

CITY OF PASADENA  
City Council Minutes  
January 12, 2026 – 5:00 P.M.  
City Hall Council Chamber

UNOFFICIAL UNTIL  
APPROVED BY CITY COUNCIL

**Teleconference Location:**

Fairmont Orchid  
1 North Kaniku Drive, Room B1110  
Kohala Coast, HI 96743

**OPENING:**

Mayor Gordo called the regular meeting to order at 5:00 p.m.  
(Absent: Councilmember Jones and Madison)

**CLOSED SESSION**

Councilmember Madison arrived at 5:13 p.m.

On the order of the Mayor, the regular meeting recessed at 5:03 p.m. to discuss the following closed session items:

**CITY COUNCIL CONFERENCE WITH LEGAL COUNSEL regarding pending litigation pursuant to Government Code Section 54956.9(d)(1)**

**Name of Case: People of the State of California, by and through the City of Pasadena v. Chaoyang Tianma Enterprise (GROUP) Corp., et al.**

**Los Angeles County Superior Court Case No.: 21GDCV00766**

**CITY COUNCIL CONFERENCE WITH LEGAL COUNSEL Regarding pending litigation pursuant to Government Code Section 54956.9(d)(1)**

**Name of Case: Crutchfield, Shelby, White v. City of Pasadena  
Case No.: 24STCV12359**

**CITY COUNCIL CONFERENCE WITH LABOR NEGOTIATORS pursuant to Government Code Section 54957.6**

**Agency Designated Representatives: Miguel Márquez and Tiffany Jacobs-Quinn**

**Employee Organization: Pasadena Police Officers Association**

The above closed session items were discussed, with no reportable action at this time.

**CITY COUNCIL CONFERENCE WITH LEGAL COUNSEL regarding pending litigation pursuant to Government Code Section 54956.9(d)(1)**

**Name of Case: California Apartment Association, et al. [Petitioners/Appellants] vs. City of Pasadena, et al. [Defendants/Respondents]; Affordable Pasadena, et al. [Intervenors/Respondents]**

**Los Angeles County Superior Court Case No. 22STCPO4376; California Court of Appeal, Second Appellate Dist. (Div. 7) Case No. B329883**

Councilmember Hampton and Mayor Gordo stated conflicts of interests with Closed Session Item A, recused themselves from the item, and left the meeting at 6:24 p.m.

Authorization was given to seek review of the Court of appeal decision to the California Supreme Court. (Motion approved unanimously) (Absent: Councilmember Hampton and Mayor Gordo)

**CITY COUNCIL CONFERENCE WITH LEGAL COUNSEL regarding pending litigation pursuant to Government Code Section 54956.9(d)(1)**

**Name of Case: Pasadena Tenants Union, et al. v. City of Pasadena, et al.**

**Los Angeles County Superior Court Case No.: 25STCP01916**

**CITY COUNCIL CONFERENCE WITH LEGAL COUNSEL Regarding pending litigation pursuant to Government Code Section 54956.9(d)(1)**

**Name of Case: Yes In My Back Yard et al. v. Gavin Newsom, et al.**

**Los Angeles County Superior Court Case No.: 25STCP04761**

The above two closed session items were not discussed.

On the order of the Mayor, the regular meeting reconvened at 6:51 p.m. The pledge of allegiance was led by Councilmember Madison.

**ROLL CALL:**

Councilmembers:

Mayor Victor M. Gordo

Vice Mayor Jessica Rivas

Councilmember Rick Cole

Councilmember Tyron Hampton (via teleconference)

Councilmember Justin Jones

Councilmember Jason Lyon

Councilmember Steve Madison

Councilmember Gene Masuda

Staff:

City Manager Miguel Márquez

City Attorney/City Prosecutor Michele Beal Bagneris

City Clerk Mark Jomsky

**CEREMONIAL MATTERS**

Mayor Gordo spoke on the recent federal immigration activities in Pasadena and reaffirmed that the City and Pasadena Police Department do not coordinate with federal immigration enforcement.

In light of the recent one-year anniversary of the Eaton Fire, Mayor Gordo requested that the meeting be adjourned in memory of the victims that suffered so much due to the tragic fire.

Councilmember Madison also requested that the meeting be adjourned in memory of Christine Moore, founder of Little Flower. He spoke on her work in the community and how she fostered a positive community experience through her recipes and cafe.

Councilmember Madison also requested that the meeting be adjourned in memory of Kirk Dillman, longtime Pasadena resident and attorney. He spoke about Mr. Dillman's dedication to public service, the field of law, and giving back to the community through various nonprofits.

Eugene Harris, Chief of Police, introduced Sergeant Cristian Allen as the new Sergeant At Arms, and provided information on Sergeant Allen's background and his path to serving the City. Sergeant Allen thanked the City Council for the opportunity to serve in this capacity. Mayor Gordo welcomed Sergeant Allen and thanked Sergeant Richard Padilla for his service as the previous Sergeant At Arms.

#### PUBLIC COMMENT ON MATTERS NOT ON THE AGENDA

Yadi, Pasadena resident, expressed concerns related to home insurance costs in the aftermath of last year's wildfires and the increasing property tax burden for residents.

Olden Denham, Pasadena resident, expressed concerns regarding present-day racial injustice and police violence.

Allen Shay, Pasadena resident, read a statement regarding the Pasadena Police Department's training on AB392 and advocated for application of the legislation to the review of all Pasadena police officer involved shootings that have occurred since 2020.

The following individuals spoke on the humanitarian crisis in Gaza and/or advocated for the City to divest from specific companies related to Israel:

Katie Eisenhauer, Pasadena resident  
Hedab Tarifi, Pasadena resident  
Humaira Afzal, Pasadena resident  
Teri Stein, Pasadena resident  
Anaar Siletz, Pasadena resident

Bob Brodsky, Pasadena resident, provided comments on the history between Israel and Palestine, and urged the City Council not to divest from Israel.

Rene Gonzalez, Pasadena resident, expressed concerns regarding recent federal immigration enforcement activity in the City and advocated for the City to establish a sister-city relationship with Guanajuato, Mexico.

Connie de la Torre, Pasadena resident, requested a meeting with Mayor's office to discuss a sister-city relationship with Guanajuato, Mexico.

The following individuals expressed concerns and/or advocated for the City to act in response to the recent federal immigration activities that occurred in the City:

Rachel Wing, Pasadena resident  
Annmarie Nee, Los Angeles resident  
Lauren Salerno, Pasadena resident

## CONSENT CALENDAR

### **City Manager/ Executive Director**

**AUTHORIZE THE CITY MANAGER TO ENTER INTO A CONTRACT WITH ELECNOR BELCO ELECTRIC, INC., FOR INTELLIGENT TRANSPORTATION SYSTEM Projects and Traffic Flow Improvements Within CENTRAL BUSINESS DISTRICT FOR AN AMOUNT NOT-TO-EXCEED \$1,825,289 (Public Works Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find the contract proposed in the agenda report to be categorically exempt under the California Environmental Quality Act (CEQA) pursuant to Title 14, Chapter 3, Article 19, Class 1, §15301, Existing Facilities and Section 15302, Class 2 – Replacement or Reconstruction, and that there are no features that distinguish this project from others in the exempt class, and therefore, there are no unusual circumstances; and
- (2) Authorize the City Manager to enter into a contract as a result of the competitive bid process as specified by Section 4.08.045 of the Pasadena Municipal Code, with Elecnor Belco Electric, Inc., for the Intelligent Transportation System (ITS) Projects and Traffic Flow Improvements Within the Central Business District for an amount not-to-exceed \$1,825,289 which includes the base contract amount of \$1,659,354 and a contingency of \$165,935 to provide for any necessary change orders. (Contract No. 33530)

**AUTHORIZE THE CITY MANAGER TO ENTER INTO A FIVE-YEAR CONTRACT WITH BRAGG INVESTMENT COMPANY INC DBA COASTLINE EQUIPMENT FOR JOHN DEERE CONSTRUCTION EQUIPMENT, PARTS, SERVICE AND REPAIR IN AN AMOUNT NOT-TO-EXCEED \$360,734 (Public Works Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find that the proposed action in the agenda report is not a project subject to the California Environmental Quality Act (CEQA) pursuant to Section 21065 of CEQA and Sections 15060(C)(2), 15060(C)(3), and 15378 of the State CEQA Guidelines, and as such, no environmental document pursuant to CEQA is required;
- (2) Award contract to lowest and best bid dated July 25, 2025, submitted by Bragg Investment Company Inc dba Coastline Equipment, in response to specifications for John Deere Construction Equipment, Parts, Service and Repair, authorize the City Manager to enter into a five-year contract for an amount not-to-exceed of \$360,734, which includes the base contract amount of \$327,940 and a contingency of \$32,794 to provide for any necessary change orders; and authorize the City Manager to approve no-cost

amendment to the subject contract including necessary change orders. (Contract No. 33529)

Item discussed separately

**AUTHORIZE THE CITY MANAGER TO ENTER INTO A THREE-YEAR CONTRACT WITH GREENFIELD LANDSCAPING INC., FOR CITYWIDE TREE WATERING FOR AN AMOUNT NOT-TO-EXCEED \$739,200 (Public Works Dept.)**

**AUTHORIZE THE CITY MANAGER TO AMEND CONTRACT NO. 32539 FOR CITY EMPLOYEE PARKING WITH ABM INDUSTRY GROUPS LLC TO INCREASE THE CONTRACT AMOUNT BY \$90,000, FOR A TOTAL NOT-TO-EXCEED AMOUNT OF \$333,000 (Transportation Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find that the action proposed in the agenda report is not a "project" subject to the California Environmental Quality Act (CEQA) pursuant to Public Resources Code Section 21065 and within the meaning of State CEQA Guideline Section 15378(b);
- (2) Authorize the City Manager to amend Contract No. 32539 with ABM Industry Groups, LLC to provide 100 parking spaces for City Employees at the 245 Ramona Street Judicial Council of California parking facility, to increase the contract amount by \$90,000 for an additional twelve-month term, thereby increasing the total not-to-exceed contract amount to \$333,000 (Contract No. 32539-4); and
- (3) Find that Competitive Bidding is not required pursuant to the City Charter Section 1002(F), contracts for professional or unique services. To the extent this transaction could be considered a separate procurement subject to the Competitive Selection Process, grant the proposed contract with ABM Industry Groups, LLC an exemption from the Competitive Selection Process set forth in the Competitive Bidding and Purchasing Ordinance pursuant to the Pasadena Municipal Code Section 4.08.049(B), contracts for which the City's best interests are served.

Item discussed separately

**APPROVAL TO ENTER INTO AN EXCLUSIVE NEGOTIATION AGREEMENT WITH HOLOS INC., AND HERITAGE HOUSING PARTNERS FOR THE DEVELOPMENT OF A MIXED-USE AFFORDABLE HOUSING PROJECT LOCATED ON CITY-OWNED REAL PROPERTY AT 434-470 NORTH LAKE AVENUE (Economic Development Dept.)**

**FINANCE COMMITTEE: AUTHORIZE THE CITY MANAGER TO ENTER INTO A CONTRACT WITH FEHR & PEERS FOR THE CITYWIDE ACTIVE TRANSPORTATION PLAN (ATP) FOR A TOTAL AMOUNT NOT-TO-EXCEED \$890,989 AND APPROPRIATE \$712,791 OF FEDERAL HIGHWAY ADMINISTRATION (FHWA) GRANT FUNDS INTO THE DEPARTMENT OF TRANSPORTATION (DOT) BUDGET (Transportation Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find that the action proposed in the agenda report is not a "project" subject to the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 21065 and within the meaning of Section 15378(b);
- (2) Authorize the City Manager to enter into a contract with Fehr & Peers, as the result of a competitive selection process, as specified by Section 4.08.047 of the Pasadena Municipal Code, for the development of the Citywide Active Transportation Plan (ATP) funded through Federal Highway Administration (FHWA) Safe Streets and Roads for All (SS4A) funds and local match funds in the amount not-to-exceed \$890,989 which includes the base contract amount of \$809,990 and a contingency amount of \$80,999 for any necessary change orders subject to City Manager approval. Competitive price bidding is not required pursuant to City Charter Section 1002(F) (contracts for professional or unique services) (Contract No. 33532);
- (3) Authorize the City Manager to approve no-cost amendments to the subject contract including durational extensions; and
- (4) Amend the Department of Transportation's (DOT's) FY 2026 Operating Budget to recognize and appropriate \$712,791 from FHWA SS4A grant funds and the local match of \$178,198 is included in the DOT General Fund Operating Budget as detailed in the fiscal impact section of the agenda report. (Budget Amendment No. 2026-25)

Item discussed separately

**PUBLIC SAFETY COMMITTEE: 2025 LOCAL HAZARD MITIGATION PLAN (LHMP) ADOPTION AND INTEGRATION** (Fire Dept.)

**City Council**

**RESIGNATIONS,  
APPOINTMENTS, &  
REAPPOINTMENTS**

**RESIGNATION OF THIERRY AMBRAISSE FROM THE DESIGN COMMISSION** (At Large Nomination/District 7)

**City Clerk/ Secretary**

**ADOPTION OF RESOLUTIONS RELATED TO THE CALLING AND GIVING NOTICE OF THE CITY OF PASADENA JUNE 2, 2026 PRIMARY MUNICIPAL ELECTION FOR MEMBERS OF THE CITY COUNCIL IN DISTRICTS 3, 5, AND 7; AND IF NECESSARY, THE CALLING AND GIVING NOTICE OF THE NOVEMBER 3, 2026 GENERAL MUNICIPAL ELECTION; AND THE CONSOLIDATION OF PASADENA'S PRIMARY AND GENERAL MUNICIPAL ELECTIONS WITH THE STATEWIDE PRIMARY AND GENERAL ELECTIONS; AND OTHER RELATED MATTERS**

**Recommendation:** It is recommended that the City Council:

- (1) Find that the proposed action in the agenda report is not a "project" subject to the California Public Resources Code ("PRC") Section 21065 and within the meaning of California Environmental Quality Act ("CEQA") Guidelines Section 15378(b);

(2) Adopt a resolution of the City Council of the City of Pasadena calling and giving notice for the holding of a Primary Municipal Election to be held on June 2, 2026 for members of the City Council in Districts 3, 5, and 7; and if necessary, the calling and giving notice for the holding of a General Municipal Election on November 3, 2026 (Resolution No. 10170);

(3) Adopt a resolution of the City Council of the City of Pasadena requesting the Board of Supervisors of the County of Los Angeles approve the consolidation of the June 2, 2026 Pasadena Primary Municipal Election, and if necessary, the November 3, 2026 Pasadena General Municipal Election with the Statewide Primary and General Elections, and direct the Los Angeles County Registrar-Recorder/County Clerk to administer said elections on behalf of the City of Pasadena (Resolution No. 10171); and

(4) Adopt a resolution of the City Council of the City of Pasadena setting forth regulations relating to candidate statements for the June 2, 2026 Primary Municipal Election, and if necessary, the November 3, 2026 General Municipal Election. (Resolution No. 10172)

MINUTES APPROVED	November 17, 2025	City Council
	November 17, 2025	Successor Agency to the Pasadena Community Development Commission
	November 24, 2025	City Council
	November 24, 2025	Successor Agency to the Pasadena Community Development Commission

CLAIMS RECEIVED AND FILED	Claim No.	Claimant	Claim Amount
	2026-0139	Yufeng Yang	\$ 7,000.00
	2026-0140	Anastasia Elizabeth Hendricks	35,000.00+
	2026-0141	Zareh Boghosian	10,000.00+
	2026-0142	Lorraine Sue Lopez-Mares	10,000.00+
	2026-0143	Jill Druschke James	35,000.00+
	2026-0144	Cain Thomas Stephens Webb	Not stated
	2026-0145	Shelby Lynn Elston	Not stated
	2026-0146	George Armando Gonzalez	35,000.00+
	2026-0147	Sossie Kakilian	35,000.00+
	2026-0148	Carla Monique Garcia	35,000.00+
	2026-0149	Mercury Insurance a/s/o Nelson Vidal	8,806.46
	2026-0150	AAA	2,789.19
	2026-0151	Duplicate of Claim No. 2026-0150	N/A
	2026-0152	Rafi Jonathan Castillo	35,000.00+
	2026-0153	Tony Lenard Harris	1,200.00
	2026-0154	Susan Isherwood	1,472.80
	2026-0155	Caitlin Brown	1,133.92
	2026-0156	Raffi Ayranian	1,144.88
	2026-0157	John Pennington	4,937.00
	2026-0158	Alfredo Josue de Santiago Celis	35.00

PUBLIC HEARING SET

**January 26, 2025, 6:00 p.m. – Annual Recruitment and Vacancy Report**

MOTION:

It was moved by Councilmember Cole, seconded by Vice Mayor Rivas, to approve all items on the Consent Calendar, with the exception of Items 3, 5, and 7.

AYES: Councilmembers Cole, Hampton, Jones, Lyon, Madison, Masuda, Vice Mayor Rivas, Mayor Gordo

NOES: None

ABSENT: None

ABSTAIN: None

**CONSENT ITEMS  
DISCUSSED  
SEPARATELY**

**APPROVAL TO ENTER INTO AN EXCLUSIVE NEGOTIATION AGREEMENT WITH HOLOS INC., AND HERITAGE HOUSING PARTNERS FOR THE DEVELOPMENT OF A MIXED-USE AFFORDABLE HOUSING PROJECT LOCATED ON CITY-OWNED REAL PROPERTY AT 434-470 NORTH LAKE AVENUE (Economic Development Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find that the proposed action in the agenda report is not a “project” subject to California Public Resources Code Section 21065 and within the meaning of California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 15378(b);
- (2) Approve the terms of the Exclusive Negotiation Agreement (ENA) with Holos Inc., and Heritage Housing Partners as described in the Background section of the agenda report in connection with the development of a mixed-use affordable housing project on City-owned property at 434-470 North Lake Avenue (Contract No. 24,373); and
- (3) Authorize the City Manager to execute, and the City Clerk to attest the ENA and related documents to effectuate the ENA.

Councilmember Madison expressed concerns regarding the proposed project, citing minimal progress toward the development of the property for its intended use as a mental health services site in partnership with LA County. He advocated for the property to be solely utilized for affordable housing and market rate housing, and mental health services to be offered at alternative locations.

Discussion ensued regarding the real property negotiations, the initial funding strategy for mental health services, the County's funding mechanisms, and creating affordable housing.

Councilmember Madison expressed concerns that having the County's mental health services on the property may bring down the value of the property to the City and lessen the number of affordable housing units that can be built at that location.

Vice Mayor Rivas expressed support for the project and shared that the residents and neighborhoods surrounding the property are supportive of the proposed affordable housing and mental health services at the property.

Ronald Matthews, Pasadena resident, expressed support for the item and urged the City to apply the local workforce hiring ordinance to whatever project is approved to develop the property.

Adriana Bautista, Pasadena resident, expressed support for the proposed property to be utilized for affordable housing and advocated for clarity in terms of pricing for affordable housing units.

Councilmember Jones expressed support for the proposed project and advocated for future negotiations to ensure quality workmanship for affordable housing units as well as for market rate units. Councilmember Hampton echoed similar sentiments and advocated for the contract to have strict guidelines and mandates for local hiring.

**MOTION:**

Following discussion, it was moved by Vice Mayor Rivas, seconded by Councilmember Cole, to approve the staff recommendation.

**AYES:** Councilmembers Cole, Hampton, Jones, Lyon, Masuda, Vice Mayor Rivas, Mayor Gordo

**NOES:** Councilmember Madison

**ABSENT:** None

**ABSTAIN:** None

**AUTHORIZE THE CITY MANAGER TO ENTER INTO A THREE-YEAR CONTRACT WITH GREENFIELD LANDSCAPING INC., FOR CITYWIDE TREE WATERING FOR AN AMOUNT NOT-TO-EXCEED \$739,200 (Public Works Dept.)**

**Recommendation:** It is recommended that the City Council:

- (1) Find that this action proposed in the agenda report is not a "project" subject to the California Environmental Quality Act (CEQA) pursuant to State CEQA Guidelines Section 21065 and within the meaning of Section 15378(b); and
- (2) Award a contract to the second lowest responsive bid dated May 16, 2025, submitted by Greenfield Landscape and Maintenance Inc., in response to specifications for citywide tree watering, and authorize the City Manager to enter into a contract for an amount not-to-exceed \$739,200 which includes the base contract amount of \$672,000 and a contingency of \$67,200 to provide for potential change orders. (Contract No. 33533)

Mike Polka, Pasadena resident, advocated that the City include bid packages in the agenda report to enhance transparency for the public

**PUBLIC SAFETY COMMITTEE: 2025 LOCAL HAZARD MITIGATION PLAN (LHMP) ADOPTION AND INTEGRATION** (Fire Dept.)

**Recommendation:** It is recommended that the City Council:

- (1) Find the proposed action is exempt from the California Environmental Quality Act ("CEQA") pursuant to CEQA Guidelines Section 15061(b)(3), the "Common Sense" exemption that CEQA only applies to projects that may have an effect on the environment; and
- (2) Adopt a Resolution adopting the 2025 Local Hazard Mitigation Plan (LHMP) and amending the General Plan to incorporate the 2025 LHMP. (Resolution No. 10173)

Yadi, Pasadena resident, provided comments relating to her public records request for a series of emergency and evacuation plans.

Councilmember Cole requested that City staff return to the City Council with an update on the substance of Local Hazard Mitigation Plan and how the City is preparing for future emergencies. He also emphasized the importance of educating the public and the need for community involvement in emergency planning.

Mayor Gordo advocated for City staff to broadly consider responses to natural and manmade disasters and emphasized the importance of working with other agencies in the region when responding to large-scale natural disasters.

**MOTION:**

Following discussion, it was moved by Councilmember Cole, seconded by Councilmember Lyon, to approve the staff recommendations for Consent Calendar Items 3 and 7 as amended, directing City staff to setup a workshop for Local Hazard Mitigation Plan within the next four months, correct the spelling of "Arroyo Seco" in the document, verify the population numbers listed in the document, and remove the citation of Chevron oil refinery on Page 134, and to work on a regional approach for responding to natural disasters with other local agencies.

**AYES:** Councilmembers Cole, Hampton, Jones, Lyon, Madison, Masuda, Vice Mayor Rivas, Mayor Gordo

**NOES:** None

**ABSENT:** None

**ABSTAIN:** None

## ORDINANCE – FIRST READING

Conduct first reading of “AN ORDINANCE OF THE CITY OF PASADENA AMENDING VARIOUS SECTIONS OF TITLE 17 (ZONING CODE) OF THE CITY OF PASADENA MUNICIPAL CODE TO UPDATE PERMIT THRESHOLDS, SIGNAGE AND AWNING REQUIREMENTS, OUTDOOR STORAGE, ACCESSORY DWELLING UNIT AND JUNIOR ACCESSORY DWELLING UNIT REGULATIONS, TEMPORARY USE PERMIT REQUIREMENTS, DESIGN REVIEW PROCESS, NOTICE PROCEDURES AND AREAS WHERE ANIMAL GROOMING AND ANIMAL HOSPITAL USES ARE PERMITTED USES”

The ordinance above was introduced by Councilmember Hampton:

AYES: Councilmembers Cole, Hampton, Jones, Lyon, Madison, Masuda, Vice Mayor Rivas, Mayor Gordo  
NOES: None  
ABSENT: None  
ABSTAIN: None

## OLD BUSINESS

Mayor Gordo left the meeting at 8:33 p.m.

Councilmember Hampton left the meeting at 8:35 p.m.

**LEGISLATIVE POLICY COMMITTEE: ADOPTION OF ANTI-DISCRIMINATION POLICY STATEMENT AND CONSIDERATION TO DIRECT THE CITY ATTORNEY TO PREPARE AN ORDINANCE** (Office of the City Manager)

**Recommendation:** It is recommended that the City Council:

- (1) Find that the action proposed in the agenda report is not a “project” subject to the California Environmental Quality Act (CEQA) pursuant to Public Resources Code Section 21065 and within the meaning of State CEQA Guidelines Section 15378(b);
- (2) Adopt a policy statement on anti-discrimination that expresses the City’s intent to be a tolerant City that identifies protected characteristics in private employment, housing, education, and commerce; and
- (3) Consider whether to direct the City Attorney to prepare and return with an ordinance for anti-discrimination in private employment, housing, education, and commerce within 90 days consistent with the provisions set forth in the Agenda Report.

City Clerk Jomsky reported that 15 letters advocating for the City Council to protect tenants from discrimination, citing sensitive documents provided during the rental registration process, and providing rental related comments, and 1 letter advocating for the City Council to take action to defend and represent the City’s underrepresented immigrant community, were received by the City Clerk’s Office, distributed to the City Council, posted online, and made part of the public record for the item.

Councilmember Madison noted that the private right of action is sufficient as an enforcement mechanism, but also suggested that the City explore the applicability of public nuisance enforcement as a possible approach when the proposed policy is not complied with.

Councilmember Lyon spoke on the proposed policy statement and the need to update the Pasadena Municipal Code to apply non-discrimination provisions to public accommodations in housing.

Adriana Bautista, Pasadena resident, expressed support for the proposed policy and advocated for the City to formalize a process to report hate crimes.

Rene Gonzalez, Pasadena resident, advocated for the City to defend immigrant communities and establishing a sister-city relationship with Guanajuato, Mexico.

Yadi, Pasadena resident, spoke on the importance of privacy and protecting the rights of every individual regardless of race, gender, and immigration status.

**MOTION:**

It was moved by Councilmember Lyon, seconded by Councilmember Madison, to approve the staff recommendation, with direction for City staff to look into potential criminal enforcement options as well as the possibility of utilizing public nuisance rules for prosecutions.

**AYES:** Councilmembers Cole, Jones, Lyon, Madison, Masuda, Vice Mayor Rivas

**NOES:** None

**ABSENT:** Councilmember Hampton and Mayor Gordo

**ABSTAIN:** None

**PUBLIC HEARINGS**

**APPROVE THE PUBLIC HOUSING AGENCY ADMINISTRATIVE PLAN UPDATES (Housing Dept.)**

**Recommendation:** It is recommended that the City of Pasadena (the "City"), as Successor Agency to the Pasadena Community Development Commission, after a public hearing:

- (1) Find that the recommended action in the agenda report is exempt from the California Environmental Quality Act ("CEQA"), pursuant to State CEQA Guidelines per 15061(b)(3), the "Common Sense" exemption that CEQA only applies to projects that may have a significant effect on the environment; and
- (2) Approve certain updates to the City's Public Housing Agency Administrative Plan, as described in the agenda report.

City Clerk Jomsky reported that the public hearing notice was published in the Pasadena Press on November 24, 2025 and that no correspondence was received by the City Clerk's Office for this item.

Adriana Bautista, Pasadena resident, expressed support for the City's public housing programs and provided comments on the homelessness crisis.

In response to Councilmember Madison's inquiry regarding when the safe parking matter may return to the City Council for full discussion, City Attorney Bagneris stated that City staff is still looking into the matter and may provide an update in the future.

MOTION: It was moved by Councilmember Masuda, seconded by Councilmember Madison, to close the public hearing. (Motion unanimously approved) (Absent: Councilmember Hampton and Mayor Gordo)

MOTION: It was moved by Councilmember Lyon, seconded by Councilmember Masuda, to approve the staff recommendation. (Motion unanimously approved) (Absent: Councilmember Hampton and Mayor Gordo)

**QUASI-JUDICIAL ACTION: CALL FOR REVIEW OF THE BOARD OF ZONING APPEALS' QUASI-JUDICIAL DECISION TO APPROVE HILLSIDE DEVELOPMENT PERMIT NO. 7134 TO ALLOW A NEW 4,280 SQUARE-FOOT, TWO-LEVEL SINGLE-FAMILY RESIDENCE ABOVE A PARTIALLY BELOW GRADE 2,685 SQUARE-FOOT SIX-CAR GARAGE AT 1530 SCENIC DRIVE** (Planning Dept.)

**Recommendation:** It is recommended that the City Council:

- (1) Find that the action proposed in the agenda report is categorically exempt from environmental review pursuant to State CEQA Guidelines Section 15303 (Class 3, New Construction), and there are no features that distinguish the project from others in the exempt classes, and therefore, there are no unusual circumstances; and
- (2) Adopt the findings in Attachment A of the agenda report to uphold the Board of Zoning Appeals' decision and approve Hillside Development Permit No. 7134, with the conditions in Attachment B of the agenda report.

City Clerk Jomsky reported that 77 postcards were mailed, and 56 copies of the public hearing notice were posted on December 29, 2025. He also reported that 3 letters in opposition to the staff recommendation and advocating for the City Council to overturn the Board of Zoning Appeals (BZA) approval of the proposed hillside development permit, 1 letter advocating for the City to approve the proposed variances related to Permit No. 7134 only if other zoning requirements are met, and 3 letters expressing concerns related to potential environmental impacts and/or lack of adequate mitigation measures, and providing other comments on the matter, were received by the City Clerk's Office, distributed to the City Council, posted online, and made part of the public record.

Jennifer Paige, Planning Director, provided introductory comments on the item and Joseph Weaver, Planner, presented a PowerPoint Presentation on the item noting background information on the project, a recap of the BZA decision, project requirements and compatibility.

Councilmember Madison expressed concerns with the project regarding the size compatibility of the proposed garage, the average house size in the neighborhood, and the impacts this project will have on surrounding properties.

Sarah Lorenzen, architect representing the applicant, presented a PowerPoint presentation on the design plan for the proposed project and responded to questions.

John Callas, Pasadena resident, expressed concerns regarding the scale of the proposed project and the impacts on the shifting hillside, and emphasized that the sizing is not compatible with other homes in the neighborhood. Sharon Bober, Pasadena resident, also expressed her concerns regarding the project and highlighted the environmental impacts it will have on the local wildlife.

The following individuals expressed opposition and/or concerns related to the scale and the environmental impacts of the proposed project:

Dr. Martha Liao, Pasadena resident  
Dr. Nimala Balan, Pasadena resident  
Kristen Chen, Pasadena resident  
Angela Chen, Pasadena resident  
John Schreiber, Pasadena resident  
Alexandria Wiercigroch, Pasadena resident  
Chris Peck, Pasadena resident  
Stephen Lichten, Pasadena resident  
Daina Kasputis, Pasadena resident  
Ingrid Chu, Pasadena resident

Sandy Annala, Pasadena resident, provided comments noting that the proposed project would not impact wildlife.

Sharon Bober, Pasadena resident, spoke on and cited information from a 2009 City decision letter and environmental initial study on the property. She stated that the same potential environmental impacts still exist today.

Sarah Lorenzen, architect representing the applicant, reported that single family residences are not subject to CEQA review and that the house is located on the flattest part of the site so that it would not impact the hillside.

In response to Councilmember Cole's inquiry regarding the mitigated negative declaration that was previously required in 2009, Planning Director Paige reported that the City's Zoning Code has evolved since that point in time, and that standard mitigation measures, including archaeology and hydrology measures, are addressed through the building permit process.

In response to Councilmember Madison's inquiry regarding the residence not being subject to environmental review, Planning Director Paige clarified that the residence qualifies for a CEQA exemption, however, it does not mean that they are not subject to CEQA. She noted that if there was an exception to the exemption, such as a distinguishable feature, then the City could require additional environmental review.

In response to Councilmember Madison's concerns related to environmental and wildlife impacts of the project, Planning Director Paige reported that such issues have been analyzed by a biologist. She added that the vacant lot is in a developed hillside neighborhood, not in a natural wildlife corridor or a significant natural ecological area.

Discussion ensued regarding the City Council's 2017 decision to add guardrails for neighborhood compatibility to avoid mansionization, City staff's calculations for compatibility, and exemption criteria.

In response to Councilmember Lyon's inquiry regarding the context for compatibility, Planning Director Paige reported that the proposed project meets the City's requirements in terms of lot size, average floor area ratio (FAR), and hillside district standards, and does not have additional view impacts.

**MOTION:**

It was moved by Councilmember Cole, seconded by Councilmember Jones, to close the public hearing. (Motion unanimously approved) (Absent: Councilmember Hampton and Mayor Gordo)

**MOTION:**

Following discussion, it was moved by Councilmember Cole, seconded by Councilmember Lyon, to approve the staff recommendation.

**AYES:** Councilmembers Cole, Jones, Lyon, Masuda, Vice Mayor Rivas  
**NOES:** Councilmember Madison  
**ABSENT:** Councilmember Hampton and Mayor Gordo  
**ABSTAIN:** None

## REPORTS AND COMMENTS FROM COUNCIL COMMITTEES

### **Municipal Services Committee**

## **APPROVAL OF THE MASTER STREET TREE PLAN AMENDMENTS** (Public Works Dept.)

**Recommendation:** It is recommended that the City Council:

- (1) Find that the proposed amendments to the Master Street Tree Plan are categorically exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15304 (Class 4) pertaining to Minor Alterations to Land such as new gardening or landscaping, Section 15301 (Class 1) pertaining to Existing Facilities, and Section 15308 (Class 8) pertaining to actions for Protection of the Environment; and
- (2) Approve the amendments to the Master Street Tree Plan:
  - a. Replace the designated tree species of Italian Cypress tree to Noble Laurel tree for Fairfield Circle; and
  - b. Approve a General Amendment to allow the use of an Alternative Tree Species List under certain conditions in the interest of public safety and promotion of a diverse and resilient urban forest.

**Recommendation of the Municipal Services Committee:** On October 28, 2025, the Municipal Services Committee (MSC) voted unanimously to recommend that the City Council approve the amendment to the Master Street Tree Plan (MSTP) that would replace Italian Cypress tree with Noble Laurel tree on Fairfield Circle, and approve the MSTP General Amendment with the following comments and questions:

- Provide greater emphasis on shade production and canopy equity within Guiding Principles section of the General Amendment document.
- Clarify that the General Amendment document is a first step and limited in scope to tree species selection, but a broader effort, such as an Urban Forestry
- Master Plan is underway and will demonstrate the City's commitment to long-term urban forest management.
- Assess whether the Design Commission's recommendations can be incorporated into the General Amendment document.
- Assess what resources are needed for long-term urban forest management.
- Review street tree recommendations from the City's Updated Specific Plans and reconcile with implementation plan of the General Amendment document.
- Tree planting should be prioritized in areas with less canopy coverage.
- Amend fire-prone tree species throughout the City, not only within areas designated by CAL FIRE as fire hazard zones.

**Recommendation of the Urban Forestry Advisory Committee:** On May 14, 2025, the Urban Forestry Advisory Committee (UFAC) voted unanimously to support staff's recommendation to replace Italian Cypress tree with Noble Laurel tree along Fairfield Circle. On September 10, 2025, UFAC voted unanimously in support of the

version of the Master Street Tree Plan Draft General Amendment as provided by staff.

**Recommendation of the Design Commission:** On September 23, 2025, the Design Commission voted 3 in favor and 3 opposed to support staff's recommendation to replace Italian Cypress tree with Noble Laurel tree along Fairfield Circle. The motion did not pass.

On September 23, 2025, the Design Commission voted unanimously to recommend City Council consider the following related to the Master Street Tree Plan

Draft General Amendment:

Review additional studies to expand the consideration of additional species for inclusion in the Alternative Tree Species List along with appropriate reasoning to go along with it.

- Approve a general amendment to prohibit planting fire-prone tree species in high-risk fire zone areas of the City, along with an appropriate buffer zone.
- Analyze smaller localized geographic areas of Pasadena to refine the Alternative Tree Species List in order to guide tree planting in specific areas of the City.

Greg de Vinck, Public Works Director, provided a brief overview of the proposed amendments and responded to questions.

Councilmember Cole reported that in addition to the changes made to the report, additional recommendations from the Municipal Services Committee are also incorporated. Public Works Director de Vinck reported that City staff will follow up next fiscal year to do a forestry master plan, covering canopy placement, maintenance, and other tree related issues, as requested by Municipal Services Committee.

**MOTION:**

It was moved by Councilmember Jones, seconded by Councilmember Cole, to approve the staff recommendation, incorporating the Municipal Services Committee recommendations. (Motion unanimously approved) (Absent: Councilmember Hampton and Mayor Gordo)

**ADJOURNMENT**

On order of the Vice Mayor, the regular meeting of the City Council adjourned at 10:27 p.m. in memory of all victims of the Eaton Fire, Christine Moore, and Kirk Dillman.

---

Victor M. Gordo, Mayor  
City of Pasadena

**ATTEST:**

---

City Clerk