

City of Pomona

505 S. Garey Ave.
Pomona, CA 91766



Regular Meeting Agenda

Monday, December 1, 2025

Closed Session begins at 5:30 p.m. in the Council Chambers
(City Council will move to the Chuck Bader Conference Room after
Closed Session Public Comment)

&

7:00 p.m. in the Council Chambers

City Council / Housing Authority / Successor Agency to the Redevelopment Agency

*Mayor Tim Sandoval
Vice-Mayor Elizabeth Ontiveros-Cole
Councilmember Debra Martin
Councilmember Victor Preciado
Councilmember Nora Garcia
Councilmember Steve Lustro
Councilmember Lorraine Canales*

VISION STATEMENT

*Pomona will be recognized as a vibrant, safe, beautiful community that is a fun and
exciting destination and the home of arts and artists, students and scholars, business
and industry.*

PLEASE NOTE

The numerical order of items on this agenda is for convenience of reference. Items may be taken out of order upon request of the Mayor or Members of the City Council.

Members of the City Council and the public are reminded that they must preserve order and decorum throughout the Meeting. In that regard, Members of the City Council and the public are advised that any delay or disruption in the proceedings or a refusal to obey the orders of the City Council or the presiding officer constitutes a violation of these rules.

- The conduct of City Council meetings is governed by the portion of the California Government Code commonly known as the "Brown Act" and by the Pomona City Council Meeting Rules of Procedure.*
- The City Council meeting is for conducting the City's business, and members of the audience must obey the rules of decorum set forth by law. This means that each speaker will be permitted to speak for three minutes to address items that are listed on the City Council agenda or topics which are within the jurisdictional authority of the City.*
- No profanity, personal attacks, booing, cheering, applauding or other conduct disruptive to the meeting will be permitted. Any person not adhering to the Rules of Procedure or conduct authorized by the Brown Act may be asked to leave the Council Chambers.*
- All comments directed to the City Council or to any member of the City Council must be directed to the Mayor (or Vice Mayor if the Mayor is absent).*

We ask that you please respect the business nature of this meeting and the order required for the proceedings conducted in the Council Chambers.

ACCESSIBILITY

The City of Pomona wishes to make all of its public meetings accessible to the public. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the Americans with Disabilities Act of 1990. Any person with a disability who requires a modification or accommodation in order to participate in a meeting should direct such request to the City's Administration Office at (909) 620-2051 at least 48 hours before the meeting, if possible. Additionally, Listening Assistive Devices are available for the hearing impaired; please see the City Clerk.

Agenda-related writings or documents provided to the City Council are available for public inspection in the Office of the City Clerk and on the City's website www.pomonaca.gov. Persons who have questions concerning any agenda item may call the City Clerk's Office at (909) 620-2341.

SPANISH INTERPRETATION / INTERPRETACIÓN EN ESPAÑOL

If you require Spanish interpretation, a bilingual interpreter is available at Regular City Council meetings and may be available at Special meetings, if necessary.

Si necesita interpretación en español, un intérprete bilingüe está disponible en las juntas regulares del Concejo Municipal y puede estar disponible en juntas especiales, si es necesario.

5:30 P.M.

In the Chuck Bader Conference Room

CLOSED SESSION

Held in the Chuck Bader Conference Room adjacent to the Council Chambers on the south side of the building.

CALL TO ORDER

PUBLIC COMMENT

Any member of the public wishing to address the City Council on any item listed on the closed session agenda will have an opportunity to present testimony to the City Council prior to the City Council convening into closed session. Comments from the public will be limited to three (3) minutes. No member of the public will be allowed to be present once the City Council convenes into closed session.

CLOSED SESSION AGENDA ITEMS

A) CONFERENCE WITH LEGAL COUNSEL - EXISTING LITIGATION

(Pursuant to Government Code Section 54956.9(a) and (d)(1))

Roxie Cooper, et al. v. City of Pomona, et al.
Los Angeles County Superior Court
Case No. 23PSCV02393

City of Pomona, et al. v. M & A Gabaee, et al.
Los Angeles County Superior Court
Case No. 22PSCV0301

7:00 P.M.

Council Chambers

CALL TO ORDER

CLOSED SESSION REPORT

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENTATIONS

Pomona City Hall - Annual Tree Lighting Ceremony

MAYOR/COUNCILMEMBER COMMUNICATIONS

Reports on conferences, seminars, and regional meetings attended by Mayor and City Council and announcements of upcoming events, and also items for future City Council consideration as requested by Mayor or Members of the City Council. Also, report updates from Council Ad-Hoc Committees are given at this time.

Additionally, this is the time for Mayor and City Council to disclose on the record any contributions per Charter Section 1403. This section states "Prior to casting a vote on any contract, permit, or other matter requiring City Council approval where the applicant seeking approval is a person or business entity controlled by that person that has contributed more than five hundred dollars (\$500) within the previous twelve (12) months to a Councilmember's City election campaign committee, the Mayor or Councilmember receiving such contribution(s)"

shall disclose on the public record the receipt of said contribution(s).

CITY MANAGER COMMUNICATIONS

Reports from the City Manager.

PUBLIC PARTICIPATION

Public Participation – At this time, the public is invited to address the Council concerning any items not on the agenda.

Together the City Council members, City staff, and public honor Pomona's important City meeting values:

- *To speak and to listen to everyone with respect and courtesy;*
- *To honor fairness in our cherished democratic process;*
- *To affirm Pomona's dedication to lead as a Compassionate City.*

Thank you all for keeping these values and this commitment to act with them ever present in our minds as we proceed with the meeting together. In order to address the City Council, each individual must fill out a speaker card, which is available in the lobby of the Council Chambers. Speaker cards must be completed and turned in to the City Clerk at this time. Only those speaker cards turned in to the City Clerk will be allowed to address the City Council. No late cards will be accepted. Each person should state their name and will be allowed to speak once for three minutes. All speakers and persons in the audience must adhere to the City Council Rules of Procedure and Decorum.

CONSENT CALENDAR

All matters under the Consent Calendar may be enacted by a single motion without separate discussion. If discussion or a separate vote on any item is desired by a Councilmember, that item may be removed from the Consent Calendar and considered separately. All consent items pulled for discussion will be limited to five minutes. If they are not enacted upon within five minutes, the Mayor will move that Consent Item to the end of the Agenda, after consideration of the public hearings. Any motion relating to an ordinance or a resolution shall also waive the reading of the ordinance or resolution and include its introduction or adoption as appropriate.

1. Approval of City Council/Housing Authority/Successor Agency to the Redevelopment Agency Meeting Minutes

It is recommended that the City Council approve the following City Council/Housing Authority/Successor Agency to the Redevelopment Agency Meeting Minutes:

November 3, 2025 Regular Meeting Minutes

Attachments: [11-03-25 FINAL MINUTES.pdf](#)

2. Second Reading and Adoption of Ordinance No. 4361 Extending the Current Non-Exclusive Towing Franchises for City-Initiated Tows for a Term of Three Years

It is recommended that the City Council adopt the following ordinance:

ORDINANCE NO. 4361 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, EXTENDING THE CURRENT NON-EXCLUSIVE TOWING FRANCHISES FOR CITY-INITIATED TOWS TO SANDERS TOWING INC., S & J TOWING SERVICE, INC., CARPE CARMA, L.L.C., dba POMONA VALLEY

TOWING, INC., AND AL & SON'S TOWING, INC. FOR A TERM OF THREE YEARS

Attachments: [Staff Report - Second Hearing and Adoption of Ordinance](#)
[Attachment No. 1 - Reso. No. 2025-126](#)
[Attachment No. 2 - Staff Report - Extension of Tow Franchise](#)
[Attachment No. 3 - Proposed Ordinance No. 4361](#)

3. Adopt a Resolution to Receive Metropolitan Water District Grant Funds; and Amend an Agreement with Conserv Construction, Inc.

It is recommended that the City Council take the following actions:

- 1) Adopt the following resolution:

RESOLUTION NO. 2025-128 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, AMENDING THE FY 2025-26 WATER FUND BUDGET, RECEIVING AND INCREASING REVENUE ESTIMATES BY \$120,000 OF METROPOLITAN WATER DISTRICT FROM THE MEMBER AGENCY ADMINISTERED-INCENTIVE PROGRAM GRANT FOR THE RESIDENTIAL LANDSCAPE EVALUATION PROGRAM

- 2) Amend an agreement with Conserv Construction, Inc. to add an additional \$70,000 to the contract amount, to a total agreement amount of \$220,000.

Attachments: [Staff Report - Adopt Reso for MWD Grants Amend Conserv](#)
[Attachment No. 1 - Resolution No. 2025-128](#)
[Attachment No. 2- Agreement](#)

4. Approval of Tract Map No. 84154 for the Property Located at 1707 N. Towne Avenue, Pomona, CA, Assessor Parcel Number 8339-001-008, Related to a 45 Unit Residential Townhome Development (Council District 4)

It is recommended that the City Council take the following actions:

- 1) Adopt the following Resolution:

RESOLUTION NO. 2025-130 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING TRACT MAP TM NO. 84154 FOR THE PROPERTY LOCATED AT 1707 N. TOWNE AVENUE, ASSESSOR PARCEL NUMBER 8339-001-008

- 2) Authorize the City Engineer to sign the Tract Map TM No. 84154 on behalf of the City.

Attachments: [Staff Report](#)
[Attachment No. 1 - Resolution 2025-130](#)
[Exhibit A](#)
[Attachment No.2 - City Council Resolution No. 24-135](#)
[Attachment No. 3 - Vicinity Map](#)

5. Approval of Tract Map No. 83188 for the Property Located at 1137-1149 W. Phillips Boulevard, Pomona, CA, Assessor Parcel Numbers 8343-012-015, and 8343-012-016, Related to 12 Unit Residential Development (Council District 2)

It is recommended that the City Council take the following actions:

- 1) Adopt the following Resolution:

RESOLUTION NO. 2025-132 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING TRACT MAP TM NO. 83188 FOR THE PROPERTY LOCATED AT 1137-1149 W. PHILLIPS BOULEVARD, ASSESSOR PARCEL NUMBER 8343-012-015 to -016

- 2) Authorize the City Engineer to sign the Tract Map TM No. 83188 on behalf of the City.

Attachments: [Staff Report](#)
[Attachment No. 1 - Resolution 2025-132](#)
[Exhibit A](#)
[Attachment No.2 - Planning Commission Resolution No. 21-029](#)
[Attach No. 3 - Vicinity Aerial Map](#)

6. Approval of Summary Vacation VU1-2025 of a Portion of the City's Unused Water Easement Located at 2000 Pomona Boulevard, Pomona, CA, Assessor Parcel Numbers 8348-021-002; Approval of the Quitclaim Deed for the Vacated Easement (Council District 1)

It is recommended that the City Council take the following actions:

- 1) Adopt the following resolution:

RESOLUTION NO. 2025-133 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, ORDERING THE SUMMARY VACATION VU1-2025 OF A PORTION OF THE CITY'S UNUSED WATER EASEMENT LOCATED AT 2000 POMONA BOULEVARD, POMONA, CA, ASSESSOR PARCEL NUMBERS 8348-021-002 AND APPROVING QUITCLAIM DEED FOR THE VACATED EASEMENT

- 2) Authorize the City Manager to execute the quitclaim deed on behalf of the

City.

Attachments: [Staff Report](#)
[Attachment No. 1 - Resolution 2025-133](#)
[Exhibit 1 - Quitclaim Deed](#)
[Exhibit A & B](#)
[Attachment No. 2 - Parcel Map No. 25805](#)
[Attachment No. 3 - Vicinity Map](#)
[Attachment No. 4 - Aerial Map](#)

7. Approval of an Expenditure Plan for FY 2025-26 Supplemental Law Enforcement Services Account (SLESA)

It is recommended that the City Council adopt the following actions:

- 1) Approve the following resolution:

RESOLUTION NO. 2025-137 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, AMENDING THE FY 2025-26 OPERATING BUDGET BY INCREASING REVENUE ESTIMATES BY \$472,479 AND APPROPRIATIONS BY \$354,591

- 2) Approve an expenditure plan for FY 2025-26 Supplemental Law Enforcement Services Account (SLESA) in the amount of \$354,591.

Attachments: [Staff Report- SLESA FY 25-26](#)
[Attachment No.1 - Resolution No. 2025-137](#)

8. Award a Construction Contract to Fidelity Builders Inc. in the Amount of \$5,264,355 for the "252 E. 4th Street - Major Rehabilitation," Project No. 428-2590-XXXXX-71210

It is recommended that the City Council take the following actions:

Award a construction contract to Fidelity Builders Inc. for the "252 E. 4th Street - Major Rehabilitation," Project No. 428-2590-XXXXX-71210, to include base bid items plus a 15% contingency, in the total amount of \$5,264,355; and,

- 2) Authorize the City Manager to execute the construction contract and any subsequent change orders on behalf of the City of Pomona (City).

Attachments: [Award Construction Contract to Fidelity Builders Inc. for 252 E 4th St](#)
[Attachment 1 - Pomona - Agreement - Fidelity Builders.docx](#)

9. Approval of 11 Mills Act Contracts for Historic Properties Located within Historic Districts

It is recommended that the City Council adopt the following resolutions:

- 1. RESOLUTION NO. 2025-145 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 410 EAST ALVARADO STREET WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 2. RESOLUTION NO. 2025-146 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 330 GARFIELD AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 3. RESOLUTION NO. 2025-147 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 1515 GANESHA PLACE IN THE HACIENDA PARK HISTORIC DISTRICT**
- 4. RESOLUTION NO. 2025-148 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 242 LINCOLN AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 5. RESOLUTION NO. 2025-149 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 112 E. KINGSLEY AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 6. RESOLUTION NO. 2025-150 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 1574 N. ORANGE GROVE AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 7. RESOLUTION NO. 2025-151 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 335 SAN FRANCISCO AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 8. RESOLUTION NO. 2025-152 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 160 E. COLUMBIA AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**
- 9. RESOLUTION NO. 2025-153 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 165 GARFIELD AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT**

10. RESOLUTION NO. 2025-154 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 366 E. LINCOLN AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT

11. RESOLUTION NO. 2025-155 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, APPROVING MILLS ACT CONTRACT FOR PROPERTY LOCATED AT 241 E. JEFFERSON AVENUE WITHIN THE LINCOLN PARK HISTORIC DISTRICT

Attachments: [Staff Report](#)

[Attachment 1 - CC Resolution No. 2025-145, 410 E. Alvarado Street](#)

[Attachment 2 - CC Resolution No. 2025-146, 330 Garfield Avenue](#)

[Attachment 3 - CC Resolution No. 2025-147, 1515 Ganesha Place](#)

[Attachment 4 - CC Resolution No. 2025-148, 242 Lincoln Ave](#)

[Attachment 5 - CC Resolution No. 2025-149, 112 E. Kingsley Ave](#)

[Attachment 6 - CC Resolution No. 2025-150 \(1574 N. Orange Grove](#)

[Attachment 7- CC Resolution No. 2025-151 \(335 San Francisco](#)

[Attachment 8- CC Resolution No. 2025-152 \(160 E. Columbia](#)

[Attachment 9- CC Resolution No. 2025-153 \(165 Garfield](#)

[Attachment 10- CC Resolution No. 2025-154 \(366 Lincoln](#)

[Attachment 11- CC Resolution No. 2025-155 \(241 East Jefferson](#)

[Attachment 12 - Mills Act Contract, 410 E. Alvarado Street](#)

[Attachment 13 - Mills Act Contract, 330 Garfield Avenue](#)

[Attachment 14 - Mills Act Contract, 1515 Ganesha Place](#)

[Attachment 15 - Mills Act Contract, 242 Lincoln Avenue](#)

[Attachment 16 - Mills Act Contract, 112 E. Kingsley Avenue](#)

[Attachment 17 - Mills Act Contract, 1574 N. Orange Grove Avenue](#)

[Attachment 18 - Mills Act Contract, 335 San Francisco Avenue](#)

[Attachment 19 - Mills Act Contract, 160 E. Columbia Avenue](#)

[Attachment 20 - Mills Act Contract, 165 Garfield Avenue](#)

[Attachment 21 - Mills Act Contract, 366 Lincoln Avenue](#)

[Attachment 22 - Mills Act Contract, 241 E Jefferson Avenue](#)

- 10.** Accept Fiscal Year 2025-26 Nutrition Service Incentive Program (NSIP) Funding Allocation for Elderly Nutrition Program (ENP) Services Grant Funds from Los Angeles County in the Amount of \$35,790

It is recommended that the City Council take the following actions:

- 1) Adopt the following resolution:

RESOLUTION NO. 2025-134 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, TO ACCEPT FISCAL YEAR 2025-26 NUTRITION SERVICES INCENTIVE PROGRAM (NSIP) FUNDING ALLOCATION FOR ELDERLY NUTRITION PROGRAM (ENP) SERVICES GRANT FUNDS FROM LOS ANGELES COUNTY AND AMEND THE FY 2025-26 OPERATING BUDGET SENIOR NUTRITION GRANT FUND BY INCREASING REVENUE ESTIMATES AND APPROPRIATIONS IN THE AMOUNT OF \$35,790

- 2) Authorize the City Manager to execute the agreement and any subsequent amendments, subject to review by City Attorney.

Attachments: [Accept Fiscal Year 2025-26 Nutrition Service Incentive Program](#)
[Resolution NSIP 12-1-2025](#)
[Attachment No. 2 Executed Amendment](#)
[Attachment No. 3](#)

11. Acceptance of Selective Traffic Enforcement Program (STEP) Grant

It is recommended that the City Council take the following actions:

- 1) Accept the Selective Traffic Enforcement Program (STEP) Grant from the Office of Traffic Safety (OTS) in the Amount of \$440,000;
- 2) Adopt the following resolution:

RESOLUTION NO. 2025-121 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, AMENDING THE FY 2025-26 OPERATING BUDGET TO INCREASE REVENUE ESTIMATES AND APPROPRIATIONS IN THE AMOUNT OF \$440,000

- 3) Authorize The City Manager, Or Designee, To Execute Any and All Agreements on Behalf of the City, In Substantially the Form Submitted, Subject to Review and Approval as to Form by the City Attorney;
- 4) Adopt the following DUI/CDL Checkpoint operation directives:
 - a. If Immigration and Customs Enforcement (ICE), or any other federal agency conducting immigration enforcement, arrives at a Pomona Police checkpoint operation, it will be shut down and cancelled immediately.
 - b. Signage will include "Not an ICE Checkpoint" for vehicles approaching the checkpoint.

- c. Concerned members of the public will be allowed to monitor the checkpoint from a designated area outside of the checkpoint work area, or any other area the public is allowed to access. Observers cannot interfere with normal checkpoint operations.

Attachments: [STEP Grant FY 2025-26 Staff Report](#)
 [Attachment No. 1 - Resolution No. 2025-121](#)
 [Attachment No. 2 - Grant Agreement \(STEP\)](#)
 [Attachment No. 3 City Council Report No. 09-063](#)
 [Attachment No. 4 - STEP Grant Presentation](#)

12. Resolution to Amend the FY 2025-26 Capital Improvement Program (CIP) Budget by Adding Available CIP Project Fund Reserves (General Fund) to “Pomona Library Facility Improvements”

It is recommended that the City Council adopt the following resolution:

RESOLUTION NO. 2025-142 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, TO AMEND THE FY 2025-26 CAPITAL IMPROVEMENT PROGRAM (CIP) BUDGET BY APPROPRIATING \$125,000 OF AVAILABLE CIP PROJECT FUND RESERVES (GENERAL FUND) TO “POMONA LIBRARY FACILITY IMPROVEMENTS,” PROJECT NO. 428-2590-XXXXX-74120

Attachments: [Staff Report 1](#)
 [Attachment 1 - Resolution.doc](#)

DISCUSSION CALENDAR

13. Proposed Ballot Measure for June 2026 Municipal Primary Election to Amend and Refine Measure Y

It is recommended that the City Council discuss and direct staff to place a ballot measure on the June 2, 2026, Municipal Primary Election ballot to amend and refine Measure Y as recommended by the Council Measure Y Subcommittee.

Attachments: [POMONA - Staff Report - Discussion on proposed new ballot measure to](#)

PUBLIC HEARINGS

14. Public Hearing for the Introduction and First Reading of Ordinance No. 4364 Amending Pomona City Code Article I, Chapter 74, Section 74-1 and Article II, Section 74-31 Adopting the 2025 Edition of the California Building Standards Code and Related Model Codes with Appendices

It is recommended that the City Council take the following actions:

- 1) Open the public hearing and after receiving testimony and public comment, close the public hearing; and
- 2) Introduce, waive further and give first reading to the following ordinance:

ORDINANCE NO. 4364 - AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, AMENDING POMONA CITY CODE ARTICLE I, CHAPTER 74 SECTION 74-1 AND ARTICLE II, SECTION 74-31 ADOPTING THE 2025 EDITION OF THE CALIFORNIA BUILDING STANDARDS CODE AND RELATED MODEL CODES WITH APPENDICES

Attachments: [Staff Report](#)

[Attachment No 1 - Ordinance 4364](#)

[Attachment No 2 - Public Notice](#)

[Attachment No 3 - Staff Presentation](#)

15. Public Hearing for an Appeal of Planning Commission's Approval of a Development Plan Review (DPR-000941-2024) for the Development of 35 Dwelling Units Located at 1377 N. Garey Avenue

It is recommended that the City Council take the following actions:

- 1) Open the public hearing and after receiving testimony and public comment, close the public hearing; and
- 2) Adopt the following resolution:

RESOLUTION NO. 2025-156 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF POMONA, CALIFORNIA, UPHOLDING THE PLANNING COMMISSION'S DECISION AND APPROVING A DEVELOPMENT PLAN REVIEW (DPR-000941-2024) FOR THE DEVELOPMENT OF 35 RESIDENTIAL UNITS AS WELL AS ASSOCIATED ON-SITE AND OFF-SITE IMPROVEMENTS ON A PROPERTY LOCATED AT 1377 N. GAREY AVENUE (ASSESSOR'S PARCEL NUMBERS: 8339-027-015, 8339-027-016)

Attachments: [Staff Report](#)

[Attachment No. 1 - Draft CC Resolution 2025-156](#)

[Attachment No. 2 - Zoning Administrator's Hearing Agenda of 7-29-25](#)

[Attachment No. 3 – Minutes of Zoning Administrator's Hearing 7-29-25](#)

[Attachment No. 4 - ZA Resolution No. 25-007](#)

[Attachment No. 5 – Planning Commission Meeting Agenda of 9-24-25](#)

[Attachment No. 6 – Minutes of Planning Commission Meeting 9-24-25](#)

[Attachment No. 7 – PC Resolution No. 2025-013](#)

[Attachment No. 8 - Appeal](#)

[Attachment No. 9 - Public Notice](#)

[Attachment No. 10 - Submitted Public Comments for DPR-000941-2025](#)

[Attachment No. 11 – Project Plans](#)

[Attachment No. 12 - Staff Presentation](#)

ADJOURNMENT

The next Regular Meeting will be held on December 15, 2025 in the City Council Chambers, 505 S. Garey Avenue, Pomona, California. Closed Session items will be discussed at 5:30 p.m. The Open Session will commence at 7:00 p.m.

CERTIFICATION OF POSTING AGENDA

I, Rosalia A. Butler, MMC, City Clerk for the City of Pomona, hereby certify that the agenda for the December 1, 2025 meeting of the City Council was posted in City Hall, near the door of the City Council Chambers and the Chuck Bader Conference Room, and on the City's website www.pomonaca.gov on November 26, 2025.

I declare under the penalty of perjury that the foregoing is true and correct.

*/s/ Rosalia A. Butler, MMC
City Clerk*