



REGULAR MEETING OF THE MILPITAS CITY COUNCIL

MINUTES

TUESDAY, FEBRUARY 4, 2025

The Milpitas City Council convened in a Regular Meeting of the Milpitas City Council on February 4, 2025, in the City Council Chamber, 455 E. Calaveras Blvd, Milpitas, CA, and via teleconference/Zoom webinar.

CALL MEETING TO ORDER by Mayor and ROLL CALL by City Clerk

Mayor Montano called the Regular City Council meeting to order at 7:00 PM. Roll Call was taken by City Clerk Guzzetta.

PRESENT: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam, Councilmember Lien

ABSENT: None

PLEDGE OF ALLEGIANCE

Vice Mayor Barbadillo led the pledge of allegiance.

INVOCATION

Councilmember Lam provided the invocation.

PRESENTATIONS

Mayor Montano, joined by the City Council, presented a proclamation recognizing February 2025 as Black History Month in the City of Milpitas. The proclamation was accepted by Dawn Brown.

PUBLIC FORUM

There were the following public speakers:

1. Voltaire Montemayor

ANNOUNCEMENT OF CONFLICT OF INTEREST AND CAMPAIGN CONTRIBUTIONS

Acting City Attorney Creech asked the Mayor and City Councilmembers if they had any personal conflicts of interest. By roll call, there were no conflicts of interest. Acting City Attorney Creech asked the Mayor and City Councilmembers if they had any reportable campaign contributions. By roll call, there were no reportable campaign contributions.

READING OF THE CITY COUNCIL CODE OF CONDUCT

Councilmember Chua read the City Council Code of Conduct.

APPROVAL OF AGENDA

After discussion, motion: to approve the agenda.

Motion/Second: Councilmember Chua / Councilmember Lien

Motion carried by the following:

AYES: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam,
Councilmember Lien
NOES: None

CONSENT CALENDAR

Councilmember Lam asked to pull Item C8 from the consent calendar.

There were no public speakers.

After discussion, motion: to approve the Consent Calendar with Item C8 to be heard separately.

Motion/Second: Councilmember Lien / Councilmember Chua

Motion carried by the following:

AYES: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam,
Councilmember Lien
NOES: None

1. Receive City Council Calendar of Meetings for February 2025 (Staff Contact: Suzanne Guzzetta, City Clerk, 408-586-3001)

Received City Council Calendar of Meetings for February 2025.

2. Approve City Council City Council Meeting Minutes of January 9 and 21, 2025 (Staff Contact: Suzanne Guzzetta, City Clerk, 408-586-3001)

Approved City Council Meeting minutes of January 9 and 21, 2025.

3. Receive the Preview List of Anticipated Items for the Next Regular City Council Meeting (Staff Contact: Suzanne Guzzetta, City Clerk, 408-586-3001)

Received the list of anticipated agenda items for the next regular City Council meeting.

4. Receive and Review the List of Agenda Items Requested by City Councilmembers (Staff Contact: Suzanne Guzzetta, City Clerk, 408-586-3001)

Received the list of items that have been requested by City Councilmembers and received consensus in previous meetings to date.

5. Consider Recommendations from Mayor Montano for Appointments to the Senior Advisory Commission (Contact: Mayor Montano, 408-586-3024)

Received Mayor Montano's recommendation and approved and confirmed the following appointment to the Senior Advisory Commission.

1. Appointed Neelam Wadhwani as a full voting member with an unexpired term ending December 2025.

6. Set a Public Hearing for March 4, 2025 and Adopt a Resolution Declaring Weeds on Specific Properties to be a Public Nuisance (Staff Contact: Arthur Belton, Deputy Chief/Fire Marshal, 408-586-3384)

(1) Set a public hearing for March 4, 2025; and (2) Adopted **Resolution No. 9384** declaring weeds on specific properties to be a public nuisance.

7. **Adopt a Resolution Expressing Support for the City's 2016 Measure B Grant Application to the Santa Clara Valley Transportation Authority to Continue Operating Milpitas SMART (Staff Contact: Jay Lee, Planning Director, 408-586-3077)**

Adopted **Resolution No. 9385** expressing support for the City's 2016 Measure B grant application to the Santa Clara Valley Transportation Authority to continue operating Milpitas SMART.

9. **Receive an Update on the Security Improvements at the McCarthy Ranch Sewer Lift Station (Main Lift) and Determine that the Condition Continues to Constitute an Emergency (Staff Contact: Christian Di Renzo, Public Works Director, 408-586-2602)**

(1) Received an update on the security improvements at the McCarthy Ranch Sewer Lift Station; and
(2) Determined by a four-fifths vote that the condition continues to constitute an emergency.

10. **Accept the Workplan for the Street Resurfacing Project 2024, CIP No. 4305 and Street Resurfacing Project 2025, CIP No. 4300 (Staff Contact: Christian Di Renzo, Public Works Director, 408-586-2602; and Michael Silveira, City Engineer, 408-586-3303)**

Accepted the workplan update for the Street Resurfacing Project 2024, CIP No. 4305 and Street Resurfacing Project 2025, CIP No. 4300.

PUBLIC HEARINGS

11. **Adopt a Resolution Approving the FY 2024-25 Development and Storm Impact Fee Schedule for the Transit Area Specific Plan Impact Fee, Calaveras Boulevard Widening Traffic Impact Fee, and Storm Drain Fee (Staff Contact: Luz Cofresi-Howe, Finance Director, 408-586-3111)**

City Manager Thomas introduced the item. Finance Director Cofresi-Howe presented the report.

Mayor Montano opened the public hearing.

There were the following public speakers:

1. Voltaire Montemayor

Mayor Montano closed the public hearing.

After discussion, motion: to adopt **Resolution No. 9386** approving the FY 2024-25 Development and Storm Impact Fee Schedule for the Transit Area Specific Plan (TASP) Impact Fee, Calaveras Boulevard Widening Traffic Impact Fee, and Storm Drain Fee..

Motion/Second: Councilmember Chua / Councilmember Lien

Motion carried by the following:

AYES: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam, Councilmember Lien

NOES: None

12. **Consider Substantial Amendments to the 2022-2025 Consolidated Plan and 2024-2025 Annual Action Plan, and Review Applications for the 2025-2026 Annual Action Plan and 2025-2030 Consolidated Plan Development Update (Staff Contact: Robert Musallam, Housing Official, 408-586-3275)**

City Manager Thomas introduced the item. Housing Official Musallam presented the report. Root Policy Research Consultant Heidi Aggeler presented on the 2025-2030 Consolidated Plan.

Mayor Montano opened the public hearing.

There were the following public speakers.

1. Malia Pires
2. Marina Sanchez
3. Cathy Weselby
4. Crystian Santos
5. Jonathan Darr
6. Georgia Bacil
7. Leslie Venegas
8. Carole Conn
9. Voltaire Montemayor

Mayor Montano closed the public hearing.

Vice Mayor Barbadillo asked for clarification on CDBG funding caps and asked about oversight of awarded funds. Housing Official Musallam spoke on annual audits conducted to ensure funds were being used in accordance with their application. The Vice Mayor also sought clarification on whether the revolving loan funds followed the same percentage caps as regular CDBG funding.

Councilmember Lam inquired about the compliance timeline for spending unallocated revolving loan funds. Housing Official Musallam explained that HUD could issue penalties or reclaim funds if they are not spent by April 2025 or early May 2025.

Vice Mayor Barbadillo asked about existing and proposed funding for microenterprise assistance. Economic Development and Strategic Initiatives Director Andrade confirmed that the funding would primarily support microenterprise programs, building on previous initiatives that provided grants and business support. The Vice Mayor emphasized the need to balance economic development with public services, advocating for a focus on job creation and business growth.

Councilmember Chua questioned whether the economic development department could efficiently manage the funding and noted that prior economic development grants took time to distribute. She suggested exploring other capital project options beyond microenterprise grants.

Mayor Montano asked staff to explore if funds could be allotted to purchase land for safe parking programs and suggested leveraging capital funds to support housing initiatives. She asked staff to research HUD Guidelines to determine feasibility.

Councilmember Chua proposed delaying the decision on reallocating \$296,000 from revolving loan funds until further research is done and suggested waiting for staff to explore more capital project options before committing funds to economic development.

Vice Mayor Barbadillo recommended using capital project funds to support public service-related projects and proposed finding creative ways to reallocate funds within HUD's constraints. He suggested using funds for community infrastructure projects that indirectly benefit public services.

Housing Official Musallam emphasized to Council the importance of HUD's timeliness requirement, specifying that the projects recommended by staff were selected because they would give the City the best opportunity to comply.

After discussion, motion: to sunset the Home Rehab Loan Program and to bring back to Council proposals for reallocation of the funds from the Home Rehab Loan program

Motion/Second: Councilmember Chua / Vice Mayor Barbadillo

Motion carried by the following:

AYES: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam,
Councilmember Lien

NOES: None

ITEMS PULLED FROM CONSENT CALENDAR

8. **Accept the Report on the 2025 Solid Waste Rate Adjustment (Staff Contact: Christian Di Renzo, Public Works Director, 408-586-2602; and Elaine Marshall, Deputy Public Works Director, 408-586-2603)**

Deputy Public Works Director Marshall presented the report.

There were the following public speakers:

1. Voltaire Montemayor

Deputy Public Works Director Marshall and representatives from Milpitas Sanitation and R3 Consulting responded to questions from the City Council regarding rate calculations, service enhancements and contract details.

After discussion, motion: to (1) Accept the report on the Milpitas Sanitation Rate Cost Based Rate Review for Rate Year 8 and; (2) Find that the methodology used conforms with the Solid Waste Franchise Agreement.

Motion/Second: Councilmember Lam / Councilmember Lien

Motion carried by the following:

AYES: Mayor Montano, Vice Mayor Barbadillo, Councilmember Chua, Councilmember Lam,
Councilmember Lien

NOES: None

ANNOUNCEMENTS AND FUTURE AGENDA ITEMS

There were no announcements.

ADJOURNMENT

Mayor Montano adjourned the meeting at 9:37 PM.

The foregoing minutes were approved by the Milpitas City Council on February 18, 2025.



Suzanne Guzzetta
Milpitas City Clerk