



## **CITY of YORBA LINDA**

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### **CITY COUNCIL/SUCCESSOR AGENCY TO THE YORBA LINDA REDEVELOPMENT AGENCY, YORBA LINDA HOUSING AUTHORITY AND YORBA LINDA MUNICIPAL FINANCING AUTHORITY JOINT MEETING**

#### **MINUTES**

**May 6, 2025, 6:30 p.m.  
Council Chambers  
4845 Casa Loma Avenue**

Councilmembers Present: Campbell, Huang, Lim, Singh, Rodriguez

Staff Present: Brown, Christian, Farnsworth, Han, Kudron, Lai, Lixey, Litfin, Pulone, Wigginton

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#### **CALL TO ORDER**

The City Council/Successor Agency to the Yorba Linda Redevelopment Agency convened at 5:30 p.m. in the Council Chambers at 4845 Casa Loma Avenue.

#### **ROLL CALL**

Councilmembers Absent: Rodriguez

#### **ANNOUNCEMENT OF CLOSED SESSION ITEMS**

#### **CITY COUNCIL/SUCCESSOR AGENCY TO THE YORBA LINDA REDEVELOPMENT AGENCY**

A. CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION, SIGNIFICANT EXPOSURE TO LITIGATION

Government Code Section 54956.9(d)(2) (3 Cases)

B. PUBLIC EMPLOYMENT – CITY MANAGER

Government Code Section 54957

**PUBLIC COMMENT ON CLOSED SESSION ITEMS**

None.

**CONVENE INTO CLOSED SESSION**

The City Council convened into Closed Session at 5:31 p.m.

**RECESS**

## **CALL TO ORDER**

The City Council/Successor Agency to the Yorba Linda Redevelopment Agency, Yorba Linda Housing Authority and Yorba Linda Municipal Financing Authority reconvened at 6:30 p.m. in the Council Chambers at 4845 Casa Loma Avenue, Yorba Linda.

## **ROLL CALL**

## **PLEDGE OF ALLEGIANCE**

Councilwoman Peggy Huang

## **INVOCATION**

Dr. Ahmed Soboh, Islamic Center of Yorba Linda

## **CLOSED SESSION REPORT**

City Attorney Todd Litfin said there was no reportable action.

## **INTRODUCTIONS & PRESENTATIONS**

### **RECOGNITION OF GIRL SCOUTS TROOP 7204**

Mayor Janice Lim invited Girl Scouts Troop 7204 to the podium and shared that they earned their Bronze Award by installing Storm Drain Art pavers along Casa Loma Avenue this March. She said Councilwoman Campbell and herself stopped by to see the girls hard at work and shared photos of the project. Council presented the Troop with certificates of recognition, and they also received certificates from the offices of Congresswoman Young Kim, Senators Steven Choi and Kelly Seyarto, Assemblyman Phillip Chen, and Supervisor Don Wagner.

### **RECOGNITION OF YORBA LINDA HIGH SCHOOL WRESTLING TEAM**

Mayor Lim invited the Yorba Linda High School Wrestling Team to the podium and recognized them for winning the Freeway League Title - going undefeated in league matchups. She said this is the first championship for the Mustangs since the 2017 Wrestling season and congratulated the team for their dedication, teamwork, and perseverance.

The students also received certificates from the offices of Congresswoman Kim, Senators Choi and Seyarto, Assemblyman Chen, and Supervisor Wagner.

### **RECOGNITION OF THE SPRING 2025 YOUNG CIVIC LEADERS ACADEMY STUDENTS**

Mayor Lim invited the students of the Spring 2025 Young Civic Leaders Academy to the podium. Councilwoman Campbell said it is a six-week program she started in fall of 2019,

and has been holding a fall and spring session every year since. It is designed to provide students with an engaging, nonpartisan introduction to city government and empowers them to understand how they can actively make a difference in their community.

Council presented the students with certificates of recognition and they also received certificates from the offices of Congresswoman Kim, Senators Choi and Seyarto, Assemblyman Chen, and Supervisor Wagner.

#### RECOGNITION OF LOBSTERFEST

Mayor Lim recognized the Sunrise Rotary Club's annual Lobsterfest and invited the President of the Rotary Club, Anthony Johnson, to receive the proclamation recognizing the Rotary for its many contributions to the community. She said the Lobsterfest is the Rotary's largest fundraiser, and has benefited organizations such as the Yorba Linda Food for Families Food Bank, Placentia Yorba Linda Unified School District Teacher grants and student scholarships, and Teen Challenge supporting those battling substance abuse.

President Johnson shared a brief video about Lobsterfest, spoke about the Rotary and thanked Council for their support and recognition. Lobsterfest will be on Saturday, May 17th at the Yorba Linda Community Center, starting at 4:30 p.m. and he encouraged the community to get their tickets.

#### INTRODUCTION OF SENIOR MANAGEMENT ANALYST YASH VERMA

City Manager Mark Pulone introduced the City's new Senior Management Analyst, Yash Verma. He said Yash will be supporting the Landscape Maintenance Assessment District (LMAD) and its operations in the Public Works Department, and said he brings a wealth of experience from the private sector with expertise in financial analysis and operational strategy. When not at work, Yash enjoys discovering new coffee shops, hiking and working out.

Council welcomed Yash to the team.

At this time, Mayor Lim also introduced three new representatives for elected officials: John Ding, Field Representative for Congresswoman Young Kim, Yun Choi, District Representative for Senator Steven Choi and Newton Viengkhou, Field Representative for Assemblyman Phillip Chen.

#### **PUBLIC COMMENTS – ITEMS ON THE CONSENT CALENDAR OR ITEMS NOT ON THE REMAINDER OF THE AGENDA**

Richard de Bruijn, resident, followed up on his recent public comments regarding unfunded pensions and spoke specifically about CalPERs, AB 569, AB 1383 and PEPRAs.

Simran Vaswani, representing Take Steps Youth Leadership Committee, presented on IBD Advocacy. She shared a PowerPoint presentation with Council and spoke about Inflammatory Bowel Disease and requested a proclamation for World IBD Day on May 19th. She spoke about Camp Oasis, an IBD specific summer camp and Take Steps in Orange County on May 17th and Los Angeles on June 8th.

Alexa Lyncheski, Take Steps Youth Leadership Committee member, spoke of her experience with IBD.

Pat Nelson, resident, attended the last Planning Commission meeting where they spoke about the church project planned for on Imperial Highway and Los Angeles Street. She expressed concerns about the traffic impacts to her neighborhood and shared suggestions to help mitigate them. Ms. Nelson also expressed appreciation to staff for trimming trees that needed maintenance.

### **CONSENT CALENDAR**

Councilwoman Campbell disclosed that she has conferred with City Attorney Litfin and although she works for the County of Orange, she can participate in Item No. 4 as it does not involve her department.

**Moved by** Singh

**Seconded by** Rodriguez

It is recommended that the City Council approve the Consent Calendar.

AYES (5): Campbell, Huang, Lim, Singh, and Rodriguez

**CARRIED (5 to 0)**

### **1. WAIVE READING IN FULL OF ALL ORDINANCES AND RESOLUTIONS ON THE AGENDA**

It is recommended that the City Council/Successor Agency to the Yorba Linda Redevelopment Agency waive reading in full of all ordinances and resolutions on the agenda and declare that said titles which appear on the public agenda shall be determined to have been read by title and further reading waived.

### **2. ACCOUNTS PAYABLE CHECK REGISTER – MAY 6, 2025**

It is recommended that the City Council receive and file the accounts payable check register and wire transfer report dated May 6, 2025, in the amount of \$10,016,218.84.

### 3. APPROVAL OF THE MINUTES OF THE APRIL 15, 2025 CITY COUNCIL / SUCCESSOR AGENCY TO THE YORBA LINDA REDEVELOPMENT AGENCY MEETING

It is recommended that the City Council/Successor Agency to the Yorba Linda Redevelopment Agency approve the minutes of the April 15, 2025 City Council/Successor Agency to the Yorba Linda Redevelopment Agency joint meeting.

### 4. SECOND AMENDMENT TO THE WASTE DISPOSAL AGREEMENT WITH ORANGE COUNTY WASTE AND RECYCLING

It is recommended that the City Council approve Resolution No. 2025-5938 adopting the Second Amendment to the Waste Disposal Agreement.

### 5. AWARD OF CONTRACT FOR JANITORIAL SERVICES AT CITY FACILITIES

It is recommended that the City Council take the following actions: 1.) Award the three-year agreement for janitorial services at city facilities to Merchants Building Maintenance, LLC of Santa Ana, CA in the amount of \$1,143,083.55; and 2.) Upon receipt of appropriate documents, authorize the City Manager to execute the contract.

### 6. DENIAL OF CLAIM FOR DAMAGES - SANDRA TORRES, AND SETTLEMENT AUTHORITY FOR KATHY DECKER

It is recommended that the City Council of the City of Yorba Linda deny the claim for damages filed by Sandra Torres and settle the claim for damages filed by Kathy Decker.

### 7. REPORTS OF PLANNING COMMISSION ACTIONS FROM THEIR LAST MEETING

It is recommended that the City Council receive and file this report.

### 8. COUNCIL COMMITTEE AND AGENCY REPORTS

It is recommended that the City Council receive and file this report.

### **CITY MANAGER'S REPORT/MAYOR'S REPORT/MATTERS PRESENTED BY COUNCILMEMBERS/ OTHER AGENCY REPORTS**

City Manager Mark Pulone responded to comments made during public comment. He thanked Mr. de Bruijn for his remarks on the two bills and said the City will monitor the bills. He said the City is very proactive in addressing retirement costs and paying off unfunded liability. To Ms. Nelson's remarks, he said staff will address her traffic concerns to try to resolve those issues. City Manager Pulone announced that he is retiring in

September, after twelve years in Yorba Linda and twenty years as a City Manager in the County. He said the City will move forward with an open recruitment for the position.

Councilwoman Campbell said City Manager Pulone is leaving big shoes to fill, but she thanked him for his service. She also thanked the Parks and Recreation department for the 40th Annual Egg-Citement Hunt on Saturday, April 19th. She spoke of Love Yorba Linda and expressed appreciation to all of the staff involved, and all of the volunteers who participated despite the rain. Councilwoman Campbell said the Woman's Club held their annual scholarship awards night, where they awarded over \$50,000 in scholarships. Councilwoman Campbell concluded by encouraging the community to attend Lobsterfest on Saturday, May 17th.

Councilman Singh also thanked City Manager Pulone for his years of service and said he attended the Kumon Learning Center grand opening in the Valley View Shopping Center. He also praised the Yorba Linda Woman's Club for their efforts and all of the scholarships they awarded. He said Yorba Days was a great car show and thanked everyone involved in organizing the event. He said he attended a vigil for a Yorba Linda student who passed away a year ago and said the City will do what it can to increase safety in the community. Councilman Singh inquired with Captain De Anne Wigginton on the Crime Prevention and E-Bike Safety presentations, held on April 22nd and April 23rd, respectively, who provided an overview of both community meetings.

Mayor Pro Tem Rodriguez echoed the comments made by his colleagues regarding City Manager Pulone's upcoming retirement and his impact on the City. He thanked those who participated in Love Yorba Linda and said it has been a great opportunity for his family to create lasting memories. He concluded by wishing everyone a Happy Mother's Day.

Councilwoman Huang also spoke about City Manager Pulone's retirement and thanked him for his leadership and mentorship towards staff. She said this week is Nurses' Week and spoke of their many contributions in the health sector. Councilwoman Huang spoke about mosquitos and said the Orange County Mosquito and Vector Control District is releasing sterile male mosquitos in hopes of controlling the mosquito population. She concluded by saying she attended the SCAG Annual Regional Conference General Assembly earlier in the month with Mayor Lim and Mayor Pro Tem Rodriguez.

Mayor Lim also spoke about Mark's retirement and thanked the Council for their collaboration and ability to work together. She said the Easter Egg-Citement event was a big success and talked about Love Yorba Linda and the project she was involved with, along with Mayor Pro Tem Rodriguez. She said Yorba Days was also a big success. Mayor Lim said she will be inviting two speakers to the City to speak about economic development in June and will keep the community apprised on details. She announced the Yorba Linda Public Library's Star Wars Day on Saturday, May 17, from 10:30 a.m. to 1:00 p.m. and said that Movies in the Park are returning, with the first screening on

Saturday, May 17, at Eastside Community Park, featuring Moana 2. The movie will begin at dusk, and pre-registration is not required. Those interested are encouraged to bring a blanket or a low lawn chair for seating, and dogs are not recommended at these events.

## **ADMINISTRATIVE REPORTS**

### **9. APPROVAL OF ENGINEER'S REPORT AND DECLARATION OF INTENT TO LEVY AND COLLECT ASSESSMENTS WITHIN THE CITYWIDE LMAD FOR FY 2025/26, RESOLUTION NOS. 2025-5936 AND 2025-5937 AND SETTING A PUBLIC HEARING DATE CONCERNING THE LEVY OF ASSESSMENTS**

City Attorney Liftin stated that because the LMAD assessments affect the entire City and each Councilmember owns property in the City, there may be a potential conflict of interest due to their real property interests per FPPC Regulation Section 18702.2(a)(3). However, he said in his opinion, it is not a conflict because there is an exception under Section 18703(e)(1), Public Generally, that applies to public services where they are adjusted via an amount in proportion to the interests being assessed. However, because the City is cautious, to not trigger any conflict of interest allegations, the City outlines the potential conflicts and how the City votes on this matter.

The Councilmembers' real property interests at issue, which include each of the Councilmembers' personal residence, are located in the following LMAD zones:

- Mayor Lim – Arterial Landscaping Zone A-3, Local Landscaping Zone L2V, and Local Lighting Zone A, Arterial Lighting Zone, and Traffic Signal Zone TS-2;
- Councilwoman Huang – Arterial Landscaping Zone A-6, Local Landscaping Zone L5B, and Local Lighting Zone A, Arterial Lighting Zone, and Traffic Signal Zone TS-2;
- Mayor Pro Tem Rodriguez – Arterial Landscaping Zone A-5, Local Landscaping Zone L2G, and Local Lighting Zone A, Arterial Lighting Zone, and Traffic Signal Zone TS-2;
- Councilman Singh – Arterial Landscaping Zone A-7, Arterial Lighting Zone, Traffic Signal Zone TS-2, and is not in a Local Landscaping or Local Lighting Zone; and
- Councilwoman Campbell – Arterial Landscaping Zone A-7, Local Lighting Zone B, Arterial Lighting Zone, Traffic Signal Zone TS-2, and is not on a Local Landscaping Zone.

Mr. Liftin explained that the Councilmembers will draw straws to determine which three will participate. Following the draw, it was determined that Councilwoman Huang and Mayor Pro Tem Rodriguez would not participate. Councilwoman Huang and Mayor Pro Tem Rodriguez recused themselves from the meeting at 7:52 p.m.

Director Lai shared a brief PowerPoint highlighting the FY 2025/26 Engineer's Report. She provided an aerial view of the Local Landscape Zones, discussed their background,

landscape projects, the Proposition 218 process and said Local Landscape Zone L-1A is projected to require Prop 218 actions in FY25-26. She concluded by requesting the adoption of the two resolutions and discussing next steps which would include the public hearing scheduled for June 3, 2025, and submittal of the assessment roll to the County Assessor by August 8th.

Peter Meng, resident, spoke about trees that he believes should be removed as they pose a hazardous fire risk.

City Attorney Litfin responded to Mr. Meng's comments and said the City does not agree with his comments and stated that Mr. Meng is not allowed to cut, trim or damage any trees within the City's easements.

Daniel Dascanio, resident and neighbor of Mr. Meng, spoke about the trees and said they're overgrown and have not been maintained. He said he would be happy if they were removed.

City Attorney Litfin said there is a process for requested tree removal with tree replacement, and said this is a policy, and the request can be submitted to Public Works.

A conversation ensued among Council regarding the Local Landscape Zones and said zone L-1A.

**Moved by Campbell**

**Seconded by Singh**

It is recommended that the City Council: 1.) Adopt proposed Resolution No. 2025-5936, approving the Engineer's Report regarding the levy of an annual assessment within the City of Yorba Linda Street Lighting and Landscaping Maintenance Assessment District (LMAD) for Fiscal Year 2025/2026; and 2.) Adopt proposed Resolution No. 2025-5937, declaring its intention to levy and collect assessments within the City of Yorba Linda Street Lighting and Landscaping Maintenance Assessment District (LMAD) for Fiscal Year 2025/2026, and setting a time and place for a public hearing concerning the levy of annual assessments.

AYES (3): Campbell, Lim, and Singh

ABSTAINED (2): Huang, and Rodriguez

**CARRIED (3 to 0)**

**ADJOURNMENT**

Mayor Lim adjourned the meeting in honor of Peggy Johns, who lived and worked in the City of Yorba Linda and in 2011 became the City Clerk for the City of Laguna Hills, at 8:14 p.m. to the next regularly scheduled City Council/Successor Agency to the Yorba Linda Redevelopment Agency joint meeting on May 20, 2025.

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City Clerk