PUENTE HILLS HABITAT PRESERVATION AUTHORITY
CITIZENS TECHNICAL ADVISORY COMMITTEE
Endowment Provided by the Puente Hills Landfill

November 17, 2026, Tuesday, 7 p.m.

The regular meeting will take place in-person. Members of the public can observe and participate in the meeting in person.

LOCATION:
Whittier Senior Center: 13225 Walnut St., Whittier, CA 90602

Catherine Houwen, Board Liaison	La Habra Heights
Adam Nazaroff	La Habra Heights
Vacant	La Habra Heights
Michelle Pekko-Seymoure	Whittier
Dr. Janis Cavanaugh, Vice Chair	Whittier
Laura Kreuger	Whittier
Vacant	County of Los Angeles
Vacant	County of Los Angeles
Vacant	County of Los Angeles

Members of the public may provide electronic comments by Monday, November 16, 2026, by 4:00 p.m. to info@habitatauthority.org Please label the email in the subject heading as "Public Comments." Public comments may also be verbally heard during item IV of the meeting.

72 hours prior to Citizens Technical Advisory Committee meetings, the entire Citizens Technical Advisory Committee agenda package is available for review, along with any meeting-related writings or documents provided to a majority of the Committee members after distribution of the agenda package, at the Authority's website, www.habitatauthority.org. In accordance with the Americans with Disabilities Act of 1990, if you require a disability related modification or accommodation to participate in this meeting, including auxiliary aids or services, please call Carlos Zelaya at 562.945.9003, at least 48 hours prior to meeting.

Pursuant to Section 54954 of the Government Code, the Puente Hills Habitat Preservation Authority (Authority) will hold a regular meeting of the Citizens Technical Advisory Committee (CTAC) at the above time and location for the purpose of:

AGENDA

I. Call to order.

II. Roll call.

III. Discussion and possible action regarding election of Committee Chair and Vice Chair.

IV. Public comments.

V. Approval of Minutes for the June 16, 2026 Advisory Committee Meeting.

VI. Standing Reports:

a) Report by the Board Liaison on previous Authority's Board of Directors meeting.

b) Committee Member feedback from the public as it relates to the Authority.

VII. Receive and file first quarter Authority budget report for fiscal year 2026-27.

VIII. Presentation, discussion, receive and file end of the year Authority workplan for last fiscal year (2025-26).

IX. Verbal report about El Niño preparations.

X. Closing remarks (Comments/questions from Committee Members and/or Executive Director).

XI. Adjournment and announcement of the next meeting.

The Puente Hills Habitat Preservation Authority is a public entity established pursuant to the Joint Exercise of Powers Act by agreement between the City of Whittier, Los Angeles County, and Sanitation Districts of Los Angeles County. Regular meetings of the Citizens Technical Advisory Committee are scheduled for the Tuesday before the third Thursday of every month. Questions about any agenda item can be addressed to Andrea Gullo, Executive Director, 562.945.9003.

MEMORANDUM

Meeting Date: November 17, 2026

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

Agenda Item **III. Discussion and possible action regarding election of Committee Chair and Vice Chair.**

Background:
The Chair and Vice Chair positions are rotational and elections to the positions occur annually. At the April 2026 CTAC meeting, action was taken to elect Member Coreas representing Los Angeles County as Chair and Member Cavanaugh representing the City of Whittier as Vice Chair. In July, Chair Coreas vacated the position. Currently all three positions allocated for the County on the Committee are vacant.

In accordance with #3 of the attached Advisory Committee election policies:

> If a vacancy occurs with the positions, the CTAC shall vote at the next meeting to fill that position with a member from which community the position was held. In the event that a community member representing that of the current position is unavailable to be elected to fill the vacancy, then the succeeding community in the rotation will be eligible for election into that vacant position, as well as be eligible for re-election at the next first meeting of the calendar year.

Because there are no community member representing Los Angeles County on the Committee, the succeeding communities in the rotation are being considered for this election. Please see the attached rotation schedule of officers.

Upon approval of the positions, they will take effect immediately.

Attachments:
Rotational schedule of officers
Election policies

Recommendation:
1) That a member nominate a Vice Chairperson, from the community of La Habra Heights and have this motion seconded by another for a vote.

2) That a member nominate a Chairperson from the community of Whittier, and have this motion seconded by another for a vote.

Advisory Committee Chair and Vice Chair Rotation Schedule
PHHPA

Year	Chair Region	Held By	Vice Chair Region	Held By	Notes
2013	LHH	Cathy Houwen	LA County	Gina Natoli	
2014	LA County	Gina Natoli	Whittier	April Garbat	
2015	Whittier	April Garbat	LHH	Cathy Houwen	
2016	LHH	Cathy Houwen	LA County	Richard Lacy	
2017	LA County		Whittier		1
2017	Whittier	Shelley Andros	LHH	Cathy Houwen	2
2018	Whittier	Shelley Andros	LHH	Cathy Houwen	
2019	LHH	Cathy Houwen	LA County	Karen Chang	
2020	LA County	Karen Chang	Whittier	Ray Wong	
2021	Whittier	Chuck Lawrence	LHH	Roy Francis	
2022	LHH	Roy Francis	LA County	Matthew Liang	3
2023	LA County	Matthew Liang	Whittier	Brauckmann	4
2023			Whittier	Shelley Andros	5
2024	Whittier	Shelley Andros	LHH	Cathy Houwen	
2025	LHH	Adam Nazaroff	LA County	Matt Liang	
2026	LA County	Coreas	Whittier	Cavanaugh	6
2026	Whittier		LHH		
2027	Whittier		LHH		
2028	LHH		LA County		
2029	LA County		Whittier		
2030	Whittier		LHH		
2031	LHH		LA County		
2032	LA County		Whittier		

Notes:

1 No meeting: Feb, March or April
2 May meeting elections, no County representative on CTAC
3 Elections held in October 2022
4 Elections held February 2023
5 Vice Chair Andros elected September 2023
6 All County positions became vacant as of July

Updated November 2026

Puente Hills
Habitat Preservation Authority
Endowment Provided by the Puente Hills Landfill

Citizens Technical Advisory Committee
Election of Officers Policy

1. The CTAC's chair and vice-chair positions (the positions) shall have a standard term limit of one year. Members may be elected to hold these positions in the future but not in consecutive calendar years, except as described in section 3 below.
2. The positions shall rotate by communities represented on the CTAC. Starting in the year 2013 a CTAC member representing La Habra Heights shall be elected to hold the chair position, following the year afterwards by a member from the unincorporated communities of Los Angeles County (either Hacienda Heights or Rowland Heights), and followed by a member from the City of Whittier. Starting in 2013, the vice-chair position shall be a member from the unincorporated communities of Los Angeles County, followed the next year by a member from the City of Whittier, and then by a member from La Habra Heights.
3. If a vacancy occurs with the positions, the CTAC shall vote at the next meeting to fill that position with a member from which community the position was held. In the event that a community member representing that of the current position is unavailable to be elected to fill the vacancy, then the succeeding community in the rotation will be eligible for election into that vacant position, as well as be eligible for re-election at the next first meeting of the calendar year. The objective is to not have any position held by the same community for two consecutive years, but not be shorter than one year in length. Should the chair position change representative communities then the vice-chair position shall rotate community representatives as well.
4. Should no member decide to make themselves available for election, the current officer shall continue to hold that position until a replacement officer is elected even if the officer's term expires.
5. The CTAC is eligible to elect any member to the positions out of rotation order if it acts by a majority in the belief that the interests of the Authority will be best served in that manner.

The above policy is compatible with Authority Board Resolution 97-01 that established the CTAC. Section 2f of the Resolution authorizes annual elections of officers, the positions, to occur in the first meeting of the calendar year. Specifically, the proposed term limits and rotation schedule of the positions are not in conflict with the Resolution as each year the election

of officers would be limited to a candidate pool of up to three members representing the community that is eligible to hold the positions according to the rotation schedule. The Resolution allows for a re-election of officers, which would be the case should a member be re-elected to a position in a non-consecutive year of holding that position, or in the special case of a member who has filled a vacant position the previous year.

For example, if La Habra Heights' representative as chair is no longer available in May to hold the position, then at the June CTAC meeting a vote shall occur to elect a different La Habra Heights representative to that position. If no other La Habra Heights member is available to fill that position, then a CTAC member from unincorporated Los Angeles County shall be elected to the position of chair. With this being the case, the vice-chair position will need to rotate to the next representative community, the City of Whittier. In January of the next year, the County CTAC chair member will be eligible for re-election to the chair position, or another member from the County will be eligible for election to the chair position. The same logic applies for the vice-chair position.

ITEM V

DRAFT Minutes
PUENTE HILLS HABITAT PRESERVATION AUTHORITY
CITIZENS TECHNICAL ADVISORY COMMITTEE
June 16, 2026

The meeting of the Citizens Technical Advisory Committee was held on Tuesday, June 16, 2026, at the Whittier Senior Center, 13225 Walnut Ave, Whittier, CA 90602.

I. CALL TO ORDER.

Chair Coreas called the meeting to order at 7:04 p.m.

II. ROLL CALL.

A roll call was taken, and there was a quorum at this time.

Members Present:

Bryan Coreas, Chair	County of Los Angeles
Adam Nazaroff	La Habra Heights
Catherine Houwen	La Habra Heights
Dr. Janis Cavanaugh, Vice Chair	Whittier
Laura Kreuger	Whittier
Michelle Pekko-Seymoure	Whittier

Members Absent:

Vacant	County of Los Angeles
Vacant	County of Los Angeles
Vacant	La Habra Heights

Authority Representatives Present:

Andrea Gullo, Executive Director
Michelle Mariscal, Ecologist
Carlos Zelaya, Program Analyst
Veronica Roach, Recreation Outreach Supervisor
Kenn Hughes, Deputy Chief Ranger – Mountains Recreation and Conservation Authority

III. INTRODUCTION OF NEW STAFF MEMBER VERONICA ROACH, RECREATION OUTREACH SUPERVISOR.

Introductions and welcomes were made.

IV. PUBLIC COMMENTS.

Patty Kelly, who recently received CERT training and is a member of La Habra Height's Emergency Preparedness Committee, attended to learn about CTAC and what it does.

John Dominguez, a resident of La Habra Heights who is involved with Fire Watch and the Emergency Preparedness Committee, attended to learn about CTAC and to request GIS trail maps for July 4th Fire Watch preparations.

V. APPROVAL OF MINUTES FOR THE APRIL 14, 2026 ADVISORY COMMITTEE MEETING.

Member Houwen motioned to approve the April 14, 2026 minutes as drafted. Vice Chair Cavanaugh seconded the motion, and in a vote, the motion passed unanimously.

VI. STANDING REPORTS:

a. REPORT BY BOARD LIAISON ON PREVIOUS MONTH'S AUTHORITY BOARD OF DIRECTORS MEETING.

Member Houwen, Board Liaison, provided the report for the April and May Board meetings.

b. COMMITTEE MEMBER FEEDBACK FROM THE PUBLIC AS IT RELATES TO THE AUTHORITY.

Vice Chair Cavanaugh shared that she is reviewing the City of Whittier's Local Hazard Mitigation Plan and is planning to provide feedback to the city. She also recently completed CERT Training.

Member Houwen has been providing presentations at La Habra Heights City Council meetings and thanked Executive Director Gullo for her assistance in preparing.

Member Kreuger stated interest in potentially providing the City of Whittier with presentations.

VII. ANNOUNCEMENT OF THE AUTHORITY'S POWDER CANYON TRAILS CLOSURE ON JULY 4, 2026 AT THE REQUEST OF THE CITY OF LA HABRA HEIGHTS.

Executive Director Gullo provided background.

Kenn Hughes, Deputy Chief Ranger of the Mountains Recreation and Conservation Authority, provided a synopsis of what is to be expected in preparation for the Habitat Authority's July 4th Fireworks Patrol.

VIII. ANNOUNCEMENT OF 20TH ANNIVERSARY OF THE HARBOR BOULEVARD WILDLIFE UNDERPASS.

Executive Director Gullo and Ecologist Mariscal provide a synopsis of the history and media event that occurred in honor of the 20th anniversary of the Harbor Boulevard Wildlife Underpass.

IX. VERBAL UPDATE FROM DEPUTY CHIEF RANGER HUGHES REGARDING RANGER AND MAINTENANCE SERVICES PROVIDED BY THE MOUNTAINS RECREATION AND CONSERVATION AUTHORITY (MRCA).

Kenn Hughes, Deputy Chief Ranger of the Mountains Recreation and Conservation Authority, provided a verbal update and presentation.

X. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS TO AUTHORIZE EXECUTIVE DIRECTOR TO EXECUTE THE THIRTY-SIXTH AMENDMENT OF THE OPEN SPACE MANAGEMENT AGREEMENT WITH THE MOUNTAINS RECREATION AND CONSERVATION AUTHORITY (MRCA) FOR MAINTENANCE AND OPERATION SERVICES EXTENDING THE TERM AN ADDITIONAL YEAR FROM 7/1/26 TO 6/30/27 IN THE AMOUNT OF $690,175.

Executive Director Gullo recapped funding sources and overview of the services.

Member Houwen motioned to recommend to the Board of Directors to approve the 36th Amendment of the Open Space Management Agreement with the MRCA in the amount of $690,175. Member Pekko-Seymoure seconded the motion, and in a vote, the motion passed unanimously.

XI. RECEIVE AND FILE THIRD QUARTER AUTHORITY BUDGET REPORT FOR FISCAL YEAR 2025-26.

Executive Director Gullo provided an overview. Discussion took place and the item was received and filed.

XII. RECEIVE AND FILE UPDATE FOR AUTHORITY FOR FISCAL YEAR 2025-26 WORKPLAN AND AUTHORITY WORKPLAN FOR FISCAL YEAR 2026-27.

Executive Director Gullo provided an overview. Discussion took place and feedback was provided.

XIII. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS TO APPROVE AUTHORITY BUDGET FOR FISCAL YEAR 2026-27.

Executive Director Gullo provided an overview.

Vice Chair Cavanaugh motioned to recommend to the Board of Directors to approve the proposed FY 26-27 budget. Member Pekko-Seymoure seconded the motion, and in a vote, the motion passed unanimously.

XIV. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS TO ADOPT RESOLUTION NO. 2026-06 TO CREATE A POLICY REGARDING POTENTIAL IMPACTS FROM BATTERY ENERGY STORAGE SYSTEMS ON AUTHORITY PROPERTIES.

Discussion took place.

Chair Coreas motioned to recommend to the Board of Directors to adopt Resolution 2026-06. Vice Chair Cavanaugh seconded the motion, and in a vote, the motion passed unanimously.

XV. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS TO ADOPT RESOLUTION NO. 2026-07 DECLARING JUNE AS PRIDE MONTH.

Discussion took place.

Member Houwen motioned to recommend to the Board of Directors to adopt Resolution 2026-07 recognizing June as Pride Month. Member Krueger seconded the motion, the Committee accepted a friendly amendment by Member Seymoure to have this motion be effective in perpetuity until opposed, and in a vote, the motion passed unanimously.

XVI. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS TO ADOPT RESOLUTION NO. 2026-08 DECLARING JULY AS PARKS MONTH.

Discussion took place.

Member Houwen motioned to recommend to the Board of Directors to adopt Resolution 2026-08 recognizing July as Parks Month in perpetuity until opposed. Vice Chair Cavanaugh seconded the motion, and in a vote, the motion passed unanimously.

XVII. DISCUSSION AND POSSIBLE ACTION REGARDING AUTHORITY COMMENTS ON LOS ANGELES COUNTY'S UPDATES TO THE NATURAL RESOURCE ELEMENT OF THE GENERAL PLAN AND THE SIGNIFICANT ECOLOGICAL AREAS ORDINANCE.

Michelle Mariscal, Ecologist, provided a summary of comments.

Vice Chair Cavanaugh motioned to recommend to the Board of Directors to approve the comment letter consistent with the Agency's mission of preserving and protecting the hills. Member Nazaroff seconded the motion, and in a vote, the motion passed unanimously.

XVIII. REPORT REGARDING AUTHORITY PUBLIC OUTREACH AND EDUCATIONAL EFFORTS.

Executive Director Gullo provided a summary.

XIX. CLOSING REMARKS (COMMENTS/QUESTIONS FROM COMMITTEE MEMBERS AND/OR EXECUTIVE DIRECTOR).

Chair Coreas congratulated the Authority on wrapping up the Heli-hydrant agreement and the 20-year anniversary of the wildlife underpass. He appreciates the ongoing efforts of the Authority to get involved with the community.

Vice Chair Cavanaugh requested a presentation for the Whittier Library from Veronica Roach, the Authority's new Recreation Outreach Supervisor.

Executive Director Gullo highlighted the 20th anniversary article found in the additional materials section of the packets. She thanked Chair Coreas for his services and announced that this is his last meeting due to moving out of the area.

XX. ADJOURNMENT AND ANNOUNCEMENT OF THE NEXT MEETING.

There being no further comments or business to discuss, Chair Coreas adjourned the meeting at 8:56 p.m. The next regularly scheduled meeting is on July 14, 2026 however there will be no meeting in July due to a lack of quorum.

MEMORANDUM

Meeting Date: November 17, 2026

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

Agenda Item **VII. Receive and file first quarter Authority budget report for fiscal year 2026-27.**

Background:
The first quarter reports for fiscal year 2026-27 prepared by the Authority's accounting consultant from Lance, Soll & Lunghard, LLP, Krystal Cabrera, are attached for your review.

The Authority's approved operating budget for the fiscal year is $1.2 million and was amended in the amount of $2 thousand. As of September 30, 2026, $171 thousand has been expended and $398 thousand has been collected in revenue. Mitigation Activities had an approved budget of $761 thousand for the 2026-27 fiscal year, of which $51 thousand was spent as of the first quarter. Grant expenses were budgeted at $2.1 million for the year, while expenses were $28 thousand to date.

The budget for Measure PH for fiscal year 26-27 is $1.2 million and $27 thousand has been expended. No revenue has been received for this fiscal year.

The beginning cash (not accrual) balance at the start of this fiscal year was $8.6 million, of which, $867 thousand was reserved for Measure PH. As of September 30, 2026, the cash balance of agency funds in the County pool was $7.9 million and $0.6 million for Measure PH. At least $4.3 million of the balance is restricted for projects such as the habitat restoration mitigation projects. The remaining funds are to cover the operating budget and provide for an emergency reserve.

Recommendation:
That the Committee receive and file.

Attachments:
Quarterly Authority budget report.

Puente Hills Habitat Preservation Authority
Budget vs. Actuals: FY 2027 OPERATING

Q1 Financials

July 1, 2026 - September 30, 2026

	53874 - Main			
	Amended Budget	Actual	Remaining	% of Budget
SPI-3301	756,875	378,438	378,438	50%
8605 Interest from Treasury Pool	263,272	663	262,609	0%
8363 Oil	67,000	17,950	49,050	27%
9731 General Reimbursement	37,655	69	37,586	0%
2000-2 Transfer of Mitigation Ranger Services	35,394	0	35,394	0%
2000-4 Transfer LTMP Ranger Time	31,279	0	31,279	0%
2000-1 Transfer of Mitigation Personnel	26,341	0	26,341	0%
9681 MRCA Tickets/Educational Programs	15,000	0	15,000	0%
2000-3 Transfer LTMP Personnel Time	13,997	0	13,997	0%
9679 Miscellaneous- Ongoing	1,063	1,248	-185	117%
9704 Insurance Proceeds	0	108	-108	
Total Revenue	**1,247,876**	**398,475**	**849,401**	**32%**
Expenditures				
3587 Personnel - General Services	510,000	85,096	424,904	17%
3580 Consultant Services	0	0	0	
3580-6 TECH	39,758	53,534	-13,775	135%
3580-4 MRCA	16,668	0	16,668	0%
3580-5 Property Management	16,109	745	15,364	5%
3580 Consultant Services	292,725	54,278	238,447	19%
2302 Other Insurance Premiums	105,790	986	104,804	1%
3672 Fiscal Agent Services	100,000	0	100,000	0%
3717 Legal Services	100,000	17,785	82,215	18%
6049 - Vehicles and Transportation Equipment	45,000	0	45,000	0%
3556 Educational Services	25,000	1,000	24,000	4%
3856 Treasurer & Tax Collector Services	18,000	2,733	15,267	15%
3529 Audit Fees	15,000	5,800	9,200	39%
5992 Taxes & Assessments	6,192	0	6,192	0%
3265 Computers, Personal-Accessories	5,000	0	5,000	0%
4612 Education & Training (Prof Dev)	5,000	0	5,000	0%
5110 Traveling Expense	5,000	0	5,000	0%
5222 Utilities	5,000	1,428	3,572	29%
3240 Office Supplies- General	4,000	1,005	2,994	25%
2780 Signs & Related Supplies	2,601	0	2,601	0%
2363 Automotic Maintenance	1,650	0	1,650	0%
3182 Miscellaneous Expense	1,050	0	1,050	0%
4102 Publications & Legal Notices	1,000	0	1,000	0%
4786 Printing Services	1,000	488	512	49%
5098 Auto Service	600	0	600	0%
3202 Postage	500	0	500	0%
3280 Publications & Periodicals	350	0	350	0%
4422 Building Rentals	1	0	1	0%
Total Expenditures	**1,250,459**	**170,600**	**1,079,859**	**14%**
Net Operating Revenue	**-2,583**	**227,875**	**-230,458**	

Puente Hills Habitat Preservation Authority
Budget vs. Actuals: FY 2027 Mitigation Activities
Q1 Financials
July 1, 2026 - September 30, 2026

	53879-SCE			
	Amended Budget	Actual	Remaining	% of Budget
3580 Consultant Services	$ 0	$ 0	$ 0	
Total Expenditures	**$ 0**	**$ 0**	**$ 0**	
Net Income	**$ 0**	**$ 0**	**$ 0**	

	53880-Olinda			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-3 Olinda	8,580	10,099	-1,519	118%
3580-4 MRCA	12,496	0	12,496	0%
3587 Personnel - General Services	$ 11,218	$ 0	11,218	0%
5222 Utilities	$ 0	$ 220	-220	
Total Expenditures	**$ 32,294**	**$ 10,319**	**$ 21,975**	**32%**
Net Income	**-$ 32,294**	**-$ 10,319**	**-$ 21,975**	**32%**

	53881-City of Brea			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-4 MRCA	8,330	0	8,330	0%
3580-9 Brea57/Lb	33,076	933	32,143	3%
3587 Personnel - General Services	11,399	0	11,399	0%
5222 Utilities	0	537	-537	
Total Expenditures	**$ 52,805**	**$ 1,469**	**$ 51,336**	**3%**
Net Income	**-$ 52,805**	**-$ 1,469**	**-$ 51,336**	**3%**

	53887 - Turnbull Mitigation			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-10 TURNBL	13,133	0	13,133	0%
3580 Consultant Services	$ 13,133	$ 0	$ 13,133	0%
Total Expenditures	**$ 13,133**	**$ 0**	**$ 13,133**	**0%**
Net Income	**-$ 13,133**	**$ 0**	**-$ 13,133**	**0%**

	53932 - Metro Heights			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-12 Metro Heights	533,913	0	533,913	0%
3580-4 MRCA	14,568	0	14,568	0%
3587 Personnel - General Services	3,723	0	3,723	0%
5222 Utilities	17,615	12,415	5,200	70%
Total Expenditures	**$ 569,819**	**$ 12,415**	**$ 557,404**	**2%**
Net Income	**-$ 569,819**	**-$ 12,415**	**-$ 557,404**	**2%**

	53933 - Puente Tehachapi			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-4 MRCA	15,425	0	15,425	0%
3580-5 Property Management	27,166	0	27,166	0%
3587 Personnel - General Services	8,172	0	0	0%
5222 Utilities	0	0	0	
Total Expenditures	**$ 50,763**	**$ 0**	**$ 50,763**	**0%**
Net Income	**-$ 50,763**	**$ 0**	**-$ 50,763**	**0%**

	53934 - Puente-Monterey			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580-4 MRCA	15,854	15,392	462	97%
3580-5 Property Management	20,507		20,507	0%
3580-7 Monty		11,515	-11,515	
3587 Personnel - General Services	5,825	0	5,825	0%
Total 5222 Utilities	0	0	0	
Total Expenditures	**$ 42,186**	**$ 26,907**	**$ 15,279**	**64%**
Net Income	**-$ 42,186**	**-$ 26,907**	**-$ 15,279**	**64%**

	Total Mitigation Activities			
	Amended Budget	Actual	Remaining	% of Budget
Expenditures				
3580 Consultant Services				
3580-10 TURNBL	13,133	0	1,858	74.56%
3580-12 Metro Heights	533,913	0	74,448	65.80%
3580-2 SCE	0	0	-8,392	
3580-3 Olinda	8,580	10,099	2,172	97.05%
3580-4 MRCA	66,673	15,392	65,346	0.00%
3580-5 Property Management	47,673	0	-10,900	
3580-6 TECH	0	0	-42,770	
3580-7 Monty	0	15,167	-7,863	
3580-9 Brea57/Lb	33,076	933	-11,208	147.71%
Total 3580 Consultant Services	703,048	37,938	665,110	5%
3587 Personnel - General Services	40,337	0	40,337	0%
Total 5222 Utilities	17,615	13,171	4,444	75%
Total Expenditures	**761,000**	**51,109**	**709,891**	7%
Net Income	**$ (761,000)**	**$ (51,109)**	**$ (709,891)**	7%

Puente Hills Habitat Preservation Authority
Budget vs. Actuals: FY 2027 Grants
Q1 Financials
July 1, 2026 - September 30, 2026

	53882-Puente CalFire			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
Revenue				
8831 State- Other	168,000.00		-168,000.00	0.00%
Total Revenue	**$ 168,000.00**	**$ 0.00**	**-$ 168,000.00**	**0.00%**
Gross Profit	**$ 168,000.00**	**$ 0.00**	**-$ 168,000.00**	**0.00%**
Expenditures				
3580-5 Property Management	168,789	-	(168,789)	-
3580 Consultant Services	168,789	0	-168,789	0%
Total Expenditures	**$ 168,789**	**$ 0**	**-$ 168,789**	**0%**
Net Income	**-$ 789**	**$ 0**	**$ 789**	**0%**

	53884-Caltrans			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
Expenditures				
3580 Consultant Services			0.00	
3580-5 Property Management	0.00	510.00	510.00	
3580 Consultant Services	0	510	510	
Total Expenditures	**$ 0**	**$ 510**	**$ 510**	
Net Income	**$ 0**	**-$ 510**	**-$ 510**	

	53888-City M&S			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	60,000	0	-60,000	0%
Total Revenue	**$ 60,000**	**$ 0**	**-$ 60,000**	**0%**
Gross Profit	**$ 60,000**	**$ -**	**$ (60,000)**	**0%**
Expenditures				
3580-4 MRCA	$ 40,000	$ -	$ (40,000)	0%
3580-5 Property Management	$ 15,000	$ 4,679	$ (10,321)	31%
3580 Consultant Services	$ 55,000	$ 4,679	-$ 50,321	9%
5222 Utilities	5,000	343	-4,657	7%
Total Expenditures	**$ 60,000**	**$ 5,022**	**$ (54,978)**	**8%**
Net Income	**$ 0**	**-$5,022**	**-$5,022**	

	53889-Turnbull M&S			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	82,000	0	-82,000	0%
Total Revenue	**$ 82,000**	**$ 0**	**-$ 82,000**	**0%**
Gross Profit	**$82,000**	**$0**	**-$82,000**	**0%**
Expenditures				
3580-5 Property Management	$213,542	$0	-$213,542	0%
3580 Consultant Services	$ 213,542	$ -	$ (213,542)	0%
Total Expenditures	**$ 213,542**	**$ 0**	**-$ 213,542**	**0%**
Net Income	**-$ 131,542**	**$ 0**	**$ 131,542**	**0%**

	53930-Sycamore M&S			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	122,500	0	-122,500	0%
Total Revenue	**$ 122,500**	**$ 0**	**-$ 122,500**	**0%**
Gross Profit	**$122,500**	**$0**	**-$122,500**	**0%**
Expenditures				
3580-5 Property Management	$146,278	$3,811	-$142,467	3%
3580 Consultant Services	$ 146,278	$ 3,811	-$ 142,467	3%
Total Expenditures	**$ 146,278**	**$ 3,811**	**-$ 142,467**	**3%**
Net Income	**-$ 23,778**	**-$ 3,811**	**$ 19,967**	

	53931-Other M&S			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	11,100	0	-11,100	0%
Total Revenue	**$ 11,100**	**$ 0**	**-$ 11,100**	**0%**
Gross Profit	**$11,100**	**$0**	**-$11,100**	**0%**
Expenditures				
3580-5 Property Management	$11,100	$0	-$11,100	0%
3580 Consultant Services	$ 11,100	0	-$ 11,100	0%
Net Income	**$ 0**	**$ 0**	**$ 0**	

	53935 RMC Fire Resiliency Grant			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	1,400,000	-	-1,400,000	0%
Total Revenue	**$ 1,400,000**	**$ 0**	**-$ 1,400,000**	**0%**
Gross Profit	**$ 1,400,000**	**$ 0**	**-$ 1,400,000**	**0%**
Expenditures				
3580 Consultant Services	**$ 1,519,611**	**$ 0**	**-$ 1,519,611**	0%
3580-5 Property Management		**$ 5,611**	**$ 5,611**	
3580 Consultant Services	$ 1,519,611	$ 5,611	-$ 1,514,000	0%
6049 - Vehicles and Transportation Equipment	0	13,162	13,162	
Total Expenditures	**$ 1,519,611**	**$ 18,773**	**-$ 1,500,838**	**1%**
Net Income	**-$ 119,611**	**-$ 18,773**	**$ 100,838**	

	Total			
	Amended Budget	Actual	Over (Under) Budget	% of Budget
8831 State- Other	1,843,600	0	-1,675,600	0%
Total Revenue	**$ 1,843,600**	**$ 0**	**-$ 1,675,600**	**0%**
Gross Profit	**1,843,600**	**0**	**0**	**0%**
Expenditures				
3580 Consultant Services	1,519,611	0	-2,080,184	23%
3580-3 Olinda	0	0	3,207	
3580-4 MRCA	40,000	0	192,166	
3580-5 Property Management	554,709	14,611	-173,067	68%
3580-9 Brea57/Lb	0	0	21,585	
3580-Cal(FR) 3580-Cal(PR)	0	0	8,050	
Total 3580 Consultant Services	$ 2,114,320	$ 14,611	-$ 2,099,709	1%
Total 5222 Utilities	5,000	343	-4,657	7%
6049 - Vehicles and Transportation Equipment	0	13,162	13,162	
Total Expenditures	**$ 2,119,320**	**$ 28,116**	**-$ 2,091,205**	**1%**
Net Income	**-$ 275,720**	**-$ 28,116**	**$ 415,605**	**10%**

Puente Hills Habitat Preservation Authority
Budget vs. Actuals: FY 2027 Measure PH
Q1 Financials
July 1, 2026 - September 30, 2026

	Measure PH		
	Budget	Actual	Remaining
8605 Interest from Treasury Pool	20,000	29	19,971
Special Assessments	1,210,985	0	1,210,985
Total Revenue	**$ 1,230,985**	**$ 29**	**$ 1,230,956**
Expenditures			
3548 - Auditor Controller Services	12,850	0	12,850
3580 - PH - Bio Surveys	60,000	0	60,000
3580 - PH - Cost to Administer CFD	33,500	0	33,500
3580 - PH - MRCA, Fuel Clearance and Trail Maintenance	709,502	143	709,359
3580-5 Property Management	30,000	10,576	19,424
3587 Personnel - General Services	258,000	11,425	246,575
5222 Utilities	42,131	4,782	37,349
Total Expenditures	**$ 1,145,983**	**$ 26,926**	**$ 1,119,057**
Net Operating Revenue	**$ 85,002**	**$ (26,897)**	**$ 111,899**
Other Expenditures			
2027 Reserves for property improvements/deferred maintenance	$ 85,002	$ -	$ 85,002
Total Other Expenditures	**$ 85,002**	**$ -**	**$ 85,002**
Total Unspent funds (including Reserves)	**$ -**	**-$ 26,897**	**$ 26,897**

MEMORANDUM

Meeting Date: November 17, 2026

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

Agenda Item **VIII. Presentation, discussion, receive and file end of the year Authority workplan for last fiscal year (2025-26).**

Background:
Attached is the Authority's end-of-the-year update of the agency workplan for fiscal year 2025-26, its summary notes, and the Restoration Workplan. The format of the agency workplan in general does not reflect routine day-to-day and core functions of staff's time which essentially support the mission of the agency. Due to workload, staff vacancy, unexpected happenings, and circumstances beyond control, progress on a few of these items is not at the level previously estimated or anticipated.

The highlights of the agency workplan are:
1) Execution and recording of the agreements including the heli-hydrant project with La Habra Heights, 2) creation of the Measure PH Fiscal Oversight Advisory Committee and hosting the first meeting, 3) hiring of a staff member, 4) successful filing of the first Long Term Management Plan annual reports for two completed habitat mitigation programs, 5) execution and implementation of the Rivers and Mountains Conservancy grant, and 6) execution of the CalFire grant.

The Authority workplan and day-to-day Authority mission-driven tasks are in accordance with the attached Authority's Strategic Planning Guidelines, which set priorities for the agency core functions. Below are year-end highlights of four of the agency's core functions: outreach and involvement, resource management, preserve management and administration.

Public Outreach and Involvement:

Per the Authority's Strategic Planning Guidelines, the agency has historically been committed to providing high quality opportunities for outdoor learning and community involvement. For FY 25-26, as in recent years, outdoor education and interpretive

programming[1] were not prioritized and outdoor school programs did not occur due to ongoing staff vacancies. The Authority's first full-time Recreation Outreach Supervisor was hired in June 2026.

The following is a synopsis of the activities for community outreach:

- approximately 15 engaged volunteers
- 680 volunteer hours (last year was 740 hours), valued at $28,390 for the year and overall valued at $852,743 since record keeping began in fiscal year 2010-11.
- 97 events participated, of which 89 were hosted public hikes

Also, this year as a part of the Authority's outreach and educational efforts, the Authority hired a consultant in September 2025 to assist with social media and outreach. Overall, four e-newsletters were published, one direct mailer to local residents was mailed, five press releases were issued, several articles mentioned the Authority directly, a holiday party was hosted and one special event was covered by the news media.

Resource Management:

We are committed to promoting and protecting biodiversity in the Preserve. Main ecological activities this past year included recording the conservation easement for the Metro Heights mitigation project in favor of the Watershed Conservation Authority, and submitting the first Long Term Management Plan annual reports for two completed mitigation projects in Powder Canyon. Restoration projects are on schedule and within budget, and at the end of FY 25-26, 40 acres were being restored/enhanced. To date 282 acres in the Preserve have been fully restored. Attached is a detailed end-of-the-year restoration workplan report. Below is a summary of the revenue and acreage from the restoration program. Overall, the mitigation restoration program has attracted an estimated $20 to $30 million of outside funding benefitting the hills.

[1] Interpreters connect visitors to important natural, cultural, and historical resources at parks and anywhere that people come to learn about places. The National Association for Interpretation defines interpretation as "a mission-based communication process that forges emotional and intellectual connections between the interests of the audience and the meanings inherent in the resource."

Habitat Restoration	***Implemented By***	***Fees Received from 2002 to present****	***Acreage Ongoing***	***Acreage Complete***	***Total***
Restoration	Habitat Authority	not applicable	5.0	122.4	127.4
Mitigation	Habitat Authority (ILF)	$3,446,093	35.3	84.7	120
Mitigation	Outside Entity (PIM)	$1,083,550	0	74.8	74.8
Totals		**$4,529,643**	**40.3**	**281.8**	**322.1**

**Fees include mitigation access, administration, and management*

Preserve Management:

While protecting biodiversity remains the primary priority, the Authority is also committed to offering low-impact recreational opportunities so long as they are balanced with long-term ecological sustainability. Preserve management and safety was primarily accomplished via the various grant programs, Measure PH funding, fuel clearance, routine trailhead maintenance, trail repairs and the ranger/park services contract with the Mountains Recreation and Conservation Authority (MRCA).

Administration/General Operations:

The Habitat Authority operates with minimal staffing and professional services support, employing four full-time staff members. The Recreation Outreach Supervisor position was filled in June 2026. To supplement internal staffing, the Habitat Authority contracts with the City of Whittier for personnel services and with the County of Los Angeles for financial and investment support. The Authority also contracts with an outside firm, LSL, for accounting support. Legal services and public outreach are also obtained through contractual agreements. During the past fiscal year, the Habitat Authority executed 26 new contracts and four contract amendments to support its obligations and project implementation. Additionally, staff issued 8 special use permits this past year.

Staff continues to maintain organizational capacities and equipment for operations. Operations include but are not limited to document retention, accounts payable, technology services, the website, public records requests, vehicle and housing upkeep, insurance, audits, accounting services, and personnel services. Furthermore, over 525 payment request memos (a 9% increase from the previous year) were made to Los Angeles County (the Authority's Controller) and at least an additional 12 were made to City of Whittier to

facilitate payment of credit card costs. Lastly, unique website active users was at 79.9K (a 98% increase from last year's 40.3K), and of that amount 75K were new users (a 107% increase from last year's 36.2K).

The Authority strives to provide friendly and responsive service to the community. Staff responded to a variety of inquiries from local residents, addressing specific concerns as well as general inquiries related to trail hours and similar topics. Several house calls were made by rangers and staff when necessary, and many additional calls to the ranger emergency services phone number were fielded by the MRCA.

Fiscal Impact:
None.

Recommendation:
That the Committee discuss, receive and file.

Attachments:
End of Year update FY 25-26 agency workplan
End of Year Summary of workplan
End of Year update FY 25-26 restoration update
Authority's Strategic Planning Guidelines

End of Year
Workplan FY 2025-26

	GOAL	Resp. Party	** Priority Level (1-3)	Est. Completion Date	Update Approx. % Complete	Board Approval Date	Cost / Funding
1	Heli-hydrant project	Board,staff, Attorney	1	Ongoing	100%	direction provided sprg/smmr 2021	
2	Assemble Fiscal Oversight Advisory Committee (Measure PH)	Staff, Partners, Board	1	12/31/2025	100%	Jun-25	
3	Hire (2) Staff -Maintenance/Trails & Education/VolCoordinator	ED	1	1/31/2026	50%	Jun-25	Measure PH
4	Administer Caltrans grant	Staff	1	6/30/2026	99%	5/25/2023	Caltrans
5	Seek M&S funding reimbursement Fys 22-23, 23-24, 24-25	ED, Prog Analyst	1	Ongoing	33%	6/30/2022, 5/25/2023,June 2024	County
6	Implement new Long Term Management Plans (LTMPs)	Ecologist	1	Ongoing	Complete and Ongoing	Jun-25	The San Diego Foundation endowments
7	Repair Authority residences	ED, Rgr	2	6/30/2026	80%	direction provided in spring 2021, and 2024	State funds through Caltrans, RMC
8	Create Hazard Mitigation Plan	Staff, Board, CTAC	2	6/30/2028	5%	Jun-25	Access Fee / Excess mitigation funds
9	Sign agreement and implement additional grant funding (fuel modelling, veg mapping, fuel clearance, gate/fence installation, acquisition, etc.)	Staff	2	Ongoing	50%	Jun-25	RMC
10	Community Outreach (Measure PH)	Staff, Brd subcom., Board, CTAC	2	Ongoing	Ongoing	Jun-25	General operating funds
11	Establish new office location	ED, Board	3	12/31/2025		Jun-25	General operating funds

EOY 25-26 Workplan SUMMARY

	GOAL	Notes
1	Heli-hydrant project	Completed and recorded.
2	Assemble Fiscal Oversight Advisory Committee (Measure PH)	All members were appointed, and the first meeting was held in May.
3	Hire (2) Staff -Maintenance/Trails & Education/VolCoordinator	The Recreation Outreach Supervisor was hired.
4	Administer Caltrans grant	This grant is almost completed.
5	Seek M&S funding reimbursement Fys 22-23, 23-24, 24-25	Delayed primarily due to workload.
6	Implement new Long Term Management Plans (LTMPs)	The first two LTMP annual reports were successfully submitted in June 2026, and a framework moving forward has been established.
7	Repair Authority residences	One Authority residence is nearly completed with major repairs and home hardening. The other residence which completed repairs and improvements approximately two years ago will be addressed for additional repairs and maintenance in the future.
8	Create Hazard Mitigation Plan	A cost estimate was received, but this has been delayed due to workload.
9	Sign agreement and implement additional grant funding (fuel modelling, veg mapping, fuel clearance, gate/fence installation, acquisition, etc.)	Staff has made progress with many elements of the grant, and is on budget and schedule.
10	Community Outreach (Measure PH)	Consistent messaging has been achieved with social media, e-newsletters, mailers and outreach.
11	Establish new office location	No progress.

PHHPA
Work plan - Restoration
7/2025 - 6/2026

Restoration Work Plan
End of the Fiscal Year Update

SUMMARY:					
Overall restoration projects (includes mitigation restoration, habitat restoration, and enhancement/weeding):					
40.3	acres ongoing				
281.8	acres completed				
322.1	acres total				
Habitat Authority Restoration Projects:					
Restoration - 1.0 acres Ongoing, 64.33 acres Complete, 65.33 acres Total					
Ongoing Projects	**Activity**	**Original Completion Date**	**Estimated Completion Date**	**Status**	**Comments**
Peppergrass Restoration (1.0 ac)	Planting cactus, seeding, and maintenance	Spring 2019	Spring 2027	Ongoing	RMC grant #25001 has funded two additional years of maintenance/weeding (2025-26 and 2026-27)
Enhancement/weeding - 4.0 acres Ongoing, 58.06 acres Complete, 62.06 acres Total					
Ongoing projects include seeding and hand weeding a portion of the former OCWR mitigation area, weeding the Arroyo Pescader ADA Loop Trail, and woody invasive removal along Turnbull Canyon Trail. General weed removal efforts, such as goat grazing (74 ac), are not included in the acreage totals.					
HABITAT AUTHORITY RESTORATION PROJECTS SUMMARY					
5	ACRES ONGOING				
122.4	ACRES COMPLETE				
127.4	ACRES TOTAL				
Mitigation Projects:					
Outside Entity Implementing (0 acres Ongoing, 74.8 acres Complete, 74.8 acres Total)					
Habitat Authority Implementing (35.3 acres Ongoing, 84.7 acres Complete, 120 acres Total)					
Ongoing Projects	**Activity**	**Original Completion Date**	**Estimated/Actual Completion Date**	**Status**	**Comments**
Turnbull Riparian Restoration					

*Original completion dates assume two years of grow and kill cycles

1.35 ac Riparian (Turnbull Canyon)	Seeding and maintenance	Fall 2017 (Original mitigation project)	Fall 2026	Ongoing	Formerly Permittee Implemented Mitigation (PXP/Sentinel); transferred to Habitat Authority in 2021
Ongoing Projects (continued)	**Activity**	**Original Completion Date**	**Estimated/Actual Completion Date**	**Status**	**Comments**
Olinda (OCWR2)					Conservation Easement recorded
19.86 ac CSS (Arroyo San Miguel)	Site Preparation	Fall 2018		Complete	
	Temporary Irrigation install	Fall 2018		Complete	
	Grow & Kill*	Fall 2020		Complete	
	Planting*	Winter 2020	Spring 2021	Complete	
	Hydroseeding*	Winter 2020	Spring 2021	Complete	
	Maintenance	Spring 2026		Ongoing	Currently in maintenance year 4
	Final performance monitoring report	Winter 2026		Planned	Project signoff expected by February 2027
Brea 57 / Lambert					Conservation Easement recorded
2.1 ac CSS (Powder Canyon)	Site Preparation	Fall 2019		Complete	
	Temporary Irrigation install	Fall 2019		Complete	
	Grow & Kill*	Fall 2021		Complete	
	Planting*	Winter 2021		Complete	
	Hydroseeding*	Winter 2021		Complete	
	Maintenance	Spring 2027		Ongoing	Currently in maintenance year 3
	Final performance monitoring report	Winter 2027		Planned	Project signoff expected by February 2028
Metro Heights					Conservation Easement recorded
12 ac CSS (Powder Canyon & Arroyo Pescadero)	Site Preparation	Fall 2024		Complete	Project broke ground Oct 2024
	Temporary Irrigation install	Fall 2024		Complete	
	Grow & Kill*	Fall 2026		Ongoing	
	Planting & Hydroseeding*	Winter 2026		Planned	
	Maintenance	Spring 2032		Planned	

*Original completion dates assume two years of grow and kill cycles

	Final performance monitoring report	Winter 2032		Planned	
MITIGATION PROJECTS SUMMARY					
35.3	ACRES ONGOING				
159.4	ACRES COMPLETE				
194.7	ACRES TOTAL				

PUENTE HILLS HABITAT PRESERVATION AUTHORITY
Endowment Provided by the Puente Hills Landfill
Strategic Planning Guidelines

1. Administration and General Operations

Goal A: *Create effective financial and operational forecasts.*

Goal B: *Develop and maintain organizational capacities for operational needs.*

2. Acquisition

Goal A: *Add acreage to strengthen existing habitat areas.*

Goal B: *Ensure linkage to eastern habitat area.*

Priority of Acquisitions:

High Priority

- Dark Canyon
- Linkage area at Hacienda Boulevard and restricted "Corridor" between Powder Canyon and former Unocal property

Priority

- Additional open space to strengthen existing habitat areas

Other

- Opportunity purchases

3. Preserve Management

Goal A: *Provide adequate public safety and management services.*

Goal B: *Offer access and recreational opportunities for the public benefit, balancing with ecological sustainability.*

Goal C: *Facilitate various maintenance projects that benefit the Preserve.*

4. Public Outreach, Education and Involvement (Interpretation)

Goal A: *Provide high-quality educational and outdoor learning opportunities.*

Goal B: *Provide opportunities for community involvement.*

5. Resource Management

Goal A: *Promote and protect biodiversity as well as natural and cultural resources.*

Goal B: *Promote management practices that protect ecological health of the environment.*

Goal C: *Address various projects that have the potential to negatively affect the Preserve, and work to avoid, minimize or mitigate their impacts.*

Additional Materials

State approves ‘Zone Zero’ fire-safe landscaping rules, reshaping yards for millions of Californians

By Noah Haggerty and Hayley Smith

Aug. 19, 2026 1:13 PM PT

Source: Los Angeles Times

- California’s Board of Forestry has approved sweeping Zone Zero rules, banning plants within one foot of homes and most combustibles within five feet for millions in high fire-risk communities.
- Existing homeowners in state responsibility and very high hazard zones will have up to five years to comply with Zone Zero, while new construction must adhere immediately.
- Officials say the changes are crucial as worsening wildfires have destroyed tens of thousands of homes; studies show hardened houses and cleared Zone Zero improve survival and insurability.

After nearly six years of debate and backlash, California’s Board of Forestry and Fire Protection voted unanimously Wednesday to adopt new landscaping requirements within five feet of homes — an area dubbed “Zone Zero” — for millions of Californians living in fire-prone areas.

The rules ban all plants within a foot of the home and require the first five feet around homes to be free of combustible materials such as firewood, fallen leaves and branches, and mulch or wood chips. They also prohibit wooden sheds in the zone and wooden fences where attached to the house.

The new requirements apply only to Californians living in some of the worst fire hazard zones designated by Cal Fire — specifically, State Responsibility Areas and Very High Fire Hazard Severity Zones in local responsibility areas, applying to an estimated 2 million homes. Local areas will have some flexibility to tailor the regulations to their communities.

After the formal rule-making process completes, most likely in September, Californians will have up to five years to comply. New constructions will have to adhere immediately.

Board chair Terrence O’Brien acknowledged that the plan has been controversial, but said it is necessary to “address the crisis of wildfire in our communities.”

“The regulations will make our communities safer,” he said during the meeting. “Waiting and postponing is not, in my opinion, an option.”

Zone Zero is only one line of wildfire defense required by the state in areas with significant fire hazard.

Other defensible space requirements have been on the books for decades, and dictate how homeowners must manage their yard through the spacing of trees, the removal of dead vegetation and other precautions. The state also requires home hardening measures for the structure itself — from covering vents with mesh to block embers from entering to using fire-resistant building materials — for all new constructions since 2008.

Generally, the more of these home defenses residents adopt, the lower the risk of their home burning in a wildfire.

One recent UC Berkeley study looked at five major California fires from 2017 to 2020. It found that, out of properties that took no precautions, only 20% survived. Meanwhile, those that cleared vegetation from Zone Zero had a survival rate of 37%, and those with comprehensive home hardening and defensible space had a survival rate of 48%.

Experts said the rules arrive at a critical moment. In the last decade, worsening wildfires in California have burned about 14 million acres and destroyed more than 60,000 homes and structures.

“I think we all agree that something needs to be done,” Yana Valachovic, a forest advisor at the University of California and a technical advisor to the state board, said during Wednesday’s meeting. “The fire issue is an existential crisis for California.”

For months following the 2025 L.A. fires, the state was stuck in a stalemate over the regulations.

Homeowner associations and ecologists argued for more lenient rules, saying plants carried health benefits and stricter regulations burdened homeowners. Meanwhile, fire officials and insurers argued that banning all vegetation within Zone Zero was critical to reducing the risk wildfire destroying homes.

A breakthrough came in April when the board proposed enforcing the complete ban of vegetation in a one-foot “Safety Zone” around the house while allowing plants in the rest of the five-foot zone, so long as they’re small and separated from each other. That Safety Zone would be at least one foot wide or extend to the edge of the roof eaves, whichever is farther.

The board also clarified it would not require the removal of trees, although limbs would need to be trimmed away from roofs and chimneys. It also agreed to give homeowners extra time to comply with more onerous requirements, such as upgrading or replacing wooden fences and sheds.

Proponents of more lenient requirements are now pushing state officials to create programs that can help middle- and lower-income homeowners finance the landscaping changes, as well as provide older and disabled residents with help to complete them.

Others described the rule as a “one-size-fits-all” mandate that lacks resources and considerations for local residents and municipalities.

“Compliance will cost homeowners thousands of dollars out-of-pocket for hardscaping, fence replacement and steep hillside erosion control, with zero funding provided for homeowners or local fire departments tasked with education and enforcement,” Sarah Flaherty, a representative for L.A. City Councilwoman Traci Park, said during the meeting. She urged the board to reject the rules.

For now, the new regulations will roll out in two phases. Phase one, to be completed within three years, focuses on removing combustible material within five feet of the house. Phase two, to be completed within five years, tackles the more extensive changes closest to the home, including the one-foot vegetation-free safety zone and replacement of combustible gates.

The rules will be enforced by Cal Fire in State Responsibility Areas and by local fire authorities, such as city or county fire departments, in local responsibility areas. Enforcement may include property inspections, orders to comply, or possible penalties, officials said.

Tony Andersen, the board’s executive officer, said previously that the five-year adoption phase will give officials and local groups time to develop support programs. He said a large network of fire safety organizations — from fire departments to local fire safety councils — is already stepping up to help.

Those in favor of more protective standards are now focused on assisting homeowners who are willing to voluntarily meet stricter insurance-backed guidance. Some may do the work for insurance discounts; others may do it for a chance to get insurance in the first place.

Both sides find hope in a provision that allows local governments to adopt alternative versions of Zone Zero, which San Diego and Berkeley have already done and Los Angeles is in the process of doing.

Following California’s 2017 and 2018 fire seasons, which scorched over 3 million acres and destroyed more than 30,000 homes, the state Legislature and Gov. Gavin Newsom passed a law in September 2020 that required the board to create Zone Zero regulations by the start of 2023.

That deadline came and went as fire officials and experts argued over which measures were effective.

Then, Los Angeles burned.

In February 2025, Newsom signed an executive order requiring the board to finish the regulations.



A deer and her fawn pass safely under busy traffic.

20th anniversary of Harbor Boulevard Wildlife Underpass

On June 1, the Puente Hills Habitat Preservation Authority (Habitat Authority) celebrated the 20th anniversary of the Harbor Boulevard Wildlife Underpass, a pioneering conservation project that protects wildlife and motorists and preserves habitat connectivity throughout the Puente Hills.

Completed in 2006, the structure was the first wildlife underpass built in Los Angeles County and among the earliest urban wildlife crossings in Southern California. The structure strengthens the connection of nearly 19,000 acres of protected habitat separated by Harbor Boulevard, a major commuter corridor that carries more than 35,000 vehicles each day.

To mark the milestone, the Habitat Authority hosted an exclusive guided tour for local media and dignitaries. Habitat Authority Ecologist Michelle Mariscal shared insights about the crossing's history, design and ongoing ecological benefits.

Guests examined wildlife tracks left by deer, coyotes and raccoons and learned how the crossing continues to support native species. Mariscal estimates that about 1,800 animals use the underpass annually. Mule deer began using the crossing just nine days after it opened, and ongoing monitoring continues to document the passage of deer, coyotes, bobcats, gray foxes, raccoons, roadrunners and many other species.

The anniversary also highlighted the vision, investment and multi-agency collaboration that made the project happen. Construction was made possible by grant funding awarded to Los Angeles County Public Works and California State Parks, with local matching funds provided by the Habitat Authority.

Beyond its financial contribution, the Habitat Authority funded the engineering design, construction oversight, habitat restoration and biological studies that helped guide the project.

Los Angeles County Public Works implemented the construction of the underpass and completed the associated environmental review.

Twenty years later, the underpass remains a lasting example of how public agencies can work together to protect wildlife and motorists, preserve natural landscapes and invest in the long-term environmental health of the region.





Construction in 2006.



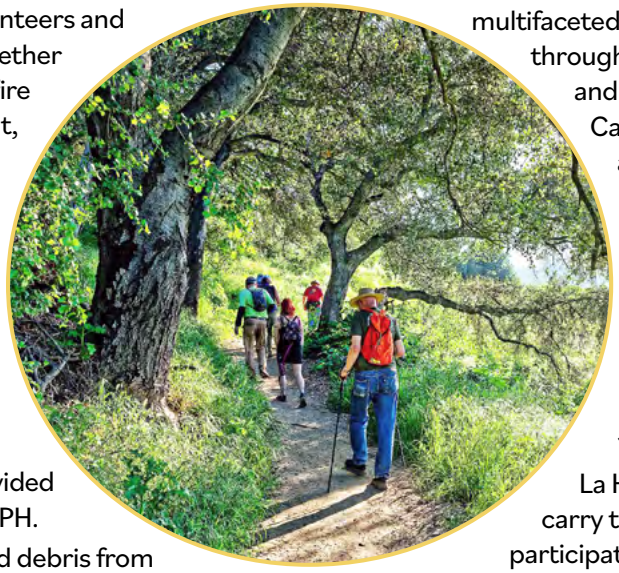
Coyote with a captured gopher snake.



Aerial view of the Harbor Boulevard Wildlife Underpass.

Protecting the Puente Hills Preserve is a year-round effort

Staff, rangers, contractors, volunteers and community partners work together every day to increase our wildfire preparedness, restore native habitat, maintain trails and keep the Puente Hills Preserve safe and resilient.



During the 2025–26 fiscal year, Puente Hills Habitat Preservation Authority cleared 248 acres of land where neighborhoods meet wildland areas (106 acres in fall and and winter and 142 acres in spring and summer), helping strengthen wildfire resiliency with support provided in part by voter-approved Measure PH.

Crews also cleared vegetation and debris from 100 percent of Preserve trails (23 miles) to support proactive wildfire preparedness and keep trails accessible for the community.

Beyond vegetation clearance, the Habitat Authority has been actively restoring 40 acres to native habitat for healthy ecosystems and wildlife preparedness by removing invasive, fine and flashy fuels and replacing them with more resilient native plants. Overall, restored or enhanced habitats total 322 acres. The Habitat Authority also secured $5.1 million in multifaceted wildfire resilience funding through multi-year grants from the Rivers and Mountains Conservancy and the California Department of Forestry and Fire Protection (CAL FIRE).

Community connection remains an essential part of this work. Over the past year, the Habitat Authority hosted 89 community hikes that were supported by 680 volunteer hours, connecting more than 1,050 people with open spaces.

La Habra Heights residents can help carry this work forward by volunteering, participating in a guided hike, supporting trail stewardship or engaging with visitors at community events. Every action helps protect this special place and inspires the next generation of Preserve stewards.

You can learn more and get involved by visiting our website at *HabitatAuthority.org*, by contacting Veronica Roach at *hillsalive@habitatauthority.org* or by scanning the QR code.

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Community-resilience approach to wildfire preparedness

More than 500 acres of the total acreage managed by the Puente Hills Habitat Preservation Authority is located within La Habra Heights, primarily encompassing Powder Canyon. Numerous Heights homes are in close proximity to land managed by the Authority, which oversees some 3,870 total acres of public open space (see map below).

Wildfire preparedness is most effective when public agencies, land managers and residents all understand the important roles they play.

In keeping with this cooperative approach, the Authority conducts annual fuel clearance around the perimeter of the Puente Hills Preserve where open space meets neighboring homes, roadways and developed areas. This reduces hazardous vegetation that can carry wildfire and gives firefighters a safer area from which to defend neighborhoods, including those in La Habra Heights.

This past year, funding for this effort was from Measure PH, which voters approved in 2024. The Authority also received grant funds to clear regrowth at many of these areas in the wintertime.

This work is strategic—it goes beyond simply removing vegetation. Thoughtfully managing dry, invasive plants while supporting healthy native species helps protect habitat, stabilize soil and strengthen the Preserve's long-term resilience.

Grant funding* also allowed the Authority to complete a facility-hardening project this summer to help make structures and infrastructure more resistant to wildfire and wind-driven embers, which not only protects the improved structures but also reduces the likelihood that potential fires could spread to neighboring vegetation and homes. Particular attention was paid to *Zone Zero,* the area closest to a structure that is most vulnerable to embers and where combustible materials must be minimized. Key elements of this project included:

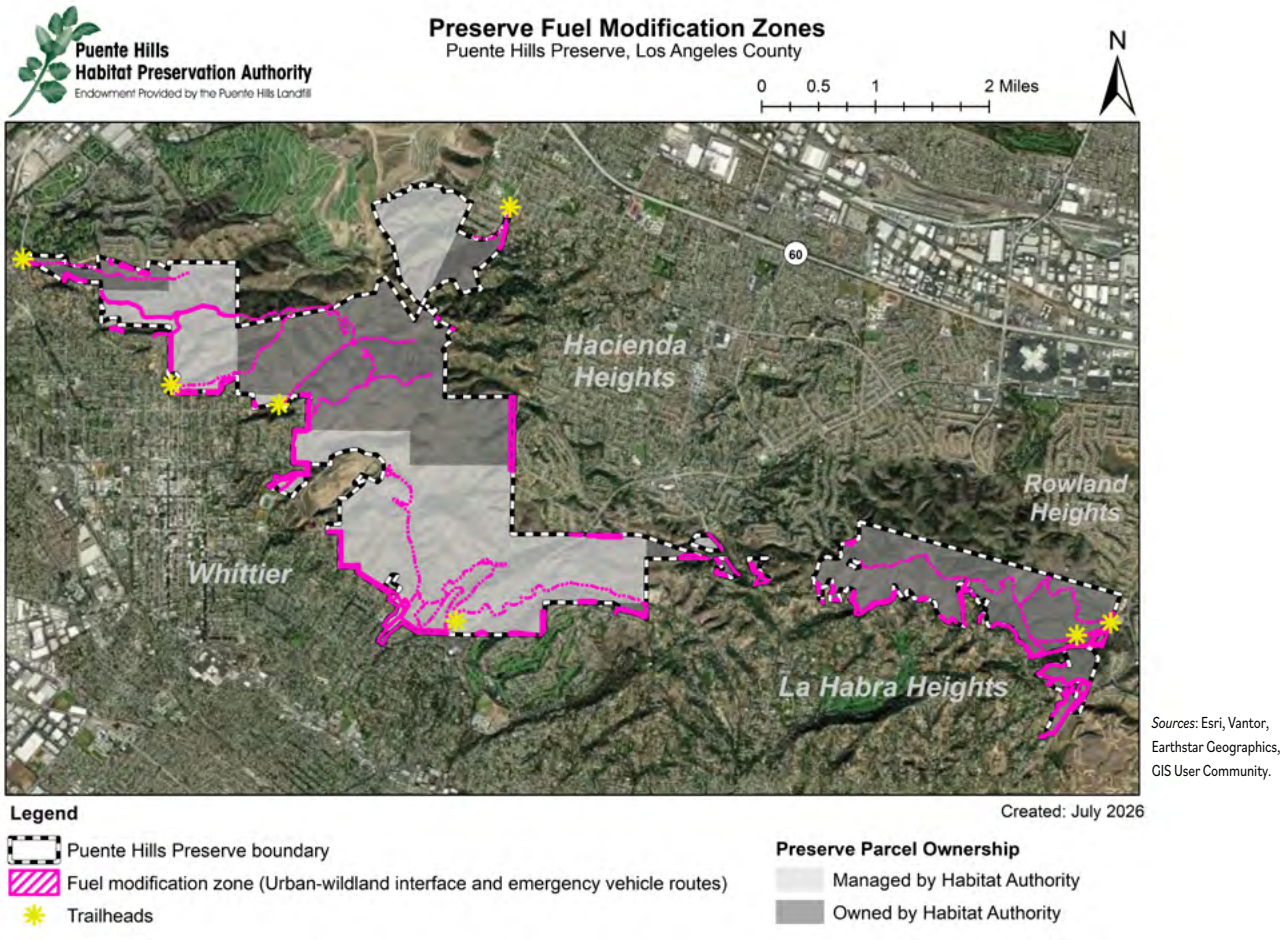
- Removing wood fencing that was within five feet of the structure.
- Removing all vegetation within five feet and replacing it with gravel.
- Replacing vents and soffits with ⅛-inch mesh to stop embers.
- Relocating sheds and propane tanks to beyond 50 feet.
- Painting the structure with fire-retardant paint.
- Replacing a wood deck with fire-resistant materials.
- Removing nearby excessive vegetation and hazardous trees.
- Replacing curtains with fire-resistant vertical blinds.
- Upgrading the roof to the highest level of fire resistance.

These and other ongoing agency efforts support California's *Wildfire and Forest Resilience Action Plan* for statewide community resilience through its three core strategic pillars: building the resilience of the built environment, advancing landscape-scale treatments and empowering local communities through capacity building and planning.

Community members are an important part of this shared effort. La Habra Heights residents can further reduce wildfire risk by performing low-cost retrofits on their properties, such as maintaining defensible space around their homes, restricting places where embers could enter and avoiding creating sparks—particularly when fire risk is high.

By staying informed and each doing our part, we can all help protect homes, neighborhoods, wildlife and treasured open spaces. The Habitat Authority remains committed to wildfire preparedness. For more information, please visit *habitatauthority.org/puente-hills-preserve-management/wildfire-preparedness*.

*Grant funds used were from the San Gabriel and Lower Los Angeles Rivers and Mountains Conservancy (RMC) for this Puente Hills Fire Resiliency project funded by the Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024, and a grant through Caltrans sourced by Assembly Bills 178 and 179 sponsored by Assembly Member Lisa Calderon and State Senator Bob Archuleta.



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Andrea Gullo
Executive Director

Puente Hills Habitat Preservation Authority

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September 8, 2026
Bryan Coreas

Dear Mr. Coreas:

The Habitat Authority would like to thank you for serving as a Citizens Technical Advisory Committee (CTAC) member for over three years, and for your agreement to serve on the Fiscal Oversight Advisory Committee before being sworn in.

Your contribution to CTAC is deeply valued! Your volunteerism, professionalism, support, and dedication over these many years have helped the Habitat Authority with its continued efforts in preserving the local hills for wildlife and providing quality recreational opportunities for people. We'd especially like to recognize your commitment, engagement with the local community, and contributions to the Committee discussions in furthering the agency's mission.

Thank you again. You will always be a part of the Habitat Authority family, and we hope our paths allow us to collaborate again.

Sincerely,

Ivan Sulic
Chair, Board of Directors

cc: Board of Directors
CTAC

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November 4, 2026

It's Garden Thyme Garden Club
c/o Mary Jo Di Ruscio
P.O. Box 11251 Whittier, CA 90603-0251

Dear Ms. Ruscio:

Thank you very much to you and It's Garden Thyme members for the tax-deductible donation of $100 to the Puente Hills Habitat Preservation Authority. Your donation is generous and very appreciated.

This gift will contribute towards the Habitat Authority's mission of preserving and protecting the Puente Hills Preserve. Contributions like this help our agency to continue to manage the hills for the benefit of wildlife, their habitat, and people. Your support means a lot to us!

Sincerely,



Andrea Gullo
Executive Director

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October 13, 2026

Bruce Everett

Dear Bruce:

Thank you very much for your tax-deductible donation of calendars valued at $550.68 to the Puente Hills Habitat Preservation Authority.

Your ongoing generosity in donating these beautiful calendars each year is genuinely appreciated by everyone fortunate enough to receive one.

All the best,

Andrea Gullo

Andrea Gullo
Executive Director