



CITY OF LA VERNE

AMENDED COUNCIL REGULAR MEETING AGENDA

Tim Hepburn, Mayor

Wendy Lau, Council Member
Steven Frank Johnson, Council Member

Rick Crosby, Council Member
Meshal "Kash" Kashifalghita, Mayor Pro Tem

Monday, August 4, 2025

Closed Session at 5:30 PM

Regular and Joint Public Financing Authority Meeting at 6:30 PM

**La Verne City Hall - Council Chambers,
3660 D Street, La Verne, CA 91750**

In compliance with the American Disabilities Act, any person with a disability who requires a modification or accommodation to participate in a meeting should contact the City Clerk's Office at (909) 596-8726 at least 48 hours prior to the meeting. Regular Meetings are held on the 1st and 3rd Monday of every month.

Individuals can email their comments to the City Clerk's Office at cityclerk@laverneca.gov up to noon on the day of the meeting. Those comments will be shared with City Council in advance of the City Council meeting and included as part of the permanent record. **Please be advised that public comments submitted by emails or any other format to the City are public records that will be made available for public viewing.**

Individuals who wish to share their comments with Council during the meeting may do so in a variety of ways:

- Attend the City Council Meeting in person and fill out a comment card or raise your hand to request to comment on the current agenda item(s).
- Participate via Zoom, by visiting laverneca.gov/zoom where you will be automatically redirected to the meeting or call into the meeting via phone **1-669-900-6833** and enter **ID 860 3523 0400** when prompted. Public comments via Zoom may be accepted for the agenda items listed within the **Consent Calendar, Public Hearing** and **Discussion Calendar** sections of the agenda. Zoom participants who violate decorum protocols will be called to order by the presiding officer and if a violation continues, will be muted by direction of the presiding officer.
- Once items are considered by the City Council, no further public comment on that matter will be accepted. A time limit of 3-minutes is set for all public comments.

Council Meeting Decorum: Per the City's Rules for Decorum, all Speakers and Members of the Audience are to conduct themselves with decorum and not engage in willful conduct which interrupts the meeting or with the orderly conduct of the meeting.

CLOSED SESSION AGENDA - 5:30 PM

CALL TO ORDER

ROLL CALL

Council Member Steven F. Johnson, Council Member Wendy Lau, Council Member Rick Crosby, Mayor Pro Tem Meshal "Kash" Kashifalghita, and Mayor Tim Hepburn.

CLOSED SESSION TOPICS**Conference with Labor Negotiators, pursuant to Government Code Section 54957.6.**

Negotiators: City Manager, Assistant City Manager, and City Attorney.

Employee Organization(s): La Verne City Employees Association, La Verne Firefighters Association, La Verne Police Middle Management Association, La Verne Police Officers Association, La Verne Fire Middle Management Association, and all Unrepresented Employees

Conference with Legal Counsel, Existing Litigation pursuant to Government Code Section 54956.9(d)(1). Gonzalez v. City of La Verne, Los Angeles Superior Court Case No. 24STCV34625.**Conference with Legal Counsel - Existing litigation pursuant to Government Code Section 54956.9(d)(1):** National Opioid Settlement: Purdue Pharma L.P. USDC, Northern District of Ohio, MDL No. 2804, Rubris Reference Number: CL - 1732251.

National Opioid Settlement: Alvogen, Amneal, Apotex, Hikma, Indivior, Mylan, Sun, Zydus, USDC, Northern District of Ohio, MDL No. 2804, Rubris Reference Number: CL - 1763034.

The City Council will recess and reconvene at 6:30 PM for the regularly scheduled City Council meeting.

REGULAR AND JOINT PUBLIC FINANCING AUTHORITY MEETING AT 6:30 PM**PLEDGE OF ALLEGIANCE - LIFE SCOUT SEVASTIAN PERLA, BOY SCOUT TROOP 411****ROLL CALL**

Council Member Steven F. Johnson, Council Member Wendy Lau, Council Member Rick Crosby, Mayor Pro Tem Meshal "Kash" Kashifalghita, and Mayor Tim Hepburn.

PRESENTATIONS

LVGSA 10U Softball All-Star Team. The 2025 LVGSA 10U All-Star team compiled a record of 23-12-2 during the All-Star season. The team won the Chino Hills Tournament, placing 1st out of 17 teams. They placed 4th in the Northern B District Tournament which qualified them for the B State Championships. In the B State Championships, the team went 5-2 finishing 7th out of 42 teams which qualified them for Nationals. The team then traveled to Roseville, California to compete in Nationals where they went 2-3-1. The team was managed by Nik Reppuhn and coached by Jeremy Juarez, Eric Logan, Ashley LoPresto, Josh Carrillo, and James Pulver. The team roster is as follows:

Allison Loaiza	Aubrey Carrillo	Audrey Garcia	Brynn Juarez
Ellie Nava	Faye Mendoza	Helen Pulver	Julia Nava
Nora Yau	Penny St. Pierre	Piper Reppuhn	Reese Hawkins
Riley Heslop	Taylor Logan		

ANNOUNCEMENTS OF UPCOMING COMMUNITY EVENTS

(Any person who wishes to make a brief announcement of a future community event that is open to the public may do so at this time.)

CONSENT CALENDAR

(All items on the Consent Calendar are routine and will be enacted by one motion unless a member of the Council or member of the audience requests separate discussion.)

1. City Council Minutes of the Closed Session and Regular meeting of July 7, 2025.

Recommendation: That the City Council approve the minutes.

2. Register of Audited Demands in the amounts of:**Fiscal Year 2024-2025**

\$679,175.55 dated 06/25/25

\$517,888.94 dated 07/02/25

\$728,344.44 dated 07/09/25

\$656,470.90 dated 07/16/25

Fiscal Year 2025-2026

\$35,060.40 dated 07/01/25

\$4,711,426.39 dated 07/09/25

\$1,408,533.81 dated 07/17/25

Recommendation: That the City Council approve the audited demands.

3. Adoption of 2025 Cross-Connection Control Plan. In response to updated regulations adopted by the State Water Resources Control Board in December 2023, public water suppliers are required to implement a Cross-Connection Control Plan (CCCP) by July 1, 2025. While Council approval is not explicitly required, staff is recommending formal adoption to ensure transparency and support regulatory compliance. The updated CCCP replaces Resolution No. 88-49 and reflects current state guidelines, including revised inspection protocols, staff responsibilities, and enforcement procedures.

Recommendation: That the City Council approve the attached resolution adopting the City of La Verne's 2025 Cross-Connection Control Plan and authorize the Public Works Director or his/her designee to implement the plan and to make minor administrative revisions as necessary to maintain compliance with applicable regulations.

4. FY 2025-26 Used Oil Payment Program Resolution. The California Department of Resources, Recycling, and Recovery requires an adopted resolution from the governing body to authorize the submittal of grant applications and to designate a responsible party to administer the program. Staff is requesting approval of a new resolution to authorize the Director of Public Works, or their designee, to submit applications for the Used Oil Payment Program and execute all necessary documents to implement and, if awarded, accept funds for the program through Fiscal Year 2029-30.

Recommendation: That the City Council adopt a Resolution titled, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VERNE, CALIFORNIA, AUTHORIZING THE SUBMITTAL OF APPLICATIONS TO THE CALIFORNIA DEPARTMENT OF RESOURCES, RECYCLING AND RECOVERY FOR THE USED OIL PAYMENT PROGRAM," authorizing the Director of Public Works, or designee, to submit grant applications, accept grant funds, and execute any resulting grant agreements, amendments and expenditure reports for Fiscal Year 2025-26 through Fiscal Year 2029-30.

5. Fetal Alcohol Spectrum Disorder Awareness Month Proclamation Request. The City Council is being requested to approve and present a proclamation in September recognizing Fetal Alcohol Spectrum Disorder (FASD) Awareness Month. Per City policy, non-annual proclamations require Council approval on the consent calendar prior to presentation.

Recommendation: That the City Council approve presenting a proclamation for Fetal Alcohol Spectrum Disorder Awareness Month at the September 2nd City Council meeting.

6. **Agreements Relating to Housing Project at 3960 Fruit Street (Lutheran High School Site) - Villages at Legacy Green Project.** LSA Associates, Inc. (LSA) is under contract with the City of La Verne to prepare technical environmental studies for a proposed residential project on the former Lutheran High School site. City staff recently directed LSA to expand the scope of work to include two City-owned parcels totaling approximately 0.15 acres for the development of two affordable housing units. As a result of this change, LSA has submitted a contract amendment for additional costs and Staff is also proposing a Reimbursement Agreement with Lewis Management Corp.

Recommendation: That the City Council approve an amended Professional Service Agreement with LSA Associates, Inc. to perform CEQA services related to the Villages at Legacy Green development project and approve the Reimbursement Agreement with Lewis Management Corp.

7. **Authorization to Execute a Renewed Agreement for City Attorney Services.** Consideration of a renewed agreement with Jones Mayer for City Attorney services, continuing the engagement of Kimberly Hall Barlow. The proposed update replaces the 2023 version and reflects current legal standards, service rates, and best practices.

Recommendation: That the City Council approve an agreement with Jones Mayer for continued City Attorney services.

8. **2025 Land and Water Conservation Fund Grant Application** The City of La Verne is eligible to apply for a competitive grant through the State Land and Water Conservation Fund. Funding will be used to replace and upgrade the basketball court surfaces, field netting, and field lighting at Wheeler Avenue Park. A signed resolution from the City Council is required to authorize submission of the grant application.

Recommendation: That the City Council adopted a Resolution entitled, "A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF LA VERNE, CALIFORNIA, APPROVING THE APPLICATION FOR LAND AND WATER CONSERVATION FUND WHEELER AVENUE PARK IMPROVEMENTS PROJECT."

9. **Special Assignment Stipend for Exempt Employees for Specialty Assignments** Request for City Council authorization for the City Manager to develop an Administrative Regulation establishing a Special Assignment Stipend for exempt employees assigned to City-designated projects that require duties beyond their regular responsibilities. The policy will initially support the City's Enterprise Resource Planning (ERP) financial systems software implementation effort.

Recommendation: Staff recommends that the City Council:

1. Authorize the City Manager to develop and implement an Administrative Regulation to provide a Special Assignment Stipend for exempt employees assigned to qualifying special projects; and
2. Receive and file this report for informational purposes.

PUBLIC HEARINGS

10. **Confirmation of Weed Abatement Clearance Charges for Fiscal Year 2025-26.** The Los Angeles County Department of Agriculture has prepared a report for City Council consideration

for weed clearance costs for appropriate parcels within the City. Pursuant to law, a copy of the 2025-26 Weed Clearance Charges was posted on the City's website.

Recommendation: That the City Council confirm the list of charges and direct the County Auditor to enter the assessment against the parcels of land on the current assessment roll.

DISCUSSION CALENDAR

11. Authorization to Initiate Proposition 218 Process for Water and Sewer Rate Adjustments.

As a best practice, municipal water agencies should conduct rate studies to ensure rates are fair, sustainable, and reflective of the true cost of providing services. The City's existing water and sewer rates, last updated in 2018, are no longer sufficient to sustain operations and, based on a new rate study by a third-party consultant, developed in conjunction with the Water and Sewer Ad Hoc Committee, new rates are recommended. Staff is proposing to initiate the Proposition 218 notification and protest process, along with procedures for the public hearing and responding to objections under new state guidelines.

Recommendation: That the City Council:

1. Approve a Resolution initiating proceedings under Proposition 218 by setting a Public Hearing date of November 3, 2025, for proposed adjustments to the City's water and sewer rates;
2. Authorize the City Clerk, or their designee, to provide notice of the public hearing in accordance with Proposition 218's requirements; and,
3. Approve a Resolution establishing revised procedures for the conduct of the public hearing and majority protest process, including adoption of an Exhaustion of Administrative Remedies procedure (Assembly Bill 2257) in accordance with Government Code sections 53759.1 and 53759.2.

THE LA VERNE CITY COUNCIL WILL RECESS TO MEET AS THE LA VERNE JOINT PUBLIC FINANCING AUTHORITY; FOLLOWING THE CITY COUNCIL WILL IMMEDIATELY RECONVENE.

LA VERNE PUBLIC FINANCING AUTHORITY

12. Resolutions Adopting Budgets for La Verne Mobile Country Club Mobile Home Park and Valley Rancho Mobile Home Park. Annually, the La Verne Public Financing Authority reviews and approves the operating budgets for the two City-owned mobile home parks. The budgets do not reflect significant changes from previous years and are attached for the La Verne Public Financing Authority's consideration and adoption.

Recommendation: That the La Verne Public Financing Authority:

1. Adopt the attached Resolution titled, "A RESOLUTION OF THE LA VERNE PUBLIC FINANCING AUTHORITY ADOPTING A BUDGET FOR LA VERNE MOBILE COUNTRY CLUB MOBILE HOME PARK," and
2. Adopt the attached Resolution titled, "A RESOLUTION OF THE LA VERNE PUBLIC FINANCING AUTHORITY ADOPTING A BUDGET FOR VALLEY RANCHO MOBILE HOME PARK."

THE LA VERNE JOINT PUBLIC FINANCING AUTHORITY WILL ADJOURN AND THE CITY COUNCIL MEETING WILL IMMEDIATELY RECONVENE.

PUBLIC COMMENTS

This is the time set aside for anyone wishing to address the City Council on items not listed in any other place on the agenda and within the subject matter jurisdiction of the City Council. Under the provisions of the Brown Act, the legislative body is prohibited from talking or engaging in discussion on any item not appearing on the posted agenda. However, your concerns may be referred to staff or set for discussion later. Please email your public comment to the City Clerk's Office at cityclerk@laverneca.gov. Your public comment will be shared with the City Council and included as part of the permanent record. There is a 3-minute time limit on public comments.

COUNCIL COMMENTS AND CONFERENCE/MEETING REPORTS

Each Council Member may address the Council and public on matters of general information and/or concern. This is also the time for Council Members to report on conferences and/or meetings they have attended per Assembly Bill 1234.

ADJOURNMENT

Adjournment in memory of Carroll Wheatley. Carroll was a beloved La Verne resident, community leader, and devoted family man, passed peacefully on July 14 surrounded by his loved ones. Originally from Springfield, Illinois, Carroll attended Elmhurst University on a basketball scholarship and later received the distinguished Lincoln Academy Award for leadership and academic excellence. He went on to become a senior partner at Laughlin, Falbo, Levy & Moresi, LLP and was a founding member of the African American Workers' Compensation Professionals. Deeply committed to justice and inclusion, he served on the La Verne Cultural Awareness Committee and the Los Angeles Fairplex Watertec Committee, working to empower youth and give voice to those facing discrimination. He also served on the board at Hillcrest. Known for his kindness, wisdom, and unwavering spirit, Carroll continued to inspire others even in the face of illness, leaving behind a legacy of compassion, resilience, and dedicated service to his community. Condolences to his family.

THE NEXT REGULAR MEETING OF THE LA VERNE CITY COUNCIL IS SCHEDULED FOR MONDAY, AUGUST 18, at 5:30 P.M.

Posting Statement: A true copy of this Agenda was posted on July 29, 2025, on the bulletin board at La Verne City Hall, 3660 D Street, La Verne, and on the City's website at www.cityoflaverne.org.

RESIDENT INFORMATION**UPCOMING EVENTS AND MEETINGS**

Tuesday, August 5 - Development Review Committee, City Hall, 9:00 am

Tuesday, August 5 - National Night Out, Las Flores Park, 4:30 pm - 7:30 pm

Friday, August 8 - Red Cross Blood Drive, Veterans Hall, 10:00 am - 4:00 pm

Friday, August 8 - Dance for Those with Intellectual and Developmental Disabilities, Community Center, 5:00 pm - 8:00 pm

Sunday, August 10 - Concert in the Park (The Answer-Classic Rock), Heritage Park, 6:30 pm

Monday, August 11 - Senior Movie Matinee, Community Center, 12:30 pm

Wednesday, August 13 - Planning Commission meeting, City Hall, 6:30 pm

Monday, August 18 - City Council meeting, City Hall, 5:30 pm

Wednesday, August 20 - Senior Advisory Committee meeting, Community Center, 10:00 am

Monday, August 25 - Community Forum, Hillcrest Meeting House, 10:00 am - 12:00 pm

Tuesday, August 26 - Youth & Family Action Committee meeting, City Hall, 5:00 pm

Monday, September 1 - Labor Day Holiday, City Hall and Community Center Closed

Tuesday, September 2 - Development Review Committee meeting, City Hall, 9:00 am

Tuesday, September 2 - City Council meeting, City Hall, 5:30 pm

Monday, September 8 - Senior Movie Matinee, Community Center, 12:30 pm

Wednesday, September 10 - Public Financing Authority (EIFD) meeting, City Hall, 9:00 am

Wednesday, September 10 - Planning Commission meeting, City Hall, 6:30 pm

Monday, September 15 - City Council meeting, City Hall City Hall, 5:30 pm