



**A G E N D A**  
**REGULAR MEETING OF THE**  
**WALNUT CITY COUNCIL**  
**CITY COUNCIL CHAMBERS**  
**21201 La Puente Road, Walnut, CA 91789**

**NOVEMBER 9, 2022**  
**7:00 P.M.**

**CORONAVIRUS DISEASE (COVID-19) ADVISORY**

To protect our constituents, City officials and staff, the City requests that all members of the public follow State and County Public Health Orders and Recommendations for the control of COVID-19. Additional information regarding COVID-19 is available on the City's website at [www.cityofwalnut.org](http://www.cityofwalnut.org).

The November 9, 2022 Walnut City Council meeting will be conducted in-person.

Remote participation will also be available in the following ways:

1) You may participate in the meeting by joining from a PC, Mac, iPad, iPhone or Android device:

Please click on this URL to join:

<https://us06web.zoom.us/j/81558012519?pwd=NXBCQzRVWmVTcUcwTGZSRUE2K2pGZz09>

**Password: 060945**

2) To join by phone:

Dial (for higher quality, dial a number based on your current location):

US: +1 669 900 9128 or +1 346 248 7799 or +1 253 215 8782 or +1 312 626 6799 or +1  
646 558 8656 or +1 301 715 8592

**Webinar ID: 815 5801 2519**

**Password: 060945**

International numbers available: <https://us06web.zoom.us/j/81558012519?pwd=NXBCQzRVWmVTcUcwTGZSRUE2K2pGZz09>

3) You can email public comments to the City Clerk at [tdedios@cityofwalnut.org](mailto:tdedios@cityofwalnut.org) before the meeting to be read by the City Clerk during that portion of the meeting. Lengthy public comment may be summarized in the interest of time.

**TELECONFERENCE NOTICE**

Pursuant to Assembly Bill 361 and, to the extent applicable, Government Code Section 54953(b), the November 9, 2022 City Council Meeting may include teleconference participation by the City Council Members and City staff. Consistent with Government Code Section 54953(e), teleconference locations utilized by City Council Members shall not be accessible to the public and are not subject to special posting requirements.

# WALNUT CITY COUNCIL MEETING

**CALL TO ORDER:** Mayor Wu

**PLEDGE OF ALLEGIANCE:** M/Wu

**ROLL CALL:** M/Wu, MPT/Tragarz, C/Ching, C/Freedman, C/Pacheco

**INVOCATION:**

*In permitting a nonsectarian invocation, the City does not intend to proselytize, advance, or disparage any faith or belief. Neither the City nor the City Council endorses any particular belief or form of invocation.*

**PRESENTATIONS:**

- Recognition of Mansfield Collins Sr. – Civil Rights Activist and Veteran
- Recognition of the College Connect Program at Rowland Unified School District

**SWEARING IN OF NEW COUNCILMEMBERS:**

- Oath of Office Administered to Councilmember Dr. Allen Wu
- Oath of Office Administered to Councilmember Ritchie Cajulis

**ORAL COMMUNICATIONS FOR THE CITY COUNCIL:**

Under Government Code Section 54954.3, any person wishing to address any item or issue not on the agenda or any item on the Consent Calendar may do so under Oral Communications. There will also be an opportunity to speak on Discussion or Public Hearing items when the items are scheduled for consideration.

The Council may listen but may not act on items that are not already on the agenda.

Speakers are asked to limit their comments to three minutes and to present them in a constructive manner. The Council, City staff, and other citizens present have the right to be treated with respect, courtesy and openness. In return, the members of the Council and Staff commit to conduct themselves at all times with civility and courtesy.

**MINUTES:** None.

**PUBLIC HEARINGS:**

1. **Reddy Mixed-Use Project on Valley:**

**Development Agreement** – A request for approval of a DA pursuant to Walnut Municipal Code (WMC) Chapter 6.112 (Development Agreement) and California Government Code Sections 65864 et seq. in connection with the development of a mixed-use project off Valley Boulevard consisting of commercial space(s), residential unit(s), and other related on-site improvements (APN(s): 8722-015–015 and – 016).

**Tentative Tract Map (TTM) 82967** – A subdivision of approximately 0.34 acres of land/air-space into commercial and residential unit(s) and other related on-site improvements at an existing vacant site off Valley Boulevard, within the West Valley Specific Plan (WVSP) area (APN(s): 8722-015– 015 and – 016).

**Site Plan and Architectural Review (SPC/AR) 2022-025** - A proposal to construct a Mixed–Use project consisting of residential unit(s), commercial space(s) and other related on-site improvements at an existing, vacant site off Valley Boulevard (APN(s): 8722-015– 015 and – 016).

**Recommendation:** That the City Council:

1. Open the Public Hearing;
2. Hear the Staff Report;
3. Receive testimony from the Applicant and any other members of the Public regarding the Project;
4. Discuss amongst Council Members;
5. Close Public Hearing; and
6. Approve the following:
  - a. Ordinance No. 22-09 – Approving the DA in substantial form (Exhibit A)
  - b. Resolution No. 22-54 – Approving TTM 82967 and SPC/AR 2022–025, subject to the attached Conditions of Approval (COA) in Exhibit B.

**ORDINANCE:** None scheduled.

**COUNCIL CONSENT CALENDAR:** The Consent Calendar items listed below are considered and acted upon under one motion unless an individual item or items are removed by a Councilmember for further consideration or explanation.

There will be no dialogue/debate unless a Council Member requests otherwise on the following matters:

2. [Resolution No. 22-55 - A Resolution of the City of Walnut Allowing Certain Claims and Demands in the Amount of \\$1,110,031.77 Demand No. 165345 through No. 165439, Both Inclusive Fiscal Year 2022-23](#)

**Recommendation:** That the City Council adopt Resolution No. 22-55.

3. [Resolution No. 22-56 – Salary Schedules](#)

**Recommendation:** It is recommended that the City Council adopt Resolution No. 22-56, amending the City of Walnut Salary Schedules (Attachment 2) to comply with State of California minimum wage requirements.

4. [Ordinance No. 22-07 - A Request to Rescind Sections 3.48.190 and 3.48.200 of Chapter 3.48 \(Offenses\) of the Walnut Municipal Code \(WMC\)](#)

**Recommendation:** It is recommended that the City Council waive further reading and adopt by title only Ordinance No. 22-07 “An Ordinance of the City Council of the City of Walnut, County of Los Angeles, California, rescinding sections 3.48.190 and 3.48.200 of Chapter 3.48 (Offenses) of the Walnut Municipal Code.”

5. [Ordinance No. 22-08 – Approving the First Amendment to the Development Agreement \(DA\) for “The Terraces at Walnut” Project](#)

**Recommendation:** It is recommended that the City Council Adopt, by title only, and waive further reading of Ordinance No. 22 – 08, “An Ordinance of the City Council of the City of Walnut, County of Los Angeles, State of California approving the First Amendment to the Development Agreement for the Terraces at Walnut project located north of Valley boulevard (APN: 8709-023-006/007/008)”

6. [Approval of Citywide Internal Computer Replacement Project](#)

**Recommendation:** That the City Council:

1. Approve the purchase of eighty (80) fully programmed computers (i.e. towers) and ten (10) monitors from GovConnection, Inc. in the amount of \$100,000;
2. Authorize the City Manager to issue a Purchase Order to GovConnection, Inc. for \$100,000;
3. Authorize the City Manager to execute a Purchase Order in the amount of \$19,000 for Microsoft 365 Business Standard;
4. Authorize the City Manager to execute a Purchase Order in the amount of \$11,000 for DUO Multi-Factor Authentication licenses; and
5. Appropriate \$143,000 from the American Rescue Plan Act (ARPA) funds (08) to Computer Services (08-4502-8402) for miscellaneous equipment related items needed and associated labor cost(s) with the purchase and set-up of the City’s replacement computers.

7. **Appointment to San Gabriel Valley Mosquito and Vector Control Board of Trustees**

**Recommendation:** It is recommended that the City Council appoint Dr. Allen Wu to the San Gabriel Valley Mosquito and Vector Control District Board of Trustees for a two-year term through calendar years 2023 and 2024.

8. **Approval of Plans and Specifications and Authorization to Advertise and Receive Formal Bids for the FY 2022-23 Green Street Project**

**Recommendation:** It is recommended that the City Council approve the plans and specifications and authorize the City Engineer to advertise to receive formal bids for the FY 2022-23 Green Street Project.

9. **Finding Continued Existence of Local Emergency (COVID-19)**

**Recommendation:** That the City Council make the following findings:

1. The City Council has reconsidered the circumstances of the state of emergency related to COVID-19; and
2. The state of emergency continues to directly impact the ability of members of the City Council, City Staff and the public to meet safely in person, and
3. Los Angeles County Department of Public Health officials continue to impose or recommend measures to promote social distancing; and
4. Existing circumstances support the need to continue the local emergency (COVID-19) consistent with Resolution No. 20-25 Proclaiming Existence of a Local Emergency (COVID-19) adopted March 23, 2020 as amended by Resolution No. 20-32 adopted May 13, 2020.

**COUNCIL DISCUSSION/TRANSACTION ITEMS:** None scheduled.

**ANNOUNCEMENTS (COUNCIL MEMBERS AND STAFF):**

- A. **Councilmembers' report on meetings attended at the expense of the local agency**
- B. **Individual Members' comments and updates**

**COUNCIL LATE BUSINESS:** No action shall be taken on any item not appearing on the posted agenda except upon a determination by four-fifths of the Council Members that an emergency exists.

**CLOSED SESSION:** None scheduled.

**ADJOURNMENT:** The next regular meeting of the City Council is scheduled on Wednesday, December 14, 2022, at 7:00 p.m., in the Council Chambers, 21201 La Puente Road, Walnut, California.

**NOTIFICATIONS:**

**AMERICANS WITH DISABILITIES:** It is the intention of the City of Walnut to comply with the Americans with Disabilities Act (ADA) in all respects. If as an attendee or a participant at this meeting and you need special assistance beyond what is normally provided, the City will attempt to accommodate you in every reasonable manner. Please contact the City Clerk's Office at (909) 348-0710 at least forty-eight (48) hours prior to the meeting to inform us of your particular needs and to determine if accommodation is feasible. Please advise us at that time if you will need accommodations to attend or participate in meetings on a regular basis.

**AGENDA POSTING:** The agenda for this meeting was posted in the following listed sites before the close of business at 6:00 p.m. on the Thursday preceding the meeting:

1. Walnut City Hall 21201 La Puente Road, Walnut, CA
2. United States Post Office, 280 S. Lemon Avenue, Walnut, CA
3. Public Library, Walnut Branch, 21155 La Puente Road, Walnut, CA
4. Walnut Senior Center, 21215 La Puente Road, Walnut, CA
5. Internet: [www.cityofwalnut.org/agendas](http://www.cityofwalnut.org/agendas) (staff reports included)

**The Agenda and all related reports are also available for inspection at City Hall at 21201 La Puente Road on the Monday prior to each meeting. In compliance with Government Code section 54957.5, any writings distributed within 72 hours of the meeting will be made available to the public at the time it is distributed to the City Council.**

**CITY COUNCIL MEETINGS ON WCTV:** This meeting is being recorded for rebroadcast on Charter Channel 3 and Verizon Channel 21. By remaining in the City Council Chambers, you are giving your permission to be videotaped.

**WCTV CHANNEL 3 REBROADCAST:** Recorded City Council meetings air at 7:00 a.m., 2:00 p.m., 7:00 p.m., and 10:00 p.m. for a week following each City Council meeting on Channel 3 (Charter Subscribers) and Channel 21 (Verizon Subscribers).

**PLEASE SWITCH YOUR CELL PHONES, PAGERS, AND OTHER ELECTRONIC DEVICES INTO THE SILENT OR OFF POSITION WHILE THE MEETING IS IN SESSION. THANK YOU IN ADVANCE FOR YOUR COOPERATION.**