

IRWINDALE CITY COUNCIL CHAMBERS
5050 N. IRWINDALE AVENUE
IRWINDALE, CALIFORNIA 91706

MARCH 27, 2024
WEDNESDAY
6:52 P.M.

The Irwindale **CITY COUNCIL** met in regular session at the above time and place.

ROLL CALL:

Present: Councilmembers Mark A. Breceda, Manuel R. Garcia,
H. Manuel Ortiz; Mayor Pro Tem Larry G. Burrola;
Mayor Albert F. Ambriz

Also Present: Julian A. Miranda, City Manager; Adrian Guerra, City
Attorney; Theresa Olivares, Assistant City Manager; Christopher
Hofford, Chief of Police; Kambiz Borhani, Director of Finance / City
Treasurer; Eddie Chan, Director of Engineering / Building Official;
Elizabeth Rodriguez, Public Services Director; Mary Hull, Human
Resources Manager, and Laura Nieto, Chief Deputy City Clerk

**PLEDGE OF
ALLEGIANCE**

The Pledge of Allegiance was conducted.

AB 2449 DISCLOSURES None.

**CHANGES TO THE
AGENDA**

None.

**COUNCILMEMBER
TRAVEL REPORTS**

None.

**COUNCILMEMBER
COMMENTS**

COUNCILMEMBER
ORTIZ

Councilmember Ortiz requested for the digital speed sign that was
previously located on Irwindale Avenue to be returned since it is very
effective in maintaining safe traffic speeds. He also asked whether
the pool heater is working to which City Manager Miranda advised
that both he and Director Rodriguez inspected the pool's water
temperature and the heater and all systems seem to be working
appropriately.

COUNCILMEMBER
GARCIA

Councilmember Garcia reported on his attendance at the City of
Azusa's Mayor's Breakfast event and stated that he is looking forward
to Irwindale's event.

MAYOR AMBRIZ

Mayor Ambriz concurred that the pool heater issues seem to have
been resolved.

**INTRODUCTION OF
NEW EMPLOYEES /
PROMOTIONS**

None.

PROCLAMATIONS /
PRESENTATIONS /
COMMENDATIONS

IRWINDALE CHAMBER OF COMMERCE BUSINESS OF THE MONTH – BONILLA PARTNERS	IRWINDALE CHAMBER OF COMMERCE BUSINESS OF THE MONTH – BONILLA PARTNERS The presentation was made.
PRESENTATION FROM VALLEY COUNTY WATER DISTRICT GENERAL MANAGER, JOSE MARTINEZ, REGARDING MONTHLY BILLING AND THE WATER SUPPLY	PRESENTATION FROM VALLEY COUNTY WATER DISTRICT GENERAL MANAGER, JOSE MARTINEZ, REGARDING MONTHLY BILLING AND THE WATER SUPPLY Mr. Martinez introduced himself as well as Vice President Jose Vargas, Directors Laos and Muse, and made the presentation.
COUNCILMEMBER ORTIZ	Responding to several questions by Councilmember Ortiz, Mr. Martinez advised that Irwindale has water rights but currently does not have an active well to draw water from, nor does it have the system to deliver drawn water to residents. However, Valley County Water District does have such a system, and so it purchases Irwindale's water rights and delivers water to Irwindale and Baldwin Park residents. He noted that Irwindale benefits from this arrangement as Valley County pays Irwindale for its water rights, and Valley County in turn bills its customers. He spoke on the possibility of implementing a long-term partnership with Irwindale, to which Councilmember Ortiz stated that such a partnership could be researched.
CITY MANAGER MIRANDA	City Manager Miranda noted that the City leases its water rights for about \$261,000 per year.
FRED BARBOSA	Responding to a question by Fred Barbosa, Mr. Martinez reiterated that the City retains its water rights, which are then leased to water companies.
DIRECTOR RODRIGUEZ	Director Rodriguez advised that the City's water rights have been leased to the San Gabriel Water Company for three years, though they are now being leased to Valley County, which has the option for two one-year extensions. She added that staff is researching the location of a well.
FRED BARBOSA	Responding to several more questions by Fred Barbosa, Mr. Martinez indicated that, due to the management of the water master and other agencies, about 95% of the available water is captured, with a portion of that going to southern neighbors. He added that, although Valley County does not have the type of money to lease land for water

storage, other, larger agencies are actively pursuing additional locations to store water.

PROCLAMATION -
RED CROSS MONTH

PROCLAMATION – RED CROSS MONTH

The proclamation was made.

CONSENT CALENDAR

MOTION

A motion was made by Councilmember Ortiz, seconded by Mayor Pro Tem Burrola, to approve the Consent Calendar. The motion was unanimously approved; Councilmembers Breceda and Garcia abstaining on Item No. 20C.

ITEM NO. 20A
JOINT CITY COUNCIL
HOUSING AUTHORITY
MINUTES OF THE
MEETING HELD
MARCH 4, 2024

JOINT CITY COUNCIL / HOUSING AUTHORITY MINUTES OF THE
MEETING HELD MARCH 4, 2024

The minutes were approved.

ITEM NO. 20B
WARRANTS /
DEMANDS /
PAYROLL

WARRANTS / DEMANDS / PAYROLL

The warrants / demands / payroll were approved.

ITEM NO. 20C
APPROVE AN
INCREASE IN
COMPENSATION AND
RELATED CHANGE
ORDER TO MOBILE
MODULAR FOR THE
TEMPORARY LEASE
OF TWO 24' X 40'
OFFICES

APPROVE AN INCREASE IN COMPENSATION AND RELATED
CHANGE ORDER TO MOBILE MODULAR FOR THE TEMPORARY
LEASE OF TWO 24' X 40' OFFICES

RESOLUTION NO.
2024-22-3499
ADOPTED

Resolution No. 2024-22-3499, entitled:

“A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF IRVINDALE APPROVING AN INCREASE IN COMPENSATION AND RELATED CHANGE ORDER FOR MOBILE MODULAR FOR THE TEMPORARY LEASE OF TWO 24' X 40' OFFICES AND AUTHORIZING THE ASSISTANT CITY MANAGER TO EXECUTE A LEASE AGREEMENT TO REFLECT SAME,” was adopted; Councilmembers Breceda and Garcia abstaining.

ITEM NO. 20D
HOUSING ELEMENT
ANNUAL PROGRESS
REPORT

HOUSING ELEMENT ANNUAL PROGRESS REPORT

RESOLUTION NO.
2024-21-3498
ADOPTED

Resolution No. 2024-21-3498, entitled:

"A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF IRWINDALE, CALIFORNIA, RECEIVING AND APPROVING THE ANNUAL HOUSING ELEMENT PROGRESS REPORT AND AUTHORIZING STAFF TO SUBMIT THE HOUSING ELEMENT ANNUAL PROGRESS REPORT FOR THE 2023 CALENDAR YEAR TO THE GOVERNOR'S OFFICE OF PLANNING AND RESEARCH (OPR) AND THE STATE DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT (HCD)," was adopted.

END OF CONSENT CALENDAR

**SPONTANEOUS
COMMUNICATIONS**

ROBERT DIAZ

Robert Diaz stated his preference that land at the Irwindale Brew Yard be zoned for commercial and recommended against allowing lot splits. He also voiced concern over a notice he received in the mail wherein he believes it is worded to insinuate that a decision to this regard has already been made.

FRED BARBOSA

Fred Barbosa disagreed and stated that the site Mr. Diaz referenced is not accessible as a commercial site, and stated his belief that all commercial developments are doomed to failure.

JASMINE LEOS

Jasmine Leos praised Juan the Bus Driver for his patience with the children that ride the bus, particularly those with disabilities like autism. She also noted speeding and inattentive motorists near Juarez and Irwindale Avenue and requested that something be done to make drivers pay more attention, such as placing yellow reflective strips around the traffic lights to make them more noticeable.

MAYOR AMBRIZ

Mayor Ambriz requested that the Police and Public Works / Engineering Departments work together to address the concern.

SUZANNE GOMEZ

Suzanne Gomez began stating that she enjoyed the recent Senior Center trip to Knott's Berry Farm.

MAYOR AMBRIZ

Due to technical difficulties with the Zoom online meeting, Mayor Ambriz stated that additional comments to be made under Spontaneous Communications will be made once the difficulties have been resolved.

NEW BUSINESS

ITEM NO. 22A AB 481 COMPLIANCE AGENDA REPORT AND ORDINANCE
AB 481 COMPLIANCE
AGENDA REPORT AND
ORDINANCE

CHIEF HOFFORD Chief Hofford presented the staff report.

ORDINANCE NO. 766
INTRODUCED FOR
FIRST READING **Ordinance No. 766**, entitled:
"URGENCY ORDINANCE OF THE CITY COUNCIL OF THE CITY
OF IRWINDALE APPROVING AND ADOPTING INVENTORY
UPDATES OF MILITARY EQUIPMENT POLICY AS PART OF THE
IRWINDALE POLICE DEPARTMENT POLICY MANUAL IN
COMPLIANCE WITH ASSEMBLY BILL 481," was introduced for first
reading, reading by title only and waiving further reading thereof, on
the motion of Councilmember Breceda, seconded by Councilmember
Ortiz, and unanimously approved.

ITEM NO. 22B VERBAL UPDATE ON IRWINDALE PARK IMPROVEMENTS
VERBAL UPDATE ON
IRWINDALE PARK
IMPROVEMENTS
PROJECTS, PHASES
IV AND V PROJECTS, PHASES IV AND V

COUNCILMEMBERS
BRECEDA AND
GARCIA AND CITY Councilmembers Breceda and Garcia and City Manager Miranda
declared potential conflicts of interest with this item and exited the
Council Chambers at 7:42 p.m.

DIRECTOR CHAN Director Chan made a PowerPoint presentation and presented the
update. He advised that the contractor has completed planting all
trees as well as concrete improvements at the northern end of the
park. The horseshoe pit is also substantially completed. The
contractor continues working on the restroom and the installation of
roof tiles, lawn materials, shrubs, light poles, lighting fixtures, and
park amenities. Other remaining items include the concrete walk path
and wrought iron fencing around the picnic shelter. The project is
scheduled for completion in April 2024, subject to favorable weather;
staff is working to pressure the contractor to work quickly and
complete the project on time.

DIRECTOR RODRIGUEZ Director Rodriguez displayed more photos of the project progress.
She advised that the manufacturer of the concrete picnic tables
accidentally produced a small number of incorrect tables and, as
such, will provide the correct size tables to the City at the same price
as the smaller-sized tables. She discussed the table sizes and their
proposed locations.

FRED BARBOSA Fred Barbosa asked whether disabled parking stalls will be provided with this project, to which Director Chan advised that the striping portion of the project will not change the amount of available disabled parking stalls. However, the Civic Center Improvement Project, which would include the construction of a new Library building, will include additional ADA stalls and EV charging stalls, in accordance with the Building Code.

FRED BARBOSA Fred Barbosa stated that the new ADA parking stalls would not help those that are interested in visiting the pool.

SUZANNE GOMEZ Referencing Mr. Diaz's comments regarding commercial developments, Suzanne Gomez stated that the Council should consider allowing them, and that the site does not need to be only industrial. She also stated her belief that there are not enough workers at one time working on the park improvement project and stated that inclement weather is not a valid excuse for project delays.

MAYOR PRO TEM BURROLA Mayor Pro Tem Burrola stated that he has observed the many advancements in the project during a recent walkthrough.

MAYOR AMBRIZ Mayor Ambriz added that both he and Councilmember Ortiz also completed a project walkthrough and stated his belief that the park will look beautiful once the project is completed.

COUNCILMEMBERS BRECEDA AND GARCIA AND CITY MANAGER MIRANDA There being no additional discussion on this item, Councilmembers Breceda and Garcia and City Manager Miranda returned to the Council Chambers at 8:04 pm.

PUBLIC HEARINGS

None.

CITY MANAGER'S REPORT

CITY MANAGER
MIRANDA

City Manager Miranda reported the following:

- 1) The Dan Diaz Recreation Center staff and programs will temporarily relocate to modules located on Calle de Paseo due to the Center's reroofing project. The Library Department will also relocate to the Senior Center. These relocations will occur from April 1 through June 15, 2024.
- 2) Applications are being accepted for an unscheduled vacancy on the Planning Commission for a term ending December 31, 2025. The deadline to apply is April 17.
- 3) The Renaissance Faire will be held at the Santa Fe Dam on weekends from April 6 through May 19.
- 4) An emergency preparedness workshop will be held on April 13 in the Council Chambers.
- 5) He provided details on upcoming Recreation and Senior Center

activities.

FUTURE AGENDA
ITEMS REQUESTED
BY COUNCIL MEMBERS

<u>ITEM NO. 25A</u> REQUEST BY MAYOR PRO TEM BURROLA REGARDING DEPOSITS AND REFUNDS FOR CITY FIELD TRIPS	REQUEST BY MAYOR PRO TEM BURROLA REGARDING DEPOSITS AND REFUNDS FOR CITY FIELD TRIPS
MAYOR PRO TEM BURROLA	Mayor Pro Tem Burrola asked how long it took for seniors to receive trip deposit refunds when they don't attend trips, to which City Manager Miranda advised that resident seniors attend trips for free and do not provide deposits.
DIRECTOR RODRIGUEZ	Director Rodriguez concurred with City Manager Miranda and advised that the Council approved a comprehensive fee scheduled in 2021, wherein the Council instructed that all Community Services programs and activities be made available to residents at no charge. She noted, however, that non-residents pay deposits of 50% of the ticket costs to attend trips and noted that these deposits are not refunded if the non-residents do not attend the trips.
FRED BARBOSA	Fred Barbosa suggested that changes be made to make program registrants accountable for said registrations. He noted that the City is losing funding since it pays the costs for tickets and many times, the tickets are unused since registrants fail to attend, causing the City to eat the cost. He suggested that registrants be made to pay deposits, returnable if they attend.
DIRECTOR RODRIGUEZ	Director Rodriguez advised that a field trip policy is being circulated to the Parks & Recreation and Senior Citizen Commissions for input, after which the Council will decide whether to implement. She also noted that strict financial guidelines prohibit staff from holding onto cash deposits in envelopes and returning them to individuals after they attended the trips that they registered for.
MAYOR PRO TEM BURROLA	Mayor Pro Tem Burrola requested referring this matter to the Parks & Recreation Commission for follow up.
MAYOR AMBRIZ	Mayor Ambriz stated that the Council should continue this discussion when the field trip policy matter is addressed.
<u>ITEM NO. 25B</u> REQUEST BY MAYOR PRO TEM BURROLA RELATED TO THE	REQUEST BY MAYOR PRO TEM BURROLA RELATED TO THE BLOCK WALL AT 5138 IRWINDALE AVENUE

BLOCK WALL AT
5138 IRWINDALE
AVENUE

COUNCILMEMBER
BRECEDA AND
CITY MANAGER
MIRANDA

Councilmember Breceda and City Manager Miranda declared potential conflicts of interest and exited the Council Chambers at 8:14 p.m.

MAYOR PRO TEM
BURROLA

Mayor Pro Tem Burrola noted the difference in height between the north and south block walls at 5138 Irwindale Avenue and asked about wall height requirements per the Municipal Code. He stated that the police have been called to the area due to safety concerns with homeless individuals and stated that the homeowner is very concerned with her safety. He suggested potentially adding vinyl attachments to the wall to increase its height in order to provide more protection to the homeowner. He also asked whether the existing wall lies on the property line.

DIRECTOR SIMPSON

Director Simpson advised that the code currently requires walls to be up to three feet high with a 20-foot setback from the sidewalk, after which the wall could go as high as six feet. She then elaborated on the Municipal Code requirement as spelled out in section 17.68.080 and noted visibility requirements. Director Simpson noted that the existing wall was previously granted a variance so that it could exceed the three-foot height limit.

COUNCILMEMBER
ORTIZ

Councilmember Ortiz asked whether wrought iron fencing could be placed atop the wall, to which Director Simpson advised that this would require a variance and noted that the property owner has not inquired about doing so. In order to grant a variance, certain findings would have to be made first.

Councilmember Ortiz expressed concern over the safety of the homeowner, to which Director Simpson stated that Code Enforcement staff could reach out to the neighboring property management company to address concerns over the activity of homeless individuals.

MAYOR AMBRIZ

Mayor Ambriz requested that both Code Enforcement and Police address the safety concerns raised.

COUNCILMEMBER
GARCIA

Councilmember Garcia spoke on the possibility of amending existing code requirements so that exceptions can be granted to extend wall heights to address safety concerns.

MAYOR AMBRIZ

Mayor Ambriz asked Mayor Pro Tem Burrola to reach out to the homeowner to have her submit a request for the wall height variance, to which City Attorney Guerra noted that this matter is on tonight's

agenda for potential placement at a future Council meeting agenda for discussion.

DIRECTOR CHAN Responding to one of Mayor Pro Tem Burrola's questions, Director Chan advised that the existing wall was placed on the property line. However, he recommended hiring a surveyor to verify, if the Council would prefer.

ROBERT DIAZ Robert Diaz spoke on his recollection of the Planning Commission's recommendation for wall heights.

MOTION A motion was made by Mayor Pro Tem Burrola, seconded by Councilmember Ortiz, to add this matter to a future agenda for further discussion. The motion was unanimously approved; Councilmember Breceda absent.

CITY MANAGER MIRANDA At 8:31 p.m., City Manager Miranda returned to the Council Chambers.

ITEM NO. 25C
REQUEST BY MAYOR
PRO TEM BURROLA
RELATED TO BLOCK
WALLS; M-1 ZONE REQUEST BY MAYOR PRO TEM BURROLA RELATED TO BLOCK WALLS; M-1 ZONE

MAYOR PRO TEM BURROLA Mayor Pro Tem Burrola stated that block wall heights for new housing developments are generally six feet and asked that the Planning Commission consider whether the walls surrounding new housing can be made higher.

DIRECTOR SIMPSON Director Simpson advised that the code currently requires masonry walls within M1 and M2 zones to be no less than six feet and no more than eight feet high, with an exception for the auto dismantling overlay zone, which is permitted to have an eight-foot wall around the site perimeter if it abuts residential properties.

CITY MANAGER MIRANDA Responding to a question by City Manager Miranda, Mayor Pro Tem Burrola stated that he is asking for this to potentially apply to a future housing development on Allen Drive.

CITY ATTORNEY GUERRA In response to a question by City Attorney Guerra, Director Simpson advised that the Council will soon address a zoning code update, which would be the best opportunity to discuss wall height requirements.

MAYOR PRO TEM BURROLA Mayor Pro Tem Burrola also requested future Council consideration for installing solar panels to help reduce electricity costs for the pool heater and pump as well as for the Library.

COUNCIL CONSENSUS Council consensus was reached to add this matter to a future Council agenda.

ROBERT DIAZ Robert Diaz questioned why the zoning code update did not include diagrams for block wall heights as well as the criteria for measuring the walls' heights.

FRED BARBOSA Fred Barbosa noted that eight-foot walls require additional engineering and would therefore cost much more to build. He also suggested installing solar panels now as part of the park improvement project and indicated that these could be raised above the pool to provide shade.

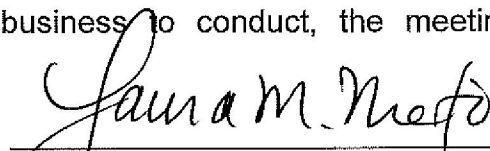
**SPONTANEOUS
COMMUNICATIONS**

MAYOR AMBRIZ Mayor Ambriz resumed spontaneous communications.

BILL SHANER "Bill Shahner" and "Zachary Graham" made inappropriate comments.

ADJOURNMENT

There being no further business to conduct, the meeting was adjourned at 8:44 p.m.



Laura M. Nieto, MMC
Chief Deputy City Clerk

Approved as submitted at the meeting held April 10, 2024.