting

Action Taken: The City Council extended the Council Meeting to 12:30 a.m.

Motion: Moved by Mayor Pro Tem 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

Action Taken: The City Council directed staff to draft an Ordinance for consideration to prohibit data centers in Monterey Park, requiring a 20-day notice and a public hearing.

Motion: Moved by Council Member Sanchez and seconded by Mayor 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

Action Taken: The City Council approved the recommendations and approved and adopted Resolution No. 2026-R5, Resolution No. 2026-R6, Resolution No. 2026-R7, Resolution No. 2026-R8 as amended to remove the language "located on one or more acres of land" and "This definition does not apply to smaller data processing facilities that are located on less than one acre of land and where such facilities are accessory or incidental to another primary use." in Exhibit A, Section 1 of Resolution No. 2025-R6.

Motion: Moved by Council Member Ngo 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. 2026-R5

A Resolution calling a Special Election on June 2, 2026 pursuant to Elections Code § 9222

Resolution No. 2026-R6

A Resolution adding a proposition to the ballot prohibiting data centers for the previously called June 2, 2026 Special Election pursuant to Elections Code § 9222

Resolution No. 2026-R7

A Resolution directing the City Attorney to prepare an impartial analysis of the proposition prohibiting data centers

Resolution No. 2026-R8

A Resolution establishing requirements for ballot arguments filed with the City Clerk to be included with voter information for the General Election on June 2, 2026

12.B. Consideration of Letter of Support for California Assembly Bill 1577, California Senate Bills 886, 887 and 978

This Item was heard after Agenda Item No. 11.B.

The City Council has expressed interest in supporting California Legislature bills addressing data center regulation. February 20 was the last day for bills to be introduced. Four bills relevant to this topic have been introduced and are summarized below. Council may direct staff to submit letters of support for any or all of these bills.

These bills were introduced in January 2026 and are currently pending before their respective policy committees in the Legislature; none has yet been approved by both houses or signed into law. If the Council elects to send letters of support at this time, staff will transmit the letters to the authors and relevant committee chairs prior to committee hearings and will monitor the bills' progress through the legislative process.

Recommendation:

It is recommended that the City Council consider:

1. If desirable, sending letters of support for California Assembly Bill 1577, the “Data Center Energy and Water Transparency,” and California Senate Bills 886, the “California Technology Innovation and Ratepayer Protection Act,” 887, the “Data Centers and CEQA Clarity,” and 978, the “Large-Scale Energy Facilities and Electricity,” on behalf of the City Council; and
2. Taking such additional, related, action that may be desirable.

Public Speakers:

Mayor Yang called the speakers in groups of 5.

- Laura Cuellar-Morrish submitted a speaker card but was not present when her name was called.
- Ben Steckler expressed his support for the proposed agenda item as he believed it will ensure the solidification of no data centers and hopefully push the state to take similar action as well.
- Samuel N submitted a speaker card but was not present when his name was called.
- Sam K thanked the City Council for their efforts and patience throughout the entire evening and shared his interest in being a part of the discussion that decided what will be developed in Saturn Park.
- Carrie shared her concerns about the language in Senate Bill 978 as it only applies to 74 megawatts of electricity for large scale energy users.
- The City Clerk’s office received and filed a written communication from Bryant Phan.

Discussion: The City Council ensued in a discussion regarding the proposed Agenda Item.

Elisa Arcidiacono, Senior Associate from Townsend, virtually present, was available for questions.

Action Taken: The City Council approved the recommendation.

Motion: Moved by Council Member Ngo and seconded by Mayor Pro Tem 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: None

Extension of Council Meeting

Action Taken: The City Council extended the City Council meeting to 1 a.m.

Motion: Moved by Council Member Ngo 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

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

Mayor Ngo reported his and his fellow Council Member's attendance to many events which include: the American Museum Camp Gala at the NBC Seafood, the Chinese American Military Support Dinner, the ribbon cutting ceremony of Asayoru Maid Cafe, the Alhambra Unified School District's Asian American Alumni Association Dinner, the Monterey Park Police Department's town hall meeting at Brightwood Elementary, the Golden Dragon Parade at Chinatown, and the Monterey Park Volunteer Banquet at the Langley Center.

Council Member Wong requested staff to expedite the development of Fire Station 61 to accommodate the firefighters in the City.

Council Member Sanchez requested to invite the Mark Keppel High School Decathlon Team to a future City Council meeting to recognize their achievement in winning second place.

Mayor Pro Tem Lo requested to invite the Principal and Parent-Teacher Association members of Monterey Vista Elementary to a future City Council meeting to recognize the school for achieving their centennial milestone.

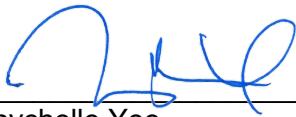
Mayor Yang reported her attendance at the opening ceremony of the Monterey Park Pony baseball and USA softball game, and announced upcoming events which include the Monterey Park Clippers Game Night, the Bridgerton Tea- Party at El Encanto and MPK Walks, an opportunity to walk the streets of Monterey Park to scope out improvements that are needed in the area.

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

During Agenda Item No. 12.A, City Attorney Berger reported out of the 5:30 p.m. special meeting the City Council's unanimous decision to authorize him to initiate litigation against anyone, specifically HMC StratCap, in the event that any litigation was filed against the City and to expend what is necessary to defend the City.

15. Adjournment

There being no further business for consideration, the meeting was adjourned at 12:42 a.m.



Maychelle Yee
City Clerk

Approved on July 1, 2026 at the regular City Council meeting.