



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

MARCH 13, 2024
7:00 P.M.

CITY COUNCIL

Nancy Tragarz, Mayor
Linda Freedman, Mayor Pro Tem
Ritchie Cajulis, Council Member
Eric Ching, Council Member
Dr. Allen Wu, Council Member

Tom Weiner, City Manager
Barbara Leibold, City Attorney

The City of Walnut appreciates your attendance and participation. The comments, input and interests of our residents and other members of the public provide the City Council and Housing Authority with valuable information regarding community issues.

City Council Meetings are held on the 2nd and 4th Wednesday of every month. Housing Authority Meetings are held on the 4th Wednesday of every month. City Council and Housing Authority Meetings are conducted in-person in the City Council Chambers.

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/88684757536?pwd=KuJM_LB-kJ2lIF4XrNRenfFCM3fA7g.1Em8Hu_chTX1h6lO

Password: 262101

- 2) To join by phone:

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

US: +1 669 444-9171 or +1 669 900 7799 or +1 719 359 4580 or +1 253 205 0468

Webinar ID: 886 8475 7536

Password: 262101

International numbers available: https://us06web.zoom.us/j/88684757536?pwd=KuJM_LB-kJ2lIF4XrNRenfFCM3fA7g.1Em8Hu_chTX1h6lO

- 3) You can email public comments to the City Clerk at tdedios@cityofwalnut.org; comments received prior to 3:00 PM the day of the meeting will be distributed to the city council and may be summarized by the City Clerk during the public comment portion of the meeting. In compliance with Government Code section 54957.5, any writings distributed within 72 hours of the meeting will be made available for public inspection at the time they are distributed to the City Council.

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 (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.

CITY COUNCIL MEETINGS ON WCTV: This meeting is being recorded for rebroadcast on Charter Channel 3. 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).

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.

WALNUT CITY COUNCIL MEETING

CALL TO ORDER: Mayor Tragarz

PLEDGE OF ALLEGIANCE: C/Ching

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

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:

- American Red Cross Month Proclamation

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

1. [Approval of the February 28, 2024 Council Meeting](#)

PUBLIC HEARINGS/ ORDINANCE:

2. **[Public Nuisance Abatement: Declaration of Public Nuisance for a Substandard Property located at 1347 Wesleyan Avenue \(APN: 8712-015-017\)](#)**

Recommendation: That the City Council:

1. Open the Public Hearing;
2. Hear the Staff Report;
3. Solicit public input on this item;
4. City Council Discussion;
5. Close the Public Hearing;
6. Adopt Resolution No. 24-13 and declare the following property as a Public Nuisance: 1347 Wesleyan Ave (APN: 8712-015-017); and
7. Authorize Staff to begin the “Public Nuisance Abatement” process, as prescribed in Walnut Municipal (WMC) Chapter 3.36 (Nuisance).

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:

3. **[Resolution No. 24-14 - A Resolution of the City of Walnut Allowing Certain Claims and Demands in the Amount of \\$1,230,771.42 Demand No. 167936 through No. 168021, Both Inclusive](#)**

Recommendation: That the City Council adopt Resolution No. 24-14.

4. **[Resolution No. 24-15 - Directing the Preparation of the Engineer’s Report and Filing of Report for Fiscal Year 2024-25 Lighting and Open Space Maintenance District No. 1 \(LOSMD\) Assessments and Setting the Time and Place for a Public Meeting and Public Hearing](#)**

Recommendation: That the City Council:

1. Adopt Resolution No. 24-15, initiating proceedings for the levy and collection of assessments within the Lighting and Open Space Maintenance District (LOSMD) No. 1 for Fiscal Year 2024-25 and ordering the Engineer to prepare a report in connection therewith;
2. Direct staff to hold an informal Community Meeting on Monday, March 25, 2024 at 7:00 p.m. at the Walnut City Council Chambers;
3. Direct staff to set the time and place for the Public Hearing on the matter of levying assessments for Fiscal Year 2024-25 LOSMD assessments at the City Council Meeting on May 8, 2024 at 7:00 p.m.; and
4. Direct staff to provide notice of the public meetings and Public Hearing in accordance with the law.

5. **Resolution No. 24-16 - Approving a List of Projects for Fiscal Year 2024-25 Funded by Senate Bill (SB) 1: Road Maintenance and Rehabilitation Account Funds (RMRA)**

Recommendation: That the City Council adopt Resolution No. 24-16, approving the Fiscal Year 2024-25 SB 1 RMRA Project List.

6. **Resolution No. 24-17 – Adoption of the CalPERS 457 Plan**

Recommendation: That the City Council adopt Resolution No. 24-17, approving the adoption of CalPERS 457 Plan as an additional deferred compensation plan for the benefit of City Staff.

7. **First Amendment to Site Lease Agreement with SBA Monarch Towers I, LLC. (Creekside Park)**

Recommendation: That the City Council:

1. Approve the First Amendment to the Site Lease Agreement with SBA Monarch Towers I, LLC (“Tenant”).
2. Authorize the City Manager to execute the First Amendment to the Site Lease Agreement on behalf of the City Council, in substantially the form attached hereto, and in such final form as may be approved by the City Attorney.

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:

- A. Public Employee Performance Evaluation/Conference With Labor Negotiator (Gov’t Code §§ 54957(B); 54957.6)
Unrepresented Employee: City Manager

RECONVENE COUNCIL MEETING AND ANNOUNCE CLOSED SESSION ACTION:

ADJOURNMENT: The next regular meeting of the City Council is scheduled on Wednesday, March 27, 2024, at 7:00 p.m., in the Council Chambers, 21201 La Puente Road, Walnut, California.