



## CITY OF SIGNAL HILL

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2175 Cherry Avenue • Signal Hill, California 90755-3799

MINUTES OF A SPECIAL MEETING  
SIGNAL HILL CITY COUNCIL  
November 13, 2025

A Special Meeting of the Signal Hill City Council was held in-person in the Council Chamber on November 13, 2025.

**(1) CALL TO ORDER – 6:03 P.M.**

**(2) ROLL CALL**

PRESENT:           MAYOR KEIR JONES  
                         COUNCIL MEMBER ROBERT COPELAND  
                         COUNCIL MEMBER CHARLIE HONEYCUTT  
                         COUNCIL MEMBER LORI WOODS

ABSENT:           NONE

LATE ARRIVAL: VICE MAYOR TINA HANSEN

**(3) PLEDGE OF ALLEGIANCE**

Mayor Jones and Gael Rodriguez, son of Signal Hill Police Department Records Supervisor Perla Rodriguez, led the audience in the Pledge of Allegiance.

**(4) PUBLIC BUSINESS FROM THE FLOOR ON ITEMS NOT LISTED ON THE AGENDA**

There was no public business from the floor.

**(5) PRESENTATIONS**

a.     MAYOR KEIR JONES WILL PRESENT A PROCLAMATION TO THE POLICE DEPARTMENT IN RECOGNITION OF LAW ENFORCEMENT RECORDS AND SUPPORT PERSONNEL WEEK, NOVEMBER 9-15, 2025.

Mayor Jones presented agenda item 5a.

**(6) ORDINANCES**

a. WAIVE THE READING OF ORDINANCES IN FULL AND AUTHORIZE READING BY TITLE ONLY

The City Attorney provided a brief overview of the purpose of this item. It was moved by COUNCIL MEMBER COPELAND and seconded by COUNCIL MEMBER HONEYCUTT to waive the reading of ordinances in full and authorize reading by title only.

The following vote resulted:

AYES:           MAYOR JONES  
                  COUNCIL MEMBER COPELAND  
                  COUNCIL MEMBER HONEYCUTT  
                  COUNCIL MEMBER WOODS

NOES:           NONE

ABSENT:        VICE MAYOR HANSEN

ABSTAIN:       NONE

b. INTRODUCTION OF AN ORDINANCE AMENDING TITLE 15 (BUILDINGS AND CONSTRUCTION) OF THE SIGNAL HILL MUNICIPAL CODE TO ADOPT BY REFERENCE THE 2025 CALIFORNIA BUILDING STANDARDS CODE AND OTHER UNIFORM CODES

Planning Manager Carlos Luis provided a presentation regarding this item and addressed the differences in State and local building requirements. The City Council requested that Section 105.2 be amended as follows:

Work exempt from permit, section J103.2 Exemption is amended to read:

5.1. Work does not disturb more than 500 square feet of soil to a depth not to exceed 32 inches, and does not exceed 50 cubic yards of cut, fill, or combined earthwork.

Vice Mayor Hansen arrived at 6:16 p.m.

It was moved by COUNCIL MEMBER WOODS and seconded by COUNCIL MEMBER COPELAND to:

Introduce Ordinance No. 2025-11-1555 for first reading as amended, entitled: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, AMENDING CHAPTERS 15.02, 15.04, 15.06, 15.10, 15.12, 15.16, 15.20, AND 15.36, OF TITLE 15 (BUILDINGS AND CONSTRUCTION) OF THE CITY'S MUNICIPAL CODE TO ADOPT BY REFERENCE THE 2025 EDITION OF THE CALIFORNIA BUILDING STANDARDS CODE (CALIFORNIA CODE OF REGULATIONS, TITLE 24), VOLUMES I AND II AND ALL APPENDICES WITH CERTAIN AMENDMENTS TO APPENDIX J,

CONSISTING OF THE 2025 CALIFORNIA RESIDENTIAL CODE, THE 2025 CALIFORNIA PLUMBING CODE, THE 2025 CALIFORNIA GREEN BUILDING STANDARDS CODE, THE 2025 CALIFORNIA ELECTRICAL CODE, AND THE 2025 CALIFORNIA ENERGY CODE; TOGETHER WITH CERTAIN CHANGES THERETO; AND ADOPTING BY REFERENCE THE 2024 INTERNATIONAL SWIMMING POOL AND SPA CODE, THE 2024 INTERNATIONAL PROPERTY MAINTENANCE CODE, 2024 INTERNATIONAL BUILDING CODE, 2024 INTERNATIONAL GREEN STANDARDS CODE, AND 2024 INTERNATIONAL RESIDENTIAL CODE TOGETHER WITH CERTAIN CHANGES THERETO; AND DELETING CHAPTERS 15.22 AND 15.32 OF TITLE 15 (BUILDINGS AND CONSTRUCTION).

The following vote resulted:

AYES:                   MAYOR JONES  
                          VICE MAYOR HANSEN  
                          COUNCIL MEMBER COPELAND  
                          COUNCIL MEMBER HONEYCUTT  
                          COUNCIL MEMBER WOODS

NOES:                   NONE

ABSENT:                NONE

ABSTAIN:               NONE

**(7) CITY MANAGER REPORTS**

a. PROPOSED AMENDMENT TO THE EXCLUSIVE NEGOTIATION AGREEMENT WITH NATIONAL COMMUNITY RENAISSANCE OF CALIFORNIA (NATIONAL CORE)

Alexa Washburn, National CORE Chief Development Officer, made a presentation on this item and answered questions regarding budget and remediation efforts. Catalyst Environmental Solutions representatives Steven Michelson, Technical Director, and Megan Schwartz, Director of Regulatory Compliance & Permitting, were in attendance in support of this item. At the request of the City Council, Mr. Michelson provided an overview of the Human Health Risk Assessment prepared in conjunction with this project. It was moved by COUNCIL MEMBER WOODS and seconded by VICE MAYOR HANSEN to approve the revised Exclusive Negotiation Agreement between the City of Signal Hill, the Signal Hill Housing Authority, and National CORE, extending the ENA deadlines to September 15, 2027 for the Orange Bluff Project and July 15, 2026 for 28th & Walnut or Alternative Site and authorize the City Manager to effectuate all documents related to this action.

The following vote resulted:

AYES:           MAYOR JONES  
                  VICE MAYOR HANSEN  
                  COUNCIL MEMBER COPELAND  
                  COUNCIL MEMBER HONEYCUTT  
                  COUNCIL MEMBER WOODS

NOES:           NONE

ABSENT:        NONE

ABSTAIN:       NONE

b. 2026 COMMEMORATIVE FLAG DISPLAY SCHEDULE

Assistant to the City Manager/Economic Development Manager Alfa Lopez made a presentation on this item and answered questions from the City Council to facilitate the discussion of new/alternate commemorative flags for consideration for calendar year 2026. The City Council provided direction to staff to create a schedule of the flags representing cultural communities and return to the City Council for further discussion and adoption of a resolution memorializing the calendar year 2026 commemorative flag display schedule.

c. PUBLIC WORKS CONTRACT WITH OAK HOLLOW RESTORATION, INCORPORATED FOR EXTERIOR VERTICAL WALL REPAIR AND INSTALLATION OF RETROFIT STEEL WINDOWS AT CITY HALL

Public Works Deputy Director Gabino Luna provided a presentation on this item and answered questions from the City Council regarding the project budget. It was moved by COUNCIL MEMBER COPELAND and seconded by COUNCIL MEMBER HONEYCUTT to:

Authorize the City Manager, or his designee, to enter into a Public Works Contract with Oak Hollow Restoration, Incorporated, for the exterior vertical wall repair and installation of energy-efficient steel windows at City Hall for a term of 60 working days and a not-to-exceed contract amount of \$486,974 in a form approved by the City Attorney;

Authorize a contingency of 10% or \$48,697.40 and up to a 15-working-day extension to accommodate additional scope of work, changes, or any unforeseen conditions, to be utilized if approved by the Public Works Director, for a total construction budget of \$535,671.40;

Adopt Resolution No. 2025-11-6909, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA AWARDING A CONTRACT FOR THE CITY HALL RENOVATION -WINDOW INSTALLATION PROJECT; and

Adopt Resolution No. 2025-11-6910, entitled:

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SIGNAL HILL, CALIFORNIA, AMENDING THE ADOPTED BUDGET AND AUTHORIZING BUDGET APPROPRIATIONS FOR FISCAL YEAR 2025-26.

The following vote resulted:

AYES:           MAYOR JONES  
                  VICE MAYOR HANSEN  
                  COUNCIL MEMBER COPELAND  
                  COUNCIL MEMBER HONEYCUTT  
                  COUNCIL MEMBER WOODS

NOES:           NONE

ABSENT:        NONE

ABSTAIN:       NONE

d. RECREATIONAL USE OF HILL STREET BETWEEN TEMPLE AVENUE AND OBISPO AVENUE

The City Council discussed the organized fitness activites occurring on Hill Street between Temple and Obispo Avenues and the potentially unsafe conditions created. The City Council asked that staff enhance the efforts being made to keep this area safe for all and continue to educate the public on permitted use.

**(8) CONSENT CALENDAR**

- a. FINAL ACCEPTANCE OF CALIFORNIA AVENUE IMPROVEMENTS PROJECT PURSUANT TO THE PUBLIC WORKS CONTRACT WITH EXCEL PAVING COMPANY
- b. WARRANT REGISTER DATED NOVEMBER 13, 2025
- c. APPROVAL OF MEETING MINUTES

It was moved by VICE MAYOR HANSEN and seconded by COUNCIL MEMBER WOODS to approve the Consent Calendar. The Consent Calendar was approved without objection.

**(9) COUNCIL AGENDA--NEW BUSINESS**

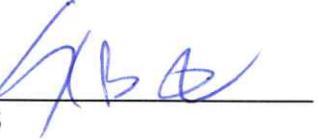
Mayor Jones mentioned that the Signal Hill Police Department has great social media posts and to be sure to follow. Mayor Jones asked Parks, Recreation and Library Services Manager Alison Dobay to share the details of the City's Annual Tree Lighting Ceremony being held on November 20, 2025 at Signal Hill Park/Jessie Nelson Circle.

**(10) ADJOURNMENT**

It was moved by VICE MAYOR HANSEN and seconded by COUNCIL MEMBER

COPELAND to adjourn tonight's meeting to a Regular meeting of the City Council on Tuesday, November 25, 2025 at 7:00 p.m. in the Community Room of the Signal Hill Public Library.

MAYOR JONES adjourned the meeting at 7:40 p.m.

  
KEIR JONES  
MAYOR

Attest:

  
DARITZA PEREZ  
CITY CLERK

