

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

**May 13, 2025, 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	La Habra Heights
Adam Nazaroff, Chair	La Habra Heights
Roy Francis	La Habra Heights
Shelley Andros	Whittier
Janis Cavanaugh	Whittier
Michelle Pekko-Seymoure	Whittier
Matthew Liang, Vice Chair	County of Los Angeles
(Vacant)	County of Los Angeles
Bryan Coreas	County of Los Angeles

**Members of the public may provide electronic comments by Monday, May 12, 2025, by 4:00 p.m. to [info@habitatauthority.org](mailto:info@habitatauthority.org). Please label the email in the subject heading as “Public Comments.” Public comments may also be verbally heard during item III 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](http://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 Andrea Gullo 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. Public comments.
- IV. Approval of Minutes for the March 18, 2025 Advisory Committee Meeting.
- V. 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.
- VI. Presentation, review and discussion of post-election analysis of Measure PH presented to the Authority Board of Directors in January 2025.
- VII. Discussion and recommendation to the Board of Directors to adopt Authority Resolution 2025-02 Certifying Completion of the Puente Hills Fuels Reduction and Wildfire Prevention Round Two (RMC 21027) grant.
- VIII. Discussion and recommendation to the Board of Directors regarding draft Authority workplan for fiscal year 2025-26.
- IX. Discussion and recommendation to the Board of Directors regarding draft Authority budget for fiscal year 2025-26.
- X. Discussion and recommendation to the Board of Directors approving a comment letter regarding the U.S. Fish and Wildlife Service's intent to rescind the definition of 'Harm' under the Endangered Species Act.
- XI. Update regarding establishing a fiscal oversight advisory committee associated with the Community Facilities District No. 2024-01, including recommending approval of Resolution 2025-03, and associated fact sheet.
- XII. Discussion and recommendation to the Board of Directors updating Citizens Technical Advisory Committee Fact Sheet.
- XIII. Closing remarks (Comments/questions from Committee Members and/or Executive Director).
- XIV. 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.

DRAFT Minutes  
PUENTE HILLS HABITAT PRESERVATION AUTHORITY  
CITIZENS TECHNICAL ADVISORY COMMITTEE  
March 18, 2025

The meeting of the Citizens Technical Advisory Committee was held on Tuesday, March 18, 2025, at the Whittier Senior Center, 13225 Walnut Ave, Whittier, CA 90602.

**I. CALL TO ORDER.**

Vice Chair Liang 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:**

Matthew Liang, Vice Chair	County of Los Angeles
Roy Francis	La Habra Heights
Catherine Houwen	La Habra Heights
Dr. Janis Cavanaugh	Whittier
Shelley Andros	Whittier
Michelle Pekko-Seymoure	Whittier

**Members Absent:**

(Vacant)	County of Los Angeles
Adam Nazaroff, Chair	La Habra Heights
Bryan Coreas	County of Los Angeles

**Authority Representatives Present:**

Andrea Gullo, Executive Director  
Michelle Mariscal, Ecologist

**III. PUBLIC COMMENTS.**

Steve Huber from Whittier Area Audubon shared information regarding their last monthly hike conducted at Sycamore Canyon including that there were 49 species of birds. Several winter species are still present, and they observed many spring arrivals.

Lee Willard, from Friends of the Whittier Hills, gave some background on that group and also congratulated Cassandra Garcia on her new position as a Director on the Habitat Authority's Board.

**IV. APPROVAL OF MINUTES FOR THE JANUARY 14, 2025 ADVISORY COMMITTEE MEETING.**

Member Houwen motioned to approve the January 14, 2025 minutes as drafted. Vice Chair Liang seconded the motion, and in a vote, the motioned passed unanimously.

**V. 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 January and February Board meetings.

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

Member Cavanaugh thanked the Habitat Authority for the trail closures in January due to red flag conditions.

Vice Chair Liang and Executive Director Gullo both attended the annual HHIA event.

Member Houwen, Executive Director Gullo and Ecologist Mariscal attended a fire preparedness workshop hosted by the City of La Habra Heights and presented by CalFire. Other members agreed they desired to see something similar hosted by the City of Whittier.

**VI. DISCUSSION, RECEIVE AND FILE THE AUTHORITY'S FISCAL YEAR 2024-25 MID-YEAR BUDGET REPORT.**

There was discussion, and the item was then received and filed.

**VII. DISCUSSION AND RECOMMENDATION TO THE BOARD OF DIRECTORS THAT THE EXECUTIVE DIRECTOR IS AUTHORIZED TO ENTER INTO A CONTRACT WITH NORTH STAR LAND CARE FOR THE ANNUAL FUEL CLEARANCE WITHIN THE AUTHORITY'S PRESERVE IN WHITTIER AND HACIENDA HEIGHTS, IN AN AMOUNT OF \$100,000 FOR A POSSIBLE FIVE-YEAR TOTAL OF \$552,563.13, AND TO AMEND THE AUTHORITY BUDGET ACCORDINGLY.**

Ecologist Mariscal provided background information.

Vice Chair Liang motioned to recommend to the Board of Directors to authorize Executive Director Gullo to enter into a contract with North Star Land Care in the amount of \$100,000 for a possible five-year total of \$552,563.13, and amend the Authority budget accordingly. Member Cavanaugh seconded the motion, and in a vote, the motion passed unanimously.

**VIII. DISCUSSION REGARDING POSSIBLE PLANNING FOR AUTHORITY HAZARD MITIGATION PLAN .**

Executive Director Gullo provided an overview.

**IX. REVIEW, RECEIVE AND FILE AN UPDATE ON THE COMPLETED 60-ACRE SOUTHERN CALIFORNIA EDISON TEHACHAPI RENEWABLE TRANSMISSION PROJECT OFF-SITE MITIGATION RESTORATION.**

Ecologist Mariscal gave a presentation showing photos before, during, and after the habitat restoration efforts. The item was then received and filed

**X. REVIEW, RECEIVE AND FILE AN UPDATE ON THE COMPLETED 15-ACRE MONTEREY PARK MARKET PLACE OFF-SITE COASTAL SAGE SCRUB RESTORATION PROJECT, PUENTE HILLS PRESERVE, LA HABRA HEIGHTS, LOS ANGELES COUNTY.**

Ecologist Mariscal provided an overview; the item was then received and filed.

**XI. REVIEW, RECEIVE AND FILE AN UPDATE ON AN ARTICLE TO BE PUBLISHED IN SEPTEMBER 2025 IN THE JOURNAL OF THE TORREY BOTANICAL SOCIETY REGARDING THE EFFECTS OF GOAT GRAZING ON INVASIVE PLANT COVER AND FUEL LOADS.**

Ecologist Mariscal provided a verbal overview; the item was then received and filed.

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

Member Andros shared with the group that the City of Buena Park will be creating a new native habitat park for the community.

Executive Director Gullo mentioned that the Habitat Authority will have a booth at the Sanitation District's Earth Day event on April 12<sup>th</sup>. The Habitat Authority is also going through the process of hiring a new Program Analyst. And lastly, on the consent calendar for this month's Board meeting is approval of a quitclaim deed from RMX Resources LLC to the Habitat Authority, and a Covenant

Agreement Regarding Split Of Participation Payments between the County of Los Angeles and the Habitat Authority, to equitably split participation payments from RMX Resources, LLC's subsurface mineral rights, both of which are associated with the Habitat Authority' property near Harbor Boulevard. Executive Director Gullo provided brief background information.

**XIII. ADJOURNMENT AND ANNOUNCEMENT OF THE NEXT MEETING.**

There being no further comments or business to discuss, Vice Chair Liang adjourned the meeting at 8:50 p.m. The next regularly scheduled meeting is on April 15, 2025.

MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

**Agenda Item VII. Discussion and recommendation to the Board of Directors to adopt Authority Resolution 2025-02 Certifying Completion of the Puente Hills Fuels Reduction and Wildfire Prevention Round Two (RMC 21027) grant.**

Background:

The San Gabriel and Lower Los Angeles Rivers and Mountains Conservancy (RMC) provided the Authority with a grant in the amount of \$275,600 for fire prevention actions.

This funding was sourced from the Governor's wildfire resilience plan. The term of grant agreement "RMC21027" was June 1, 2022 through March 31, 2025 and funds were spent by March 2025. Building on the success of a previously awarded Wildfire Prevention grant to the Authority (grant "RMC20008"), the project scope of grant RMC21027 is located at various sites throughout the Puente Hills, which are situated between the communities of Whittier, Hacienda Heights, and La Habra Heights. Tasks consisted of: maintenance of defensible space clearance between the Habitat Authority's Preserve and structures at the urban-wildland interface; hazardous fuel reduction of non-native vegetation via goat grazing, herbicide treatment, hand clearance, and mechanical methods; removal of nonnative and invasive vegetation, primarily along emergency access roads; and habitat enhancement efforts to establish native vegetation and further reduce hazardous fuel load. A map of the project work areas is attached for your reference. All work has been completed to date.

The deliverables were as follows:

Six project sub-tasks were implemented concurrently across the Puente Hills Preserve involving approximately 67.5 acres of fuel clearance:

- A) The Habitat Authority had a separate agreement with the Conservation Corps of Long Beach (CCLB) to clear along approximately 10-miles of emergency access roads (which was funded to the CCLB by a separate grant from the Rivers and Mountains Conservancy awarded in 2021). Grant RMC21027 awarded to the

Authority involved hiring and overseeing a contractor to pickup all of the vegetation cut by CCLB and hauling it to an off-site legal landfill for disposal.

B) Peppergrass Trail hazardous fuel reduction and habitat enhancement (approx. 1.9 ac); seeds for the habitat enhancement work (after weed clearance) were collected by a qualified native seed collection company from the Preserve to ensure local adaptation

C) Turnbull Canyon Trail invasive species removal along emergency access road (approx. 2.6 ac)

D) Hacienda Hills Trailhead defensible space and invasive species removal (approx. 3 ac)

E) La Habra Heights hazardous fuel reduction goat grazing in and/or adjacent to defensible space in 2023 (30 acres) and 2024 (11 acres) in different locations each year.

F) Removal of vegetation and hazardous trees for fire prevention and safety across the Preserve. Work included extensive clearance along the Arroyo San Miguel Trail, Bob Henderson Loop Trail, Sycamore Canyon Trail, and Arroyo Pescadero Trailhead for emergency access (Amendment Two).

<b>Budget RMC 21027</b>	<b>\$ Amount</b>
Sub-task A	\$ 7,390
Sub-task B	\$ 36,600
Sub-task C	\$ 39,100
Sub-task D	\$ 28,500
Sub-task E	\$ 64,700
Sub-task F	\$ 43,710
Contingency 10%	\$ 21,200
Project Management 10%	\$ 13,200
Indirect 10%	\$ 21,200
<b>TOTAL</b>	<b>\$ 275,600</b>



Fiscal Impact:

The final grant closeout and reimbursement for retention costs of approximately \$22,500 is dependent on a certification by the Authority Board of Directors that the project has been completed via adoption of Resolution 2025-02.

Recommendation:

That the Committee recommend to the Board of Directors to adopt Resolution 2025-02.

Attachments:

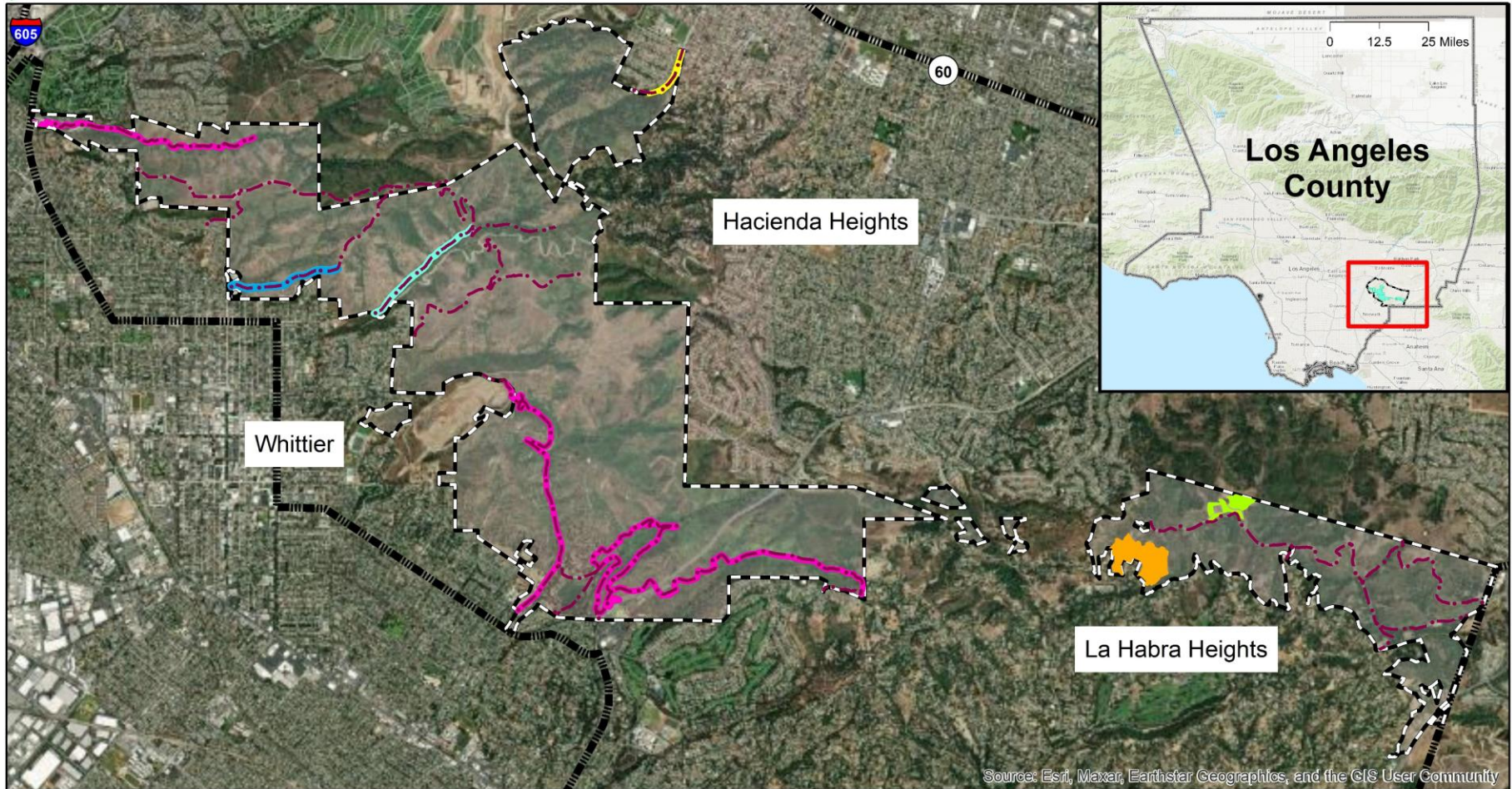
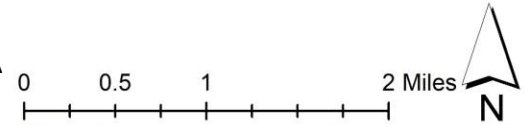
Map of project area

Authority Board Resolution 2025-02

# Puente Hills Fuels Reduction and Wildfire Prevention Round 2

Grant RMC21027

Puente Hills Preserve, Los Angeles County, CA



## Legend

Habitat Authority Jurisdictional Boundary

Puente Hills Preserve Boundary

Sub-task A- Vegetation pile removal along emergency access routes

Sub-task B- Peppergrass Trail fuel reduction and habitat enhancement

Sub-task C- Turnbull Canyon Trail invasive removal

Sub-task D- Hacienda Hills Trailhead defensible space and invasive removal

Sub-task E- La Habra Heights fuel reduction goat grazing (30 acres)- year 1

Sub-task E- La Habra Heights fuel reduction goat grazing (11 acres)- year 2

Sub-task F- Preserve-wide vegetation and tree removal

**Puente Hills Habitat Preservation Authority  
Resolution No. 2025-02**

**A Resolution of the Board of Directors  
CERTIFYING COMPLETION OF THE  
PUENTE HILLS FUELS REDUCTION AND WILDFIRE PREVENTION ROUND TWO  
(RMC 21027) GRANT**

WHEREAS, the Puente Hills Habitat Preservation Authority (Habitat Authority) is a Joint Powers Authority created pursuant to Government Code Section 6500 in 1994; and

WHEREAS, the Habitat Authority is dedicated to the acquisition, restoration, and management of open space in the Puente Hills for preservation of the land in perpetuity, with the primary purpose to protect native habitat and biological diversity. Additionally, the Habitat Authority endeavors to provide opportunities for outdoor education and low-impact recreation; and

WHEREAS, the San Gabriel and Lower Los Angeles Rivers and Mountains Conservancy (RMC) awarded the Habitat Authority a grant (RMC 21027) in accordance with the Wildfire Prevention Early Action Budget Plan in Chapter 14/21 of the Budget Act of 2020; and

WHEREAS, this action by the Habitat Authority's Board of Directors will certify completion of the Puente Hills Fuels Reduction and Wildfire Prevention Round Two (RMC 21027) grant. Certification is required by the RMC in order for the Habitat Authority to close out the grant and be fully reimbursed for project costs.

NOW, THEREFORE, BE IT RESOLVED that the Board of Directors of the Puente Hills Habitat Preservation Authority hereby:

1. Finds that the above recitals are true and correct and incorporates them by reference as though set forth in full.
2. Finds that this action is consistent with the purposes of the Habitat Authority.
3. Finds that the actions contemplated by this resolution are categorically exempt from the California Environmental Quality Act under Section 15307 of the CEQA Guidelines as actions to assure the maintenance, restoration, or enhancement of a natural resource where the regulatory process involves procedures for protection of the environment; Section 15308 of the Guidelines as actions to assure the maintenance, restoration, enhancement, or protection of the environment where the regulatory process involves procedures for protection of the environment; none of the exceptions to the exemptions set for in Section 15300.2 of the Guidelines apply.
4. Incorporates by reference the associated staff report dated May 15, 2025.
5. Certifies completion of the Puente Hills Fuels Reduction and Wildfire Prevention Round Two (RMC 21027) grant.

PHHPA  
Resolution 2025-02  
May 15, 2025

This resolution shall take effect immediately upon its adoption by the Board of Directors, and the Board Secretary shall certify the vote adopting this resolution.

I hereby certify that the foregoing resolution was adopted by the Board of Directors of the Puente Hills Habitat Preservation Authority at this special meeting of May 15, 2025 by the following vote.

Motion \_\_\_\_\_ Second: \_\_\_\_\_

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstentions: \_\_\_\_\_

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Chair of Board of Directors

----- CERTIFICATION OF RESOLUTION -----

ATTEST:

I Carlos Zelaya, Secretary of the Board of Directors of the Puente Hills Habitat Preservation Authority, witness my hand on the 15<sup>th</sup> of May 2025.

\_\_\_\_\_  
Signature

MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

**Agenda Item VIII. Discussion and recommendation to the Board of Directors regarding draft Authority workplan for fiscal year 2025-26.**

Background:

An update of the workplan for fiscal year (FY) 24-25 is provided for your review. Due to workload, or other factors, not all of the items are completed.

The draft FY 25-26 workplan is attached for your review and feedback. The format of the workplan generally does not reflect the routine, day-to-day core functions carried out by staff which are essential to supporting the agency's mission. Potential priority rankings for this fiscal year have been suggested to facilitate discussion.

Fiscal Impact:

The fiscal impact depends on the chosen workplan items.

Recommendation:

That the Committee recommend to the Board of Directors to approve the work plan or provide other feedback.

Attachments:

FY 24-25 updated workplan

Draft FY 25-26 workplan, including possible long-term projects

	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	92%	direction provided sprg/smmr 2021	
2	Implement CalFire Grant	Staff, Rngr	1	3/30/2025	100%	5/20/2021	CalFire
3	Implement RMC Round 2 Grant	Staff, Rngr	1	3/30/2025	98%	4/21/2022	RMC
4	Address funding issues and community outreach	ED, Brd subcom., Board, CTAC	1	Ongoing	Ongoing	11/17/2022	Access Fee Reserves/ Operations/Excess mitigation funds
5	Plan and host 30th Anniversary	Board and staff	1	9/21/2024	100%	1/18/2024	
6	Seek M&S funding reimbursement Fys 21-22, 22-23, 23-24	ED, Projct Analyst	1	Ongoing	66%	7/15/2021, 6/30/2022, 5/25/2023	County
7	Administer Caltrans grant	ED, Projct Analyst	1	2026 or earlier	83%	5/25/2023	Caltrans
8	Seek additional grant funding (fuel clearance, gate installation, acquisition, etc.)	ED, staff	2	Ongoing	Ongoing		
9	Repair Authority residences	ED, Rgr	3	6/30/2026	60%	direction provided in spring 2021, and 2024	State funds through Caltrans
10	Process new mitigation opportunities as they arise.	ED, Ecol	3	Ongoing	Ongoing	7/15/2021	Mitigation funding
11	Repair Arroyo Pescadero gate and Hacienda Hills Trailhead railing	ED	3	TBD	0%	7/15/2021, 5/25/2023	Access Fee Reserves/ State funds through Caltrans
12	Revise Authority trailhead rules signs	Staff, Rngrs, CTAC, Board, NPS	3	TBD	5%	6/30/2022	Operations/ possible RMC grant
13	Hire Naturalist to coordinate volunteers	ED	3	TBD	0%	6/30/2022	Operations

\*\*Board to review and provide direction on priority rankings.

Draft  
Workplan FY 25-26

	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	92%	direction provided sprg/smmr 2021	
2	Assemble Fiscal Oversight Advisory Committee Measure PH)	Staff, Partners, Board	1	12/31/2025			
3	Hire (2) Staff -Maintenance/Trails & Education/VolCoordinator	ED	1	1/31/2025			Measure PH
4	Administer Caltrans grant	ED, Prog Analyst	1	6/30/2026	83%	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	Ongoing		The San Diego Foundation endowments
7	Repair Authority residences	ED, Rgr	2	6/30/2026	60%	direction provided in spring 2021, and 2024	State funds through Caltrans
8	Create Hazard Mitigation Plan	Staff, Board, CTAC	2	6/30/2028	0%		Access Fee / Excess mitigation funds
9	Sign agreement and implement additional grant funding (fuel modelling, veg mapping, RMP, fuel clearance, gate/fence installation, acquisition, etc.)	Staff	2	Ongoing	0%		RMC
10	Community Outreach (Measure PH)	Staff, Brd subcom., Board, CTAC	2	Ongoing	Ongoing		General operating funds

\*\*Board to review and provide direction on priority rankings.

Habitat Authority Workplan  
Long Term

Possible Long Term Items							
1	Plan for nature center/office/new ranger residence at Sycamore.						
2	Agency strategy and vision re-assessment.						
3	Agency staffing/operations assessment. The assessment could focus on identifying performance or resource gaps, inclusive of staffing, and would present recommendations if any that could provide an opportunity to improve the performance of work processes, reduce long-term costs, and help to ensure a high-functioning organization that adapts to current and future challenges.						
4	Update all trailhead monument signs.						
5	Evaluate whether to change remaining Preserve hours to set times.						
6	Develop facility (including homes) maintenance schedule and budget.						
7	Update agency Resource Management Plan (RMP).						
8	Update agency vegetation mapping.						
9	Conduct Preserve-wide biological surveys for various species in accordance with the RMP, including Coastal California Gnatcatcher surveys						
10	Install Turnbull Canyon fence and/or other perimeter fencing.						
11	Issue trail license to the County for parts of the Ahwingna Trail.						
12	Update/improve trailheads.						
13	Host regional conference.						
14	Process new mitigation opportunities as they arise.						
15	Repair Arroyo Pescadero gate and Hacienda Hills Trailhead railing						
16	Revise Authority trailhead rules signs						
17	Additional wildfire planning and preparedness.						

Not listed in any priority ranking.

Presented to Board July 2021, Updated June 2022, Updated May 2023, Updated July 2024, Updated May 2025



MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

**Agenda Item IX. Discussion and recommendation to the Board of Directors regarding draft Authority budget for fiscal year 2025-26.**

Background:

For your reference, included in the attached proposed draft budget for FY 25-26 is the year-to-date budget as of March 31 for FY 24-25. Revenues and invoices for several months are still outstanding. Authority staff consulted with the Authority's accounting consultants from Lance, Soll & Lunghard, LLP in developing the proposed budget.

A rough expense budget in the amount of \$1.12 million is proposed for ongoing operations, and an estimate of approximately \$1.2 million is anticipated for revenue. Total operating costs off set by Measure PH and mitigation funding are approximately \$700,000. Also, the budget proposed still has partial cost savings included from years past. The mitigation restoration project-related costs are expected to be \$498,000 which are funded by outside sources for the betterment of the lands managed. Overall, from the attached draft expense budgets proposed \$1.12 million (operating), \$498,678 (mitigation habitat restoration), and \$490,000 (grants), totaling \$2.1 million.

The proposed FY 25-26 budget anticipates consumer price index increases. Also, ongoing contracts have been incorporated into this budget.

*Measure PH*

In November, voters passed Measure PH which enables the Authority to collect property taxes for management of the Authority's Puente Hills Preserve. The Authority can begin to incur expenses before the taxes are collected. The Los Angeles County fiscal tax year or tax roll year begins July 1 of one year and ends June 30 of the next year (e.g., July 1, 2025 through June 30, 2026). This is the 12-month accounting period used for the calculation and collection of property taxes. The Annual Secured Property Tax Bill has two payment stubs. The 1st installment payment is due on November 1 and the 2nd installment payment is due on February 1. The Authority expects to receive the funds in December/January and secondly in April.

Proposed costs for the Measure PH funding include:

- a) 82 hours of ranger and park services from the MRCA July through December, and 120 hours January through June, excluding costs covered by mitigation, mitigation Long Term Management Program (LTMP), or Measure A M&S funding.
- b) Fuel modification costs, and special projects of the Board of Directors.
- c) Hiring 2 full-time PHHPA staff members after December.

#### *County Measure A M&S Funds*

As reported in the past, the Authority is eligible to receive approximately \$300,000 annually in maintenance and servicing (M&S) funding, however changes to the guidelines prevent the Authority from spending this funding on property it does not own beginning in FY 21-22. As a result, those funds have been collected at the County, and can be accessed in the future by the Authority; however, if they go unspent the County can reclaim them. Additionally, M&S funding cannot be accessed for the Authority-owned Sycamore Canyon property until the original grantee has closed out the grant and an Assignment and Assumption of Grant Agreement (AAGA) is signed by the Authority. The AAGA was signed by the Authority in May 2024. The grant is tied to the City of Whittier's Worsham property as well. However, until the City closes out the grant, the PHHPA cannot access M&S funds for the Authority's Sycamore property. The current proposed budget anticipates collecting \$104,000 of M&S funding for the Sycamore property.

#### *Revenue*

Regarding the Authority's investment portfolio, the Authority expects to receive \$756,000 at current investment positions. Additional revenue this year includes staff and ranger funding from the long-term management plans (LTMPs) from the completed SCE and Monterey mitigation restoration funding.

The grants category of the annual budget illustrates funding from the Caltrans, Los Angeles County Measure A, and the City of Whittier (also Measure A), however funding from mitigation restoration and LTMP funding for Authority staff and rangers has been incorporated into the main operating budget.

Other revenues are from interest gained on agency cash holdings, historic oil revenues in La Habra Heights obtained when the properties were acquired, ranger tickets, and reimbursements.

*Estimated Cash Balances*

A review is still ongoing of the balances, however as of June 30, 2025, the Authority will have an approximate cash balance of \$8 million. Within this balance are funds allocated for the close out of the FY 24-25 budget. Also, the cash balance includes funds for various mitigation restoration projects that the Authority is contractually obligated to implement. Approximately \$5.5 million is restricted. So far, these projects are on schedule and within budget.

Within the unrestricted funds, it is recommended to leave a reserve for emergencies (\$1 million) and funds for the proposed fiscal year's operating budget (\$1 million).

After the close of the fiscal year a more accurate account of the cash balance can be determined.

At the meeting, there will be discussion regarding the changes to the budget from the previous year, and how to spend the remaining Caltrans funding. It can be used for ranger and management services, fuel modification or to conduct improvements to the ranger residences.

The Authority is expected to receive a significant grant from the Rivers and Mountains Conservancy (RMC) for special and additional wildfire prevention projects. Authority staff is in the process of gathering details. Additionally, staff has had preliminary discussions with the RMC regarding the possibility of providing matching funds, if needed, for the maintenance and repair of a ranger residence in support of potential grant funding aimed at home hardening.

Attached for reference is a long-term budget projection, and a chart that illustrates how the funding for the annual fuel modification is accomplished. Both will be reviewed at the meeting.

Recommendation:

That the Committee recommend to the Board of Directors to approve the draft budget or provide other feedback.

Attachments:

FY 24-25 year to date budget

FY 25-26 proposed annual budget

Long term budget projection

Fuel modification division of funding sources

## Fiscal Year 2024-25 Projected Actuals

		A	B	C	D = B + C	E = B/A	F = D/A
		FINAL AMENDED FY 24/25 BUDGET	YTD Actuals (as of March 31, 2025)	Additional Projected through 06/30/25	Forecasted 2025	YTD Actuals % of FY 2024 Budget Rev	Forecasted FYE % of FY 2024 Budget Rev
<b>Operating Budget:</b>							
SPI earnings (endowment)	53874	\$ 858,000	863,416	\$ -	\$ 863,416	101%	101%
M&S, Grants - Other	53874	-	9,000	-	9,000	0%	0%
Interest from Treasury Pool Deposits	53874	177,483	272,832	30,000	302,832	154%	171%
La Habra Heights historic oil	53874	70,000	23,725	23,725	47,450	34%	68%
MRCA tickets /educational programs	53874	15,000	-	15,000	15,000	0%	100%
Reimbursement of Expense	53874	7,761	522	-	522	7%	7%
Donations	53874	-	5,307	-	5,307	0%	0%
Miscellaneous - Ongoing	53874	-	1,000	-	1,000	100%	0%
Transfer of Mitigation Personnel	53874	28,858	-	28,858	28,858	0%	100%
Transfer of Mitigation Ranger Services	53874	27,419	-	27,419	27,419	0%	100%
Transfer LTMP personnel time	53874	-	-	-	-	0%	0%
Transfer LTMP ranger time	53874	-	-	-	-	0%	0%
Carryover from former Year		-	-	-	-	0%	0%
<b>Total Revenue</b>		<b>\$ 1,184,521</b>	<b>\$ 1,175,802</b>	<b>\$ 125,002</b>	<b>\$ 1,300,803</b>	<b>99%</b>	<b>110%</b>
<b>Expenses:</b>		FINAL AMENDED FY 24/25 BUDGET	YTD Actuals (as of March 31, 2025)	Additional Projected through 06/30/25	Forecasted 2025	YTD Actuals % of FY 2024 Budget Exp	Forecasted FYE % of FY 2024 Budget Exp
Ranger Services and Property Management	53874	\$ 417,115	60,852	\$ 356,263	\$ 417,115	15%	100%
Payroll (Personnel - General Services)	53874	429,062	265,272	163,791	429,062	62%	100%
Site Mitigation/Access Fees - Use of Restricted Reserves	53874	83,415	55,671	401,680	457,351		
Other Insurance Premiums	53874	93,000	10,360	82,640	93,000	11%	100%
Legal Services	53874	84,460	55,111	27,555	82,666	65%	98%
Fiscal Agent Services	53874	32,000	8,000	24,000	32,000	25%	100%
Utilities (water, phones, internet, etc)	53874	40,557	18,146	9,073	27,219	45%	67%
Treas-Tax Collector Services	53874	18,000	11,416	6,584	18,000	63%	100%
Office Rent (Building Rentals)	53874	1	1	-	1	100%	100%
Technical	53874	65,210	43,398	21,812	65,210	67%	100%
Audit Fees	53874	5,500	510	4,991	5,500	9%	100%
Street bond	53874	5,836	5,836	0	5,836	100%	100%
Educational Services	53874	3,600	1,669	1,931	3,600	46%	100%
Office Supplies-General	53874	3,100	2,225	875	3,100	72%	100%
Printing Services	53874	1,000	-	1,000	1,000	0%	100%
Signs & Related Supplies	53874	1,500	161	1,339	2,500	11%	167%
Automotive Maintenance	53874	1,500	1,785	-	1,785	119%	119%
Permit & License Fees	53874	200	-	200	200	0%	100%
Auto Mileage	53874	250	-	250	250	0%	100%
Miscellaneous (GIS, Resr. Misc.)	53874	1,050	-	1,050	1,050	0%	100%
Postage	53874	500	2	498	500	0%	100%
Education & Training (prof. dev.)	53874	-	-	-	-	0%	0%
Traveling Expense (local meetings)	53874	150	175	-	175	117%	117%
Publications & Legal Notices	53874	1,000	-	1,000	1,000	0%	100%
Auto Service	53874	500	303	197	500	61%	100%
Publications & Periodicals	53874	150	70	80	150	47%	100%
Computers		-	1,562	-	1,562	100%	100%
<b>Total Expenses</b>		<b>\$ 1,288,656</b>	<b>\$ 542,524</b>	<b>\$ 1,106,808</b>	<b>\$ 1,650,332</b>	<b>42%</b>	<b>128%</b>
<b>Change In Position</b>		<b>\$ (104,135)</b>	<b>\$ 633,277</b>	<b>\$ (981,806)</b>	<b>\$ (349,528)</b>	<b>-608%</b>	<b>336%</b>

		A	B	C	D = B + C	E = B/A	F = D/A
Mitigation Costs	Unit #	FINAL AMENDED FY 24/25 BUDGET	YTD Actuals (as of March 31, 2025)	Additional Projected through 06/30/25	Forecasted 2025	YTD Actuals % of FY 2024 Budget Rev	Forecasted FYE % of FY 2024 Budget Rev
Mitigation Revenue	53879	\$ -	4,176	\$ -	\$ 4,176	100%	100%
<b>Total Revenue</b>			<b>\$ 4,176</b>	<b>\$ -</b>	<b>\$ 4,176</b>	<b>100%</b>	<b>100%</b>
Consultant Services (Mitigation) SCE	53879	\$ -	\$ 43,843	\$ -	\$ 43,843	100%	100%
Consultant Services (Mitigation) OLINDA	53880	87,497	61,585	25,912	87,497	70%	100%
Consultant Services (Mitigation) Brea 57/Lambert	53881	31,451	14,844	16,607	31,451	47%	100%
Consultant Services (Mitigation) Turnbull Enhancement	53874	11,773	8,710	3,063	11,773	74%	100%
Consultant Services (Mitigation) Metro Heights	53932	669,992	484,378	185,614	669,992	100%	100%
Utilities (mitigation) SCE	53879	-	6,823	3,412	10,235	100	0%
Utilities (mitigation) OLINDA	53880	-	1,474	737	2,211	100%	100%
Utilities (mitigation) Brea 57/Lbt	53881	-	1,732	866	2,598	100%	100%
Utilities (mitigation) Metro Heights	53932	5,377	7,475	3,737	11,212	0%	0%
LTMP (SCE)	53933	-	-	-	-	0%	0%
LTMP (Monterey)	53934	-	-	-	-	0%	0%
Transfers - Personnel (SCE)	53879	-	-	-	-	0%	0%
Transfers - Personnel (Olinda)	53880	12,462	-	12,462	12,462	0%	100%
Transfers - Personnel (Monterey)	53886	-	-	-	-	0%	0%
Transfers - Personnel (Brea 57)	53881	11,965	-	11,965	11,965	0%	100%
Transfers - Personnel (Mitigation) Metro Heights	53932	4,432	-	4,432	4,432	0%	100%
Transfers - Personnel (LTMP) SCE	53933					0%	0%
Transfers - Personnel (LTMP) Monterey	53934					0%	0%
Transfers - Ranger Services (SCE)	53879	-	-	-	-	0%	0%
Transfers - Ranger Services (Olinda)	53880	12,251	-	12,251	12,251	0%	100%
Transfers - Ranger Services (Brea 57)	53881	8,167	-	8,167	8,167	0%	100%
Transfers - Ranger Services (Metro Heights)	53932	7,001	-	7,001	7,001	0%	100%
Transfers - Ranger Services (SCE LTMP)	53933					0%	0%
Transfers - Ranger Services (Monterey LTMP)	53934					0%	0%
<b>Total Expenses</b>		<b>\$ 862,368</b>	<b>\$ 630,864</b>	<b>\$ 296,226</b>	<b>\$ 927,090</b>	<b>73%</b>	<b>108%</b>

		FINAL AMENDED FY 24/25 BUDGET	YTD Actuals (as of March 31, 2025)	Additional Projected through 06/30/25	Forecasted 2025	YTD Actuals % of FY 2024 Budget Rev	Forecasted FYE % of FY 2024 Budget Rev
<b>FY 24/25 Grants:</b>							
<b>CalFire Grant (multi-year)</b>							
CalFire Grant Revenue	53882	\$ 240,000.00	\$ 103,248	\$ 136,752	\$ 240,000	43%	100%
Goats and Fuel Reduction	53882	\$ (20,000.00)	\$ (30,440)	\$ -	\$ (30,440)	152%	152%
Payroll Costs (Overhead)	53882	(3,944)	\$ (6,560)	\$ -	(6,560)	166%	166%
<b>RMC Grant Round 2</b>		-					
RMC Grant Revenue	53883	\$ 64,910.00	\$ -	\$ 64,910	\$ 64,910	0%	100%
Payroll Costs (Overhead)	53883	\$ -	\$ (4,588)	\$ -	\$ (4,588)	100%	100%
Fuel Reduction	53883	(43,710)	\$ (53,475)	\$ -	(53,475)	122%	122%
<b>Caltrans</b>		-					
Caltrans Grant Revenue	53884	\$ -	\$ -	\$ -	\$ -	0%	0%
Caltrans Grant Expenditure		-					
Ranger and associated costs	53884	\$ (130,601.00)	\$ (124,828)	\$ (5,773)	\$ (130,601)	96%	100%
Property Management	53884	(200,000)	\$ (21,098)	\$ (178,902)	(200,000)	11%	100%
Utilities	53884	(10,000)	\$ (2,087)	\$ (7,913)	(10,000)	21%	100%
<b>City M&amp;S</b>		-					
City M&S Revenue	53888	\$ 60,000.00		\$ 60,000	\$ 60,000	0%	100%
City M&S Property Management	53888	\$ (54,307.00)	\$ (52,010)	\$ (2,297)	\$ (54,307)	96%	100%
City M&S Utilities		(5,693)	\$ (3,732)	\$ (1,961)	(5,693)	66%	100%
<b>Turnbull M&amp;S</b>		-					
Turnbull M&S Revenue	53889	\$ 90,000	\$ 13,644	\$ 76,356	\$ 90,000	15%	100%
Turnbull M&S Property Management	53889	\$ (90,000)	\$ (105,529)	\$ -	\$ (105,529)	117%	117%
<b>Sycamore M&amp;S</b>		-					
Sycamore M&S Revenue		\$ 20,000	\$ -	\$ 20,000	\$ 20,000	0%	0%
Sycamore M&S Property Management	53930	\$ (20,000)	\$ (1,072)	\$ (18,928)	\$ (20,000)	0%	0%
<b>Gale M&amp;S</b>							
Gale M&S Revenue		\$ -			-		
Gale M&S Property Management		\$ -			-		
<b>Total Revenue</b>		<b>\$ 474,910</b>	<b>\$ 116,892</b>	<b>\$ 358,018</b>	<b>\$ 454,910</b>	<b>25%</b>	<b>96%</b>
<b>Total Expenses</b>		<b>\$ (578,255)</b>	<b>\$ (405,420)</b>	<b>\$ (215,773)</b>	<b>\$ (601,193)</b>	<b>70%</b>	<b>104%</b>

			A	B	C	D = B + C	E = B/A	F = D/A
			FINAL AMENDED FY 24/25 BUDGET	YTD Actuals (as of March 31, 2025)	Additional Projected through 06/30/25	Forecasted 2025	YTD Actuals % of FY 2024 Budget Rev	Forecasted FYE % of FY 2024 Budget Rev
<b>Measure PH</b>								
<b>Measure PH Revenue</b>								
Tax Revenue								
Interest Revenue								
<b>Total Measure PH Revenue</b>								
<b>Measure PH Expenditure</b>								
Ranger Services and Property Management								
Personnel								
Bird Surveys								
SCI Cost to Administer CFD								
<b>Total Measure PH Expenditure</b>								
<b>Total Measure PH Change In Position</b>								

## Fiscal Year 2025-26 Proposed Budget

			Proposed FY 25-26 Budget	\$ Change compared to Final Amended FY 24/25 Budget	% Change compared to Final Amended FY 24/25 Budget
<b>Operating Budget:</b>					
SPI earnings (endowment)	53874		\$ 756,875	\$ (101,125)	-12%
M&S, Grants - Other	53874		-	-	0%
Interest from Treasury Pool Deposits	53874		265,000	87,517	49%
La Habra Heights historic oil	53874		55,000	(15,000)	-21%
MRCA tickets /educational programs	53874		15,000	-	0%
Reimbursement of Expense	53874		9,500	1,739	22%
Donations	53874		-	-	0%
Miscellaneous - Ongoing	53874		-	-	0%
Transfer of Mitigation Personnel	53874		27,338	(1,520)	-5%
Transfer of Mitigation Ranger Services	53874		34,945	7,526	27%
Transfer LTMP personnel time	53874		11,350	11,350	0%
Transfer LTMP ranger time	53874		30,400	30,400	0%
Carryover from former Year			-	-	0%
<b>Total Revenue</b>			<b>\$ 1,205,408</b>	<b>\$ 20,887</b>	<b>2%</b>
			Proposed FY 25-26 Budget	\$ Change compared to Final Amended FY 24/25 Budget	% Change compared to Final Amended FY 24/25 Budget
<b>Expenses:</b>					
Ranger Services and Property Management	53874		\$ 129,800	\$ (287,315)	-69%
Payroll (Personnel - General Services)	53874		504,000	74,938	17%
Site Mitigation/Access Fees - Use of Restricted Reserves	53874		-	(83,415)	-100%
Other Insurance Premiums	53874		93,000	-	0%
Legal Services	53874		80,000	(4,460)	-5%
Fiscal Agent Services	53874		80,000	48,000	150%
Utilities (water, phones, internet, etc)	53874		37,200	(3,357)	-8%
Treas-Tax Collector Services	53874		18,000	-	0%
Office Rent (Building Rentals)	53874		1	-	0%
Technical	53874		140,000	74,790	115%
Audit Fees	53874		11,000	5,500	100%
Street bond	53874		5,836	(0)	0%
Educational Services	53874		3,600	-	0%
Office Supplies-General	53874		3,100	-	0%
Printing Services	53874		1,000	-	0%
Signs & Related Supplies	53874		1,500	-	0%
Automotive Maintenance	53874		1,500	-	0%
Permit & License Fees	53874		200	-	0%
Auto Mileage	53874		250	-	0%
Miscellaneous (GIS, Resr. Misc.)	53874		1,050	-	0%
Postage	53874		500	-	0%
Education & Training (prof. dev.)	53874		5,000	5,000	100%
Traveling Expense (local meetings)	53874		200	50	33%
Publications & Legal Notices	53874		1,000	-	0%
Auto Service	53874		500	-	0%
Publications & Periodicals	53874		150	-	0%
Computers			6,000	6,000	0%
<b>Total Expenses</b>			<b>\$ 1,124,387</b>	<b>\$ (164,269)</b>	<b>-13%</b>
<b>Change In Position</b>			<b>\$ 81,021</b>	<b>\$ 185,156</b>	<b>-78%</b>

## Fiscal Year 2025-26 Proposed Budget

			Proposed FY 25-26 Budget	\$ Change compared to Final Amended FY 24/25 Budget	% Change compared to Final Amended FY 24/25 Budget
<b>Mitigation Costs</b>	<b>Unit #</b>				
Mitigation Revenue	53879		\$ -	\$ -	0%
<b>Total Revenue</b>			<b>\$ -</b>	<b>\$ -</b>	<b>0%</b>
Consultant Services (Mitigation) SCE	53879		\$ -	\$ -	0%
Consultant Services (Mitigation) OLINDA	53880		73,687	(13,811)	-16%
Consultant Services (Mitigation) Brea 57/Lambert	53881		23,494	(7,957)	-25%
Consultant Services (Mitigation) Turnbull Enhancement	53874		7,303	(4,470)	-38%
Consultant Services (Mitigation) Metro Heights	53932		217,689	(452,304)	-68%
Utilities (mitigation) SCE	53879		-	-	0%
Utilities (mitigation) OLINDA	53880		-	-	0%
Utilities (mitigation) Brea 57/Lbt	53881		-	-	0%
Utilities (mitigation) Metro Heights	53932		16,521	11,144	207%
LTMP (SCE)	53933		33,764	33,764	100%
LTMP (Monterey)	53934		22,189	22,189	100%
Transfers - Personnel (SCE)	53879		-	-	0%
Transfers - Personnel (Olinda)	53880		11,503	(959)	-8%
Transfers - Personnel (Monterey)	53886		-	-	0%
Transfers - Personnel (Brea 57)	53881		12,255	290	2%
Transfers - Personnel (Mitigation) Metro Heights	53932		3,580	(852)	-19%
Transfers - Personnel (LTMP) SCE	53933		5988.54	5,989	100%
Transfers - Personnel (LTMP) Monterey	53934		5360	5,360	100%
Transfers - Ranger Services (SCE)	53879		-	-	0%
Transfers - Ranger Services (Olinda)	53880		12,496	245	2%
Transfers - Ranger Services (Brea 57)	53881		8,167	-	0%
Transfers - Ranger Services (Metro Heights)	53932		14,283	7,281	104%
Transfers - Ranger Services (SCE LTMP)	53933		15000	15,000	100%
Transfers - Ranger Services (Monterey LTMP)	53934		15400	15,400	100%
<b>Total Expenses</b>			<b>\$ 498,678</b>	<b>\$ (363,690)</b>	<b>-42%</b>

			Proposed FY 25-26 Budget	\$ Change compared to Final Amended FY 24/25 Budget	% Change compared to Final Amended FY 24/25 Budget
<b>FY 24/25 Grants:</b>					
<b>CalFire Grant (multi-year)</b>					
CalFire Grant Revenue	53882		\$ -	\$ (240,000.00)	-100%
Goats and Fuel Reduction	53882		\$ -	\$ 20,000.00	-100%
Payroll Costs (Overhead)	53882		-	\$ 3,944.00	-100%
<b>RMC Grant Round 2</b>					
RMC Grant Revenue	53883		\$ -	\$ (64,910.00)	-100%
Payroll Costs (Overhead)	53883		\$ -	\$ -	0%
Fuel Reduction	53883		-	\$ 43,710.00	-100%
<b>Caltrans</b>					
Caltrans Grant Revenue	53884		\$ -	\$ -	0%
Caltrans Grant Expenditure					
Ranger and associated costs	53884		\$ -	\$ 130,601.00	-100%
Property Management	53884		(218,000.00)	\$ (18,000.00)	9%
Utilities	53884		-	\$ 10,000.00	-100%
<b>City M&amp;S</b>					
City M&S Revenue	53888		\$ 60,000.00	\$ -	0%
City M&S Property Management	53888		\$ (55,000.00)	\$ (693.00)	1%
City M&S Utilities			(5,000.00)	\$ 693.00	-12%
<b>Turnbull M&amp;S</b>					
Turnbull M&S Revenue	53889		\$ 106,954.00	\$ 16,954.00	19%
Turnbull M&S Property Management	53889		\$ (106,954.00)	\$ (16,954.00)	19%
<b>Sycamore M&amp;S</b>					
Sycamore M&S Revenue			\$ 104,013.00	\$ 84,013.00	420%
Sycamore M&S Property Management	53930		\$ (104,013.00)	\$ (84,013.00)	420%
<b>Gale M&amp;S</b>					
Gale M&S Revenue			\$ 1,100.00	\$ 1,100.00	100%
Gale M&S Property Management			\$ (1,100.00)	\$ (1,100.00)	100%
<b>Total Revenue</b>			<b>\$ 272,067</b>	<b>\$ (202,843)</b>	<b>-43%</b>
<b>Total Expenses</b>			<b>\$ (490,067)</b>	<b>\$ 88,188</b>	<b>-15%</b>



			Proposed FY 25-26 Budget	\$ Change compared to Final Amended FY 24/25 Budget	% Change compared to Final Amended FY 24/25 Budget
Measure PH					
Measure PH Revenue					
Tax Revenue			\$ 1,175,714	\$ 1,175,714	100%
Interest Revenue			23,514	23,514	100%
Total Measure PH Revenue			\$ 1,199,228	\$ 1,199,228	100%
Measure PH Expenditure					
Ranger Services and Property Management			\$ 699,915	\$ 699,915	100%
Personnel			108,225	108,225	100%
Bird Surveys			40,000	40,000	100%
SCI Cost to Administer CFD			36,500	36,500	100%
Total Measure PH Expenditure			\$ 884,640	\$ 884,640	100%
Total Measure PH Change In Position			\$ 314,588	\$ 314,588	100%

<b>Revised May 2025</b>						
HABITAT AUTHORITY LONG TERM PLANNING BUDGET						
	<b>25/26</b>	<b>26/27</b>	<b>27/28</b>	<b>28/29</b>	<b>29/30</b>	<b>30/31</b>
Est. Balance Forward from County Pool	8,568,166	8,304,523	7,131,412	6,378,113	6,314,591	6,317,943
<b>REVENUES</b>						
Misc Income Oil Royalties, tickets, etc	77,000	77,000	77,000	77,000	77,000	77,000
Mitigation staff/ranger time (Olinda, Brea 57/Lambert, Metro)	62,283	61,735	36,179	19,029	19,184	19,487
LTMP Endowments-staff/ranger time	41,749	42,584	63,409	79,244	80,829	82,446
LTMP Revenue (minus staff/ranger)	44,604	45,497	25,438	37,753	59,285	60,470
CFD- Measure PH	1,210,985	1,247,315	1,284,734	1,323,276	1,362,975	1,403,864
Caltrans Grant						
Prop A/Measure A M&S (PHHPA)	212,000	216,240	220,565	224,976	229,476	234,065
Prop A/Measure A M&S (City of Whittier)	60,000	60,000	60,000	60,000	60,000	60,000
<i>Endowment</i> -Investment Returns	766,164	775,572	778,300	778,300	778,300	778,300
<b>Total Annual Revenue (also see County Pool interest below)</b>	<b>2,474,786</b>	<b>2,525,942</b>	<b>2,545,625</b>	<b>2,599,580</b>	<b>2,667,048</b>	<b>2,715,632</b>
Available Funds	11,042,952	10,830,464	9,677,037	8,977,693	8,981,639	9,033,576
<i>Endowment</i> - Total County Bond Fund Investments	32,575,000	32,975,000	33,091,000	33,091,000	33,091,000	33,091,000
<i>Endowment</i> - Interest Rate	2.35%	2.35%	2.35%	2.35%	2.35%	2.35%
<b>EXPENDITURES</b>						
<i>Add into SPI</i> - Additional Investment	400,000	400,000	116,000			
Operations Costs not funded by grants/CFD	1,092,000	1,124,760	1,158,503	1,193,258	1,229,056	1,265,927
CFD- Measure PH expenses	884,639	1,032,985	1,066,007	1,108,015	1,151,654	1,197,082
Caltrans Grant expenses						
Prop A/Measure A M&S (PHHPA)	212,000	216,240	220,565	224,976	229,476	234,065
Prop A/Measure A M&S (City of Whittier)	60,000	60,000	60,000	60,000	60,000	60,000
Extra Projects, special projects, deferred maintenance, etc						
Emergency repair and mitigation fund	0	500,000	500,000	0	0	0
Fee In-lieu Mitigation Restoration Projects	339,140	593,185	377,497	264,430	180,198	146,279
LTMP Exenditures	44,604	45,497	25,438	37,753	59,285	60,470
Property Acquisition						
<b>Total Annual Expenditures</b>	<b>2,987,779</b>	<b>3,927,170</b>	<b>3,498,572</b>	<b>2,850,679</b>	<b>2,850,384</b>	<b>2,903,353</b>
Excess (Short Fall)	8,055,173	6,903,295	6,178,465	6,127,014	6,131,256	6,130,223
Interest Earnings in County Pool	249,350	228,117	199,648	187,577	186,688	186,722
Interest rate	3.00%	3.00%	3.00%	3.00%	3.00%	3.00%
<b>Excess (Short Fall) including interest</b>	<b>8,304,523</b>	<b>7,131,412</b>	<b>6,378,113</b>	<b>6,314,591</b>	<b>6,317,943</b>	<b>6,316,945</b>
<b>Assumes:</b>						
Yearly increase 3% of operating budget						
Emergency fund expenditure shown						
Interest rate with County pool averaged 4% for 9 months of FY 24/25						
Waiting for City Whittier to provide annual M&S reimbursement of \$60,000 from FY 21/22. Need to send invoice for 22/23, 23/24, and 24/25.						
Assumes City Whittier to close out Worsham grant so PHHPA can access M&S revenue on Sycamore						
Revenue: Access fees from mitigation projects can be used on special projects. Total is \$674,000, however \$276,800 recommended to be spent on Unocal property.						

**FUEL MODIFICATION COSTS**

Exhibit	Agency	City Whittier	Habitat Authority Prop/Measure A parcel M&S	Description	FY 25-26 Ask City		FY 25-26 PHHPA		On Whittier City Prop A parcels		Note
					WH for reimbursement		M&S		FY 25-26 Measure PH	only	
A	Whittier (PW)	Hellman/Hal/Childs Estate		Road to helipad, Rattlesi	\$ 4,500.00				\$ 7,803.89	\$ 3,303.89	
AA	Whittier (PW)			end of Carinthia	\$ 2,688.00						
B	Whittier	Hellman		Greenleaf, Orange, Beve					\$ 12,096.00	\$ 11,096.00	(0.23 ac) on Orlaets/non Prop A \$1000
C	Habitat Authority		Turnbull (Rose Hills For	Altmark			\$ 9,219.53				
D	Whittier	Chevron		Elmqvist				\$ 6,348.44	\$ 6,348.44		
E	Whittier	Chevron, Worsham Cyn		Elmqvist, Satinwood, Ph				\$ 7,201.43	\$ 7,201.43		
EE	Whittier (PW)			end of Philadelphia	\$ 2,316.44						
F	Whittier	Shannon, Chevron		Bowen, Bacon				\$ 10,610.95	\$ 9,610.95	\$ 1000 of this is on Bowen which is not prop A	
G	Whittier	Chevron		OceanView, Catalina				\$ 26,279.39	\$ 26,279.39		
H	Whittier	Chevron		Villaverde				\$ 2,688.00	\$ 2,688.00		
I	Whittier	Chevron		MarVista				\$ 7,220.03	\$ 7,220.03		
J	Whittier	Unocal		Aurora				\$ 2,688.00	\$ 2,688.00		
K	Habitat Authority			Canlas				\$ 2,688.00			
L	Habitat Authority			Canlas				\$ 2,016.00			
M	Whittier	Unocal		top of Unocal				\$ 3,640.33	\$ 3,640.33		
N	Habitat Authority		Turnbull (Rose Hills For	Belle River			\$ 8,238.71				
NN	Whittier	Chevron		Frame				\$ 1,344.00	\$ 1,344.00		
O	Habitat Authority			Mallas-HHT				\$ 2,016.00			
P	Habitat Authority		Sycamore	Grande Vista Place			\$ 5,376.00				
Q	Habitat Authority		Sycamore	Spyglass			\$ 2,688.00				
R	Habitat Authority		Sycamore	Sycamore- SCThd			\$ 4,032.00				
S	Habitat Authority			Skyline- HH				\$ 1,344.00			
LHH Properties				All minus Gale				\$ 87,275.00			
LHH Gale			Gale				\$ 1,000.00				
					\$ 9,504.44	\$ 30,554.24	\$ 183,259.47	\$ 81,420.47	City WH Prop A parcels		
								\$ 83,420.47	City parcel costs minus PW parcels		
							\$ 213,813.70				
							\$ 223,318.15	plus City reimburseable			
							\$ 231,070.15	plus 2nd clearance A, K, Q			
							\$ 254,177.16	plus 10% change orders			

MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Michelle Mariscal, Ecologist

Through: Andrea Gullo, Executive Director

Agenda Item: **X. Discussion and recommendation to the Board of Directors approving a comment letter regarding the U.S. Fish and Wildlife Service’s intent to rescind the definition of ‘Harm’ under the Endangered Species Act.**

Background:

The United States Endangered Species Act (ESA) was enacted in 1973 to protect threatened and endangered species and their habitats by prohibiting their “take”, which is defined as actions that “harass, harm, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct”. According to the recently released Notice of Proposed Rule concerning the ESA, “[t]he existing regulatory definition of “harm,” which includes **habitat modification**, runs contrary to the best meaning of the statutory term “take.” Therefore, the U.S. Fish and Wildlife Service and the National Marine Fisheries Service are proposing to remove the word ‘harm’ from the definition, which would result in only direct and intentional acts against listed species being prohibited under law moving forward. Indirect harm resulting from habitat loss or degradation would no longer be prohibited, allowing for unregulated devastation of the habitats that are critical for the continued existence of the species the ESA seeks to protect.

The Authority’s draft comments are in opposition to this proposed change. Given that habitat loss is the leading cause of species imperilment, this proposed change will severely undermine the intent of the ESA and render it ineffective at achieving its core mission, as it diminishes the foundation necessary for species recovery and survival—access to safe, suitable environments essential for feeding, breeding, and shelter. This change will also impact the Habitat Authority’s habitat mitigation program. Under the current regulatory framework, impacts to habitat are permitted so long as development proceeds through established permitting processes which require compensatory actions for adverse effects on ESA-listed species and their habitats. For example, in the Puente Hills Preserve, over 100 acres are currently being restored to native habitat as

compensatory mitigation for the “take” of coastal California Gnatcatcher—a songbird listed as Threatened under the ESA. This “take” resulted from impacts to habitat both occupied and unoccupied by the species elsewhere in the region. If compensation for habitat impacts is no longer required under the ESA, it is unlikely that restoration efforts such as this will continue in the future. The coastal California Gnatcatcher is found only in southern California and depends on a single, specific habitat type, Coastal Sage Scrub which has sharply declined in extent over the past several decades due to development, fragmentation, and degradation. Without habitat protections afforded under the ESA, the future of coastal California Gnatcatcher populations—and many other species of sensitive wildlife and plants—is bleak.

Attached is the draft Authority comment letter. The deadline for public comments is May 19, 2025.

The Notice of Proposed Rule is available for at: <https://www.regulations.gov/docket/FWS-HQ-ES-2025-0034>

Recommendation:

Recommend that the Board approve the attached comment letter.

Attachment:

Draft comment letter



Andrea Gullo  
Executive Director



# Pueblito Hills Habitat Preservation Authority

Endowment Provided by the Pueblito Hills Landfill

## MEMBERS OF THE BOARD OF DIRECTORS

Ivan Sulic  
Chair  
County of Los Angeles

Mary Ann Pacheco  
Vice Chair  
City of Whittier

Robert Ferrante  
Director Sanitation Districts of  
Los Angeles County

Cassandra Garcia  
Director  
Hacienda Heights

## DRAFT

May 15, 2025

Public Comments Processing  
Attn: FWS-HQ-ES-2025-0034  
U.S. Fish and Wildlife Service  
MS: PRB/3W  
5275 Leesburg Pike  
Falls Church, VA 22041-3803

**Subject: FWS-HQ-ES-2025-0034-- Do not rescind the definition of harm under the  
Endangered Species Act**

To whom it may concern:

The Pueblito Hills Habitat Preservation Authority (Habitat Authority) writes to express our strong opposition to the U.S. Fish and Wildlife Service's and the National Marine Fisheries Service's (the Services) intent to rescind the definition of 'Harm' under the Endangered Species Act (ESA). The Services are proposing to remove the word 'harm' from the definition of "take," which would only be defined as "harass, ~~harm~~, pursue, hunt, shoot, wound, kill, trap, capture, or collect, or to attempt to engage in any such conduct"—i.e., direct and intentional acts against listed species. Indirect harm resulting from habitat loss or degradation would no longer be considered "take". This would allow the unregulated devastation of the habitats that are critical for the continued existence of the species the ESA seeks to protect.

The Habitat Authority is a public joint powers authority established pursuant to California Government Code Section 6500 *et seq.* with a Board of Directors representing the City of Whittier, County of Los Angeles, the Sanitation Districts of Los Angeles County, and the Hacienda Heights community. The Habitat Authority is dedicated to the acquisition, restoration, and management of open space in the Pueblito Hills for preservation of the land in perpetuity, with the primary purpose to protect biological diversity. Additionally, the agency endeavors to provide opportunities for outdoor education and low-impact recreation.

The Habitat Authority owns and/or manages over 3,880 acres which comprise the Pueblito Hills Preserve (Preserve), a microcosm of the California Floristic Province, an identified biodiversity hot spot in North America, and a genetic reserve for the continent making it regionally and globally significant.

Over \$100 million of public funds have been invested in the Preserve since its creation, and over 100 acres are currently being restored to native habitat to benefit sensitive wildlife, including the coastal California Gnatcatcher, a species of songbird listed as Threatened under the Federal ESA due to habitat loss and degradation.

**Given that habitat loss is the leading cause of species imperilment, this proposed change will severely undermine the intent of the ESA, which aims to protect biodiversity. Removing protections for species' habitats will render the ESA ineffective at achieving its core mission, as it diminishes the foundation necessary for species recovery and survival—access to safe, suitable environments essential for feeding, breeding, and shelter.**

Under the current regulatory framework, impacts to habitat are not prohibited so long as development proceeds through established permitting processes which require compensatory actions for adverse effects on ESA-listed species and their habitats, thus striking a reasonable balance between conservation and development. However, the reconsideration of these protections—particularly for the most vulnerable wildlife—raises significant concern.

This is not solely an issue of endangered species protection; such a decision has broader implications – undermining habitat protections will have cascading effects, contributing to the degradation of natural resources and vital ecosystem services such as clean water, pollination, and climate regulation. These resources are not only critical for wildlife but are essential to human health, safety, and economic well-being.

Wildlife cannot exist without habitat. The proposed change would erase decades of successful conservation efforts that have led to the recovery of endangered species. **We strongly urge decision-makers to uphold the intent of the ESA by not removing the word “harm” from the definition of “take.”**

Sincerely,

DRAFT

Ivan Sulic  
Chair, Board of Directors

cc: Habitat Authority Board of Directors  
Habitat Authority Technical Advisory Committee  
Congressmember Linda T. Sanchez Padilla  
Senator Alex Padilla  
Senator Adam Schiff

*When the last tree is cut down, the last fish caught, and the last stream poisoned, only then will we realize we cannot eat money. –Native American (Cree) proverb*

MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

**Agenda Item**      **XI. Update regarding establishing a fiscal oversight advisory committee associated with the Community Facilities District No. 2024-01, including recommending approval of Resolution 2025-03, and associated fact sheet.**

Background:

At the Board of Director's January 2025 meeting a Board subcommittee was established. At the direction of the Board, the subcommittee was to return to the Board with recommendations for establishing a fiscal oversight advisory committee (FOAC) based on Section H of the Rate and Method of Apportionment of the Authority's Community Facilities District (CFD) No. 2024-01:

“...a citizens advisory committee may report annually to the Board and the public regarding the expenditure of such funds to show that the Special Tax proceeds are spent for their authorized purposes.”

Attached are the draft resolution establishing this FOAC, and its fact sheet. The CTAC's election policies are recommended to apply to both committees for administrative consistency.

Fiscal Impact:

None

Recommendation:

That the Committee recommend to the Board of Directors to adopt Resolution 2025-03 and fact sheet.

Attachments:

Authority Board Resolution 2025-03  
Fact sheet



**Puente Hills Habitat Preservation Authority  
Resolution No. 2025-03**

**A Resolution of the Board of Directors  
to Establish the Puente Hills Habitat Preservation Authority’s Fiscal  
Oversight Advisory Committee**

WHEREAS, the Puente Hills Habitat Preservation Authority (Habitat Authority) is a joint powers authority established pursuant to Section 6500 et. seq. of the Government Code. The Authority conducts its business in accordance with the provisions of the Joint Powers Authority Agreement dated February 15, 1994, and amended on August 17, 2011 (Agreement).

WHEREAS, Section 5.4, *Powers*, of the Agreement provides in part that the “[Habitat] Authority is hereby authorized to do all acts which are necessary or desirable to carry out the purposes of the Agreement and to exercise the common powers of the [member] agencies....” Such authority includes creating ad hoc and permanent committees and subcommittees.

WHEREAS, on July 18, 2024, the Board adopted Resolution No. 2024-08, to place a measure on the November 5, 2024 ballot to create Community Facilities District No. 2024-01 (the CFD), and to levy a Special Tax on taxable developed properties within the CFD (Puente Hills Preserve Protection, Measure PH); the Board also adopted Resolution No. 2024-09, requesting the election to occur within the CFD, and that the election be consolidated with the Statewide general election to occur on November 5, 2024.

WHEREAS, Measure PH was approved by the voters on November 5, 2024. On January 16, 2025, the Board adopted Resolution No. 2025-01, declaring the results of a special tax election, determining the validity of prior proceedings, and directing the recording of the notice of special tax lien. On February 20, 2025 the Board adopted Ordinance No. 2025-01, levying special taxes within community facilities district no. 2024-01.

WHEREAS, the CFD encompasses the Cities of Whittier and La Habra Heights, portions of the Hacienda Heights and Rowland Heights communities, and a portion of Workman Mill Road located within the CFD jurisdictional boundaries.

WHEREAS, per Section H of the Rate and Method of Apportionment of the CFD, “...a citizens advisory committee may report annually to the Board and the public regarding the expenditure of such funds to show that the Special Tax proceeds are spent for their authorized purposes.”

WHEREAS, the Board now desires to create the CFD Fiscal Oversight Advisory Committee, for the purpose of reviewing CFD funds expenditures to ensure compliance with the parameters of the measure, and to advise the Board thereon.

NOW, THEREFORE, the Board of Directors of the Puente Hills Habitat Preservation Authority hereby resolves, finds, and orders:

Section 1.     The above recitals are correct, and are incorporated herein by reference.

Section 2. CFD Fiscal Oversight Advisory Committee.

The Board of Directors hereby creates the CFD Fiscal Oversight Advisory Committee. The committee shall act solely in an advisory capacity to the Board.

(a) Committee Composition.

The Board shall appoint 9 members to the committee, with each stakeholder community's representation roughly based on the number of taxable parcels in each community. As of March of 2025, the taxable parcels are located as follows:

<b>Community</b>	<b><u>Total Parcels</u></b>
Hacienda Heights	13,161
City of La Habra Heights	2,097
Rowland Heights	11,718
City of Whittier	22,265
Workman Mills	1,157

The Committee shall be comprised of: 3 members from the City of Whittier, 2 members from the Hacienda Heights community; 2 members from the Rowland Heights community; 1 member from the City of La Habra Heights; and 1 member from the Workman Mill community. The number of committee members is roughly based on the number of taxable parcels in each community.

Committee members must be residents of the communities they represent. The Board may approve additional criteria for qualification.

(b) Appointment, Vacancies, Removal.

The City of Whittier and the City of La Habra Heights committee members shall first be recommended by their respective city councils; County of Los Angeles committee members shall first be recommended by the supervisor(s) representing the supervisorial district which constitutes the unincorporated areas within the CFD. The Habitat Authority Board is the approving entity for all committee members.

Except for the reduced time periods for an initial term for new committee members, the regular term of each member shall be for a period of two years on a staggered schedule as determined by the Recommending Parties.

A vacancy shall occur upon the resignation or death of a committee member; following 3 unexcused absences from noticed Habitat Authority meetings, as determined by the Executive Director or the Board, in a 12-month period, as specified in the committee's fact sheet. In the case of a vacancy on the committee, the seat shall be promptly filled in the same manner as the

initial appointment; any committee member appointed to fill a vacancy will serve for the remainder of the term of the person whose seat has been vacated. If the Recommending Party does not recommend a replacement within 60 days after written notification, the Board of Directors may appoint a replacement to serve the remainder of the term.

In the case of a committee member's absence, inability, or refusal to act or to remain within the scope of the purposes referenced below, or a committee member's failure to abide by the Habitat Authority's Rules of Procedure, including but not limited to the Code of Conduct, the Habitat Authority Board may remove the committee member and appoint a replacement member in the same manner as the initial appointment. In the event that any Recommending Party fails to submit to the Habitat Authority the names of prospective members to the Board within 60 days of written notice, the Board of Directors may then appoint members to the committee in the absence of the requisite recommendation by the relevant Recommending Party.

(c) A quorum shall consist of 5 members.

(d) The chair and vice-chair will be elected annually by the committee.

(e) Meeting date and time.

The committee shall meet at the dates and times determined by the Board of Directors.

(f) Brown Act; Public Records Act.

The CFD Fiscal Oversight Advisory Committee is a public body subject to the open government provisions of the Ralph M. Brown Act (Gov't Code § 54950 et seq.) and the Public Records Act (Gov't Code § 7921.000 et seq.).

### Section 3. Purpose.

The CFD Fiscal Oversight Committee's role is to provide advice and report annually to the Board and the public regarding the expenditure of the CFD funds, to show that the Special Tax proceeds are spent for their authorized purposes. The special tax shall be levied and collected in perpetuity until repealed by voters, or until such time the Habitat Authority determines that the revenue is no longer needed. The public services that the CFD will fund include the maintenance, servicing, protection, preservation of open space, natural or other lands, and improvements owned or managed by the Habitat Authority; wildfire risk mitigation and improvement of local wildfire prevention, and increase of ranger safety patrols; and recreation program services, and as more fully described in Measure PH (see Exhibit B of Resolution 2024-07, provided in Attachment 1, and incorporated herein). Additionally, the CFD will fund the collection and accumulation of reserves for these activities and cover administrative or incidental expenses related to them.

APPROVED AND ADOPTED at a meeting held the 15th day of May 2025.

AYES:

NOES:

ABSENT:

ABSTENTIONS:

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Chair, Board of Directors, Ivan Sulic

ATTEST:

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Secretary to the Board of Directors, Carlos Zelaya

Attachment 1:  
Exhibit B of Authority Resolution 2024-07

## **EXHIBIT B**

### **DESCRIPTION OF SERVICES TO BE FUNDED BY THE CFD**

#### **PUENTE HILLS HABITAT PRESERVATION AUTHORITY Community Facilities District No. 2024-01 (Puente Hills Preserve Protection)**

The types of Services to be funded by the CFD (“Services”) shall include the maintenance, servicing, protection, preservation of open space, natural or other lands and improvements owned or managed by the Authority; reduce the risk of wildfire and improve local wildfire prevention, ranger safety patrols; and recreation program services. Additionally, the CFD will fund the collection and accumulation of reserves for these activities and cover administrative or incidental expenses related to them.

“Improvements,” as used herein, means improvements such as facilities, buildings, museums, cultural facilities, housing, visitor centers, fixed equipment, fences, gates, monument signage, other signage, posts, walkways, railings, curbs, benches, kiosks, drinking fountains, drainages, trails, roads, recreational facilities, public facilities, public restrooms, parking lots and other man-made structures on or alterations to lands owned or managed by the Authority, and other real property or other tangible property as permitted by the law.

“Maintenance,” as used herein, means the furnishing of services, equipment and materials or other items for the routine, recurring, and usual work or emergency work for the preservation or protection of Improvements, open space, natural or other lands for their intended purposes. Maintenance includes, but is not limited to, the upkeep, repair, removal or replacement of all or any part of any Improvements; providing for the life, growth, health, and beauty of landscaping, open space, natural or other lands, including cultivation, seeding, planting, weeding, irrigation, trimming, spraying, fertilizing, treating for disease or injury, goat grazing, or wildlife, vegetation and habitat surveys, monitoring and mapping services; vegetation clearance, including the removal of dead, dying or hazardous trees; the removal or disposal of trimmings, rubbish, debris, illegal dumping and other waste; the cleaning and servicing of public restrooms; the cleaning, sandblasting, and painting of walls and other Improvements for sanitation or to remove graffiti; fire prevention and suppression services; safety and security services; gate opening and closing services; law enforcement services; and services to prevent homeless encampments. Maintenance includes operations and/or replacement costs, and the creation and funding of reserve funds, as permitted by law.

“Servicing,” as used herein, means the furnishing of electric current, gas, or other form of energy for any public lighting facilities or for the lighting or operation of any other Improvements; and water or other utilities for uses including, but not limited to, the irrigation of any landscaping, the operation of any fountains, or the Maintenance of any other Improvements.

## **EXHIBIT B**

“Services,” also includes the performance by employees of functions, operations, maintenance, and repair activities, as provided by law. It is expected that the Services will be provided by the Authority, either with its own employees or by contract with third parties, or any combination thereof.



# Puente Hills Habitat Preservation Authority

Endowment Provided by the Puente Hills Landfill

## MEMBERS OF THE BOARD OF DIRECTORS

Ivan Sulic  
Chair  
County of Los Angeles

Mary Ann Pacheco  
Vice Chair  
City of Whittier

Robert Ferrante  
Director Sanitation Districts of  
Los Angeles County

Cassandra Garcia  
Director  
Hacienda Heights

# Draft

## Fiscal Oversight Advisory Committee

### FACT SHEET

The Puente Hills Habitat Preservation Authority (Habitat Authority) is dedicated to the acquisition, restoration, and management of open space in the Puente Hills for preservation of the land in perpetuity, with the primary purpose to protect the biological diversity. Additionally, the agency will endeavor to provide opportunities for outdoor education and low-impact recreation. The Habitat Authority came into existence in 1994 as a condition of approval for the Puente Hills Landfill.

The Board of Directors consists of four members: City of Whittier, County of Los Angeles, Sanitation Districts of Los Angeles County, and a public member from the Hacienda Heights.

On July 18, 2024, the Board adopted Resolution No. 2024-07 entitled “Resolution to Form a Community Facilities District and to Levy Special Taxes Within” (“Resolution of Formation”), which established the CFD and authorized the placement of Measure PH on the November 5, 2024 ballot, to levy of the Special Tax with the CFD. Exhibit C of Resolution 2024-07 is the Rate and Method of Apportionment of CFD No. 2024-01. Per the Rate and Method of Apportionment: “...a citizens advisory committee may report annually to the Board and the public regarding the expenditure of such funds to show that the Special Tax proceeds are spent for their authorized purposes.”

Measure PH was approved by the voters on November 5, 2024. On January 16, 2025, the Board adopted Resolution No. 2025-01, declaring the results of a special tax election, determining the validity of prior proceedings, and directing the recording of the notice of special tax lien.

On February 20, 2025, the Board adopted Ordinance 2025-01, which authorizes and levies special taxes within the CFD pursuant to the Mello-Roos Community Facilities Act of 1982, Gov’t Code § 53311 et seq., at the rate of 1¢ per building square footage per parcel with annual adjustments of up to 3% on all taxable developed real property, and in accordance with formulas set forth in the Rate and Method of Apportionment of Special Tax, provided in the Resolution of Formation (2024-07).

On April 17, 2025, the Board of Directors adopted Resolution No. 2025-03, establishing a nine-member Fiscal Oversight Advisory Committee (FOAC) made up of representatives from

the communities of Whittier, Hacienda Heights, Rowland Heights, La Habra Heights, and the Workman Mill Road area.

#### ADVISORY COMMITTEE MEMBERS:

- Are approved for recommendation by their respective entities and appointed by the Habitat Authority for the purpose of advising the Board of Directors regarding fiscal oversight of Measure PH expenditures.
- Should be interested and committed to public fiscal responsibility and advisement on expenditures in accordance with the voter approved Measure PH.
- Should be interested and committed to the Habitat Authority's purpose and mission, including preserving regional habitat and open spaces.
- Should have enthusiasm and a willingness to prepare for and fully participate in each meeting.
- Any person with skills and/or talents in the areas of finances, accounting, ecology, wildfire management, outdoor recreation, planning, recreational programming (including outdoor education), or any other applicable specific skill is welcomed and encouraged to apply.

#### FOAC MEETINGS:

- FOAC meetings will be held quarterly at 4 p.m. on Tuesdays (same week as the Board of Directors meeting). These meetings will be held in person in accordance with state law.

#### VACANCIES

- Committee members shall automatically forfeit their place on the committee upon 3 unexcused absences in a 12-month period. An unexcused absence occurs when a committee member does not inform the committee chair and the Habitat Authority's Executive Director or not attend a meeting and does not provide cause for not attending the meeting in a timely fashion. The Executive Director shall notify a committee member and the Recommending Party who has been removed from the committee due to 3 unexcused absences. The committee member who has been removed may request that the decision be appealed to the Board at their next available meeting.





# **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.

MEMORANDUM

Meeting Date: May 13, 2025

To: Citizens Technical Advisory Committee

Prepared by: Andrea Gullo, Executive Director

**Agenda Item XII. Discussion and recommendation to the Board of Directors updating Citizens Technical Advisory Committee Fact Sheet.**

Background:

Attached is an updated fact sheet for the Authority's existing advisory committee.

Per Authority resolution 1997-01 the Authority created its existing advisory committee known as the Citizens Technical Advisory Committee (CTAC). The purpose of the CTAC is to act as a liaison between the Authority and residents of the communities within the Authority's jurisdiction. The CTAC may also assist the Authority, at its expressed direction, by providing advice and recommendations on matters pertaining to maintenance, preservation, management, restoration, and protection of natural resources or on any other matters of importance determined by the Authority.

The updates to the fact sheet are for consistency with the Authority's new fiscal oversight advisory fact sheet. Updated elements primarily include the mission statement, vacancies and meeting schedule.

Fiscal Impact:  
None.

Recommendation:  
That the Committee recommend to the Board of Directors to approve the updated CTAC fact sheet.

Attachments:  
Draft updated CTAC fact sheet  
Existing CTAC fact sheet



# Puente Hills Habitat Preservation Authority

Endowment Provided by the Puente Hills Landfill

## MEMBERS OF THE BOARD OF DIRECTORS

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Director Sanitation Districts of  
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Cassandra Garcia  
Director  
Hacienda Heights

## Citizens Technical Advisory Committee

### FACT SHEET

The Puente Hills Habitat Preservation Authority (Habitat Authority) is dedicated to the acquisition, restoration, and management of open space in the Puente Hills for preservation of the land in perpetuity, with the primary purpose to protect the biological diversity. Additionally, the agency endeavors to provide opportunities for outdoor education and low-impact recreation. The Habitat Authority came into existence in 1994 as a condition of approval for the Puente Hills Landfill.

The Board of Directors consists of four members: the City of Whittier, the County of Los Angeles, the Sanitation Districts of Los Angeles County, and a public member from Hacienda Heights.

In 1997 the Board of Directors adopted Resolution No. 97-01, establishing a nine-member Citizens Advisory Committee, which is recognized as the Citizens Technical Advisory Committee (CTAC) made up of representatives from the communities of Whittier, La Habra Heights, and the unincorporated areas of Hacienda Heights and Rowland Heights in Los Angeles County.

### ADVISORY COMMITTEE MEMBERS:

- Are recommended by their respective member agencies and appointed by the Habitat Authority Board for the purpose of acting as a liaison between the Habitat Authority and the residents of the communities within their subject jurisdiction (Whittier, La Habra Heights, and Los Angeles County) as well as advising the Board of Directors, at its express direction, on various parkland matters.
- Work on a variety of issues including community concerns, trails, and access; and work to preserve and protect in perpetuity the remaining habitat areas and secure tenuous wildlife crossing points.
- Should be interested and committed to preserving regional native habitat in line with the purpose of the Habitat Authority.
- Should have enthusiasm and a willingness to prepare and fully participate at each meeting.
- Any person with skills and/or talents in the areas of ecology, outdoor recreation, graphics, planning, environmental interpretation (education), landscape architecture, or any other applicable specific skill is welcomed and encouraged to apply.

#### CTAC MEETINGS:

- CTAC meetings will be held on the Tuesday before the third Thursday of every month at 7 p.m. These meetings will be held in person in accordance with state law.

#### VACANCIES

- Committee members shall automatically forfeit their place on the committee upon 3 unexcused absences in a 12-month period. An unexcused absence occurs when a committee member does not inform the committee chair and the Habitat Authority's Executive Director or not attend a meeting and does not provide cause for not attending the meeting in a timely fashion. The Executive Director shall notify a committee member and the Recommending Party who has been removed from the committee due to 3 unexcused absences. The committee member who has been removed may request that the decision be appealed to the Board at their next available meeting.



# **Puente Hills Habitat Preservation Authority**

Endowment Provided by the Puente Hills Landfill

## **Citizens Technical Advisory Committee**

### **FACT SHEET**

The purpose of the Puente Hills Habitat Preservation Authority (Habitat Authority) is to acquire, restore and maintain open space in the western Puente Hills as a permanent protection for the native habitat. The Habitat Authority came into existence in 1994 as a condition of approval for the Puente Hills Landfill.

The Board of Directors consists of four members: the City of Whittier, County of Los Angeles, Sanitation Districts of Los Angeles County, and the Hacienda Heights Improvement Association.

In 1997 the Board of Directors established a nine-member Citizens Technical Advisory Committee (CTAC) made up of representatives from the communities of Whittier, La Habra Heights, and the unincorporated areas of Hacienda Heights and Rowland Heights in Los Angeles County per the 97-01 Board resolution.

#### **ADVISORY COMMITTEE MEMBERS:**

- Are approved by their respective agencies and appointed by the Habitat Authority for the purpose of acting as a liaison between the Habitat Authority and the residents of the communities within their subject jurisdiction (Whittier, La Habra Heights, and Los Angeles County) as well as advising the Board of Directors, at its expressed direction, on various parkland matters.
- Work on a variety of issues including community concerns, trails and access, and work to preserve and protect in perpetuity the remaining habitat areas and secure tenuous wildlife crossing points.
- Should be interested and committed to preserving regional native habitat in line with the purpose of the Habitat Authority.
- Should have enthusiasm and a willingness to prepare and fully participate at each meeting.
- Any person with skills and/or talents in the areas of ecology, outdoor recreation, graphics, planning, environmental interpretation (education), landscape architecture, or any other applicable specific skill is welcomed and encouraged to apply.

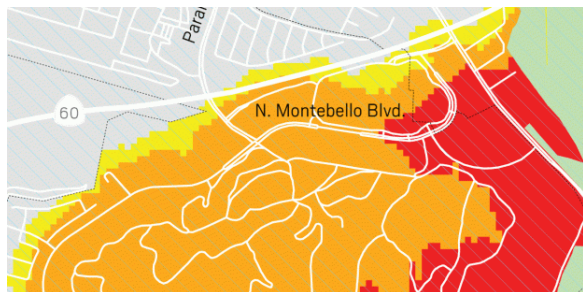
#### **CTAC MEETINGS:**

- CTAC meetings will be held on the Tuesday before the third Thursday of every month at 7 p.m. These meetings will be held remotely or in person depending on Board direction based on County and state health guidelines. *Three consecutive unexcused absences constitute removal from the Committee.*

## Additional Materials

## New fire hazard maps spark heightened response from Whittier, Montebello: 'We're all on notice'

A section of Montebello was designated susceptible to wildfires by CalFire. Whittier officials also say they are incorporating the maps into hazard plans.



By [Anissa Rivera](#) | [arivera@scng.com](mailto:arivera@scng.com)

UPDATED: March 28, 2025 at 3:27 PM PDT

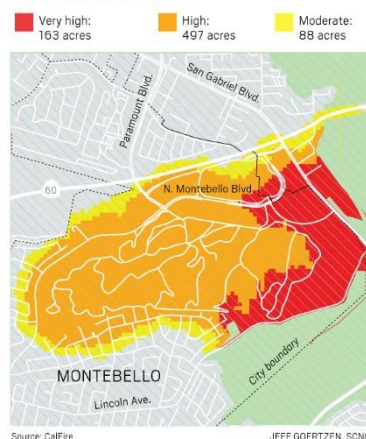
Montebello joined an expanding number of cities and communities in California, appearing for the first time in CalFire's latest update of its [Fire Hazard Severity Zone map](#) released on Monday, March 24.

CalFire, California's Department of Forestry and Fire Protection, identified several areas within the northern section of Montebello as having moderate, high and very high fire zones. The designation pinpoints area most susceptible to wildfires because of the type of vegetation, topology, changing climate and weather.

"These updated maps highlight the wildfire risks in our city and serve as a reminder that preparedness is key," said Fernando Peláez, fire chief for the Montebello Fire Department. "By implementing fire safety measures and remaining vigilant, we can help mitigate the potential impact of wildfires in our community."

### Montebello now has fire zones

Montebello is appearing for the first time in CalFire's latest update of its Fire Hazard Severity Zone map released Monday. Approximately 748 acres have fallen into one of three fire zones.



Montebello is one of 13 Los Angeles County cities that didn't have any fire zones designated in the agency's previous map released in 2011. The cities include Santa Monica, South Pasadena, Alhambra, Rosemead and West Hollywood, according to Daniel Berlant, state fire marshal.

Berlant said the maps should serve as a planning tool to guide local governments and residents in [mitigating their fire risk](#).

It's a message the Montebello Fire Department, which serves the city's 65,000 residents, is addressing.

Its Community Risk Reduction Division will launch a public education campaign in May, providing residents and business owners with guidance should they encounter new



requirements based on the category their property falls under. Enforcement of rules and regulations as it relates to the new zones is not expected to begin until after the public education campaign is completed.

Such rules might include home-hardening retrofits and brush clearance as well as disclosing a home's "very high" hazard classification to possible buyers.

Classified in the red "Very high" severity zone are portions of Durfee Avenue and State Route 19 (Lakewood/Rosemead Boulevard) adjoining San Gabriel Boulevard and the Whittier Narrows Recreation Area.

Much of the newly-identified spaces are designated "high" or orange hazard zones, including The Shops at Montebello, and numerous homes and businesses, with "moderate" classification denoting an area that includes portions at and south of the 60 freeway.

In orange "high" hazard zones, newly-constructed homes must meet stricter fire-resistant building standards and anyone selling a home there have to disclose the area's elevated danger designation.

Residents in the "very high" hazard zones are subject to those rules as well as additional requirements, such as clearing brush in a 100-foot circle around their property. Aside from creating this defensible space around homes and buildings, these locations will face annual brush inspections.

The designations are based on factors such as terrain, vegetation and fire history.

First Street, a climate risk data company based in New York, found no historic records of wildfires in Montebello between 1984 to 2021. It designated the city's overall risk for wildfire as moderate.

New builds must be designed with multiple evacuation routes, adequate water supply infrastructure and built-in fuel breaks.

The release of the updated maps, including which locations are covered by local fire departments and which fall under state responsibility, only fueled the impetus of the Whittier City Council, which ramped up its fire safety and hazard mitigation efforts after the Palisades and Eaton fires.

"We're all on notice and now we know we have a lot of work to do," Mayor Joe Vinatieri said the day after the updated maps' release.

“We now have a situation in Whittier that is far more dangerous than it was previously in the prior maps,” he said, saying conditions in the city’s hillsides remain a threat for the entire Puente Hills area and wind-driven fires that decimated the Palisades and Altadena are possible in this corridor.

“We have a situation that is a regional problem now. This is much more than just the city of Whittier,” Vinatieri said.

Shannon DeLong, interim city manager for the city of Whittier, said staff will be working to make sure the updated maps are included as part of the city’s update to its [Natural Hazard Mitigation Plan](#).

“We’re also working closely with Los Angeles County Fire Department to update County Fire Station 17, and we expect our newest heli-hydrant in our hills to be complete within the next six months,” she said.

Station 17 is at 12006 Hadley St. in Whittier, one of five Los Angeles County fire stations in the city, serving more than 86,000 people.

Andrea Gullo, executive director of the Puente Hills Habitat Preservation Authority, said in its March 20 meeting, the agency is creating a Hazards Mitigation Plan incorporating wildfires among other natural disasters. The successful passage of Measure PH on the November election will help the authority’s fire preparedness efforts too.

“Our ongoing efforts of annual fuel clearance, hazardous tree removals and habitat restoration will continue alongside our diligent collaboration with local fire departments,” Gullo said.

With funding, which included grants from CalFire itself as well as the Rivers and Mountains Conservancy, the Habitat Authority has conducted increased fuel management than ever before, including removing 425 dead, dying and hazardous trees along the urban wildland interface and emergency access routes; clearing defensible space from structures; maintaining drivable access routes; and conducting habitat restoration in 320 acres of the preserve.

The Habitat Authority also brought in goats to graze in areas of the nature preserve in 2022, 2023 and 2024.

In the days after the Eaton Fire, Vinatieri and Councilmember Octavio Martinez visited the Habitat Authority nature preserve in the Puente Hills to highlight the risks of brush buildup and illegal fires in the area. City staff also remained on alert should they need to activate the Emergency Operations Center.

“We have our work cut out for us to put together plans to do as much as we can to minimize this,” Vinatieri said, adding partners in the efforts include the Los Angeles County Fire Department and the [Puente Hills Habitat Preservation Authority](#), a public agency that manages more than 3,000 acres of preserved public open space from Rowland Heights, La Habra Heights, Hacienda Heights, Brea and Whittier.

Both cities have 120 days to accept public feedback on the maps. They have until July 22 to adopt the maps as their own designation.

You can find Cal Fire’s latest online map [here](#). Click on the magnifying glass in the upper left corner, then enter your address to see the fire hazard zone for your home.

*SCNG staff writer Jeff Collins contributed to this report.*

*Originally Published: March 28, 2025 at 3:24 PM PDT*

## Home Hardening Assistance

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### Department: CAL FIRE/OES

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**Program Description:** California is developing the first home hardening assistance program, designed to help low-income high fire risk communities, collectively achieve home hardening and defensible space. The program is currently funded 75 percent through FEMA Hazard Mitigation Grant Program funds and matched 25 percent with state appropriated funds.

Assembly Bill 38, (Wood, 2019) directed the Office of Emergency Services (Cal OES) to enter into a joint powers agreement (JPA) with the Department of Forestry and Fire Protection (CAL FIRE) to develop and administer the California Wildfire Mitigation Program. The program is designed to encourage cost-effective structure hardening and retrofitting and facilitate vegetation management, the creation and maintenance of defensible space, and other fuel modification activities. The legislation directed the JPA to develop criteria and a scoring methodology to prioritize financial assistance to areas and community based on vulnerability to fire, the impact of future climate risk and factors that lead some populations to experience a greater risk to wildfire, adverse health outcomes, or and inhibited ability to respond to a wildfire, including socioeconomic characteristics of the areas or communities that would be protected by financial assistance. Areas eligible for financial assistance under the CWMP include State Responsibility Areas (SRA) located within any Fire Hazard Severity Zone and Local Responsibility Areas (LRA) located within a very high fire hazard severity zone.

**Program Impact:** The California Wildfire Mitigation Program is currently in the demonstration phase, being piloted in three select areas, Whitmore in Shasta County, Dulzura in San Diego County and Kelseyville-Riviera in Lake County. New pilot communities are also being considered for Tuolumne and El Dorado Counties. The lessons learned working with these pilot communities under the demonstration phase are being used to refine the program and build the program framework before expanding to additional areas within demonstration counties, and ultimately, across the state.

**Resilience in Action:** The California Wildfire Mitigation Program Joint Powers Authority has been actively updating the program framework based on lessons learned while working with the initial pilot communities. A wildfire home assessment application and training program has been developed and input from the pilot communities has instigated added features and improvements to the application and training program. The pilot communities have been actively conducting environmental review for their project areas. Procurement procedures for contracting for home retrofitting work are actively being developed. The target time frame for retrofitting the first homes in each of the pilot communities is anticipate for later this year.



Andrea Gullo  
Executive Director



## Puente Hills Habitat Preservation Authority

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### MEMBERS OF THE BOARD OF DIRECTORS

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Cassandra Garcia  
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Hacienda Heights

April 10, 2025

Angie Valenzuela, President  
Hacienda Heights Women's Club  
P.O. Box 5565  
Hacienda Heights, CA 91745

Dear Ms. Valenzuela:

Thank you and the Hacienda Heights Women's Club members so much for the tax-deductible donation of \$200 made 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 preserve the hills for the benefit of wildlife, their habitat, and people. Your support means a lot to us. Again, thank you!

Sincerely,

Andrea Gullo  
Executive Director

## California's former insurance commissioner sees grim future, more wildfires

David Jones says FAIR Plan coverage of riskiest homeowners insurance policies will continue to grow due to climate change.



California's State Insurance Commissioner Dave Jones talks during a news conference in Los Angeles on Thursday, Oct. 19, 2017. Jones says preliminary estimates of losses from the state's recent siege of wildfires exceed \$1 billion and that the figure is expected to rise. Jones told reporters that the estimate comes from the eight largest insurers in the affected areas. (AP Photo/Richard Vogel)

By [Pat Maio](#) | [pmaio@scng.com](mailto:pmaio@scng.com)

PUBLISHED: April 7, 2025 at 6:23 AM PDT

Former California insurance commissioner David Jones described the L.A. area firestorms in January as a “canary in the coal mine” warning for climate change that will bring more catastrophic fires all-year and push the property and casualty insurance industry to the brink of a financial crisis.

“Climate change is the canary in the coal mine, and the canary is dying,” Jones said. “You can give the canary mouth-to-mouth resuscitation, but ultimately it’s going to be killed by climate change.”

Jones, who was Insurance Commissioner from 2011 to 2019, helped regulate California’s response to increasingly deadly and destructive catastrophic wildfires during his two-term tenure, when more than 1.4 million acres burned throughout the state.

The 63-year-old Jones, now the director of the Climate Risk Initiative at UC Berkeley’s Center for Law, Energy and the Environment, maintains that California is headed for a “very grim” future with more L.A.-like firestorms.

Rows of destroyed homes during the Palisades Fire in the Alhambra neighborhood of Pacific Palisades, CA, on Thursday, January 9, 2025. (Photo by Jeff Gritchen, Orange County Register/SCNG)



He blames climate change for firestorms like the ones that erupted in January in Los Angeles County. Such fires are happening more frequently and outside the traditional summer and fall fire seasons.

Climate change refers to long-term shifts in temperatures and weather patterns worldwide.

Jones cited as evidence the growing number of residential policies in force by the California FAIR Plan, the state's property insurer of last resort. Mainstream property insurers are abandoning ZIP codes in fire-prone areas, leaving policyholders no other option but to turn to the FAIR Plan.

In 2015, there were 141,391 residential policyholders in the FAIR Plan, [according to statistics provided by the California Department of Insurance](#). The number of policyholders grew to 189,790 at the end of 2019 — also the end of Jones' second term as commissioner. Since then, the number of policyholders has grown to 220,091 in 2020, and risen more than 127% to [501,379 by the end of last year](#), according to statistics provided by the FAIR Plan. The private association declined to share data prior to 2020.

David Jones, director of the Climate Risk Initiative at UC Berkeley's Center for Law, Energy and the Environment, and former state insurance commissioner from 2011-2019.

We asked Jones about the state of homeowners insurance in California, and what needs to be done to fix it. His answers have been edited for clarity and length.

**Q: Is California the only place experiencing a crisis in homeowners' insurance?**

**A:** California is not the only state where insurance availability and pricing is becoming a real challenge, and in fact, a crisis.

There are at least 18 states, including regulated states and unregulated states, where this is a problem. It's happening in varying degrees of severity across the United States.

What is happening is that, due to climate change, we're having more extreme and severe weather-related events that are killing more Americans, injuring more Americans, destroying more Americans' homes and causing insurance companies to pay out larger and larger amounts.

And insurance is a business, and the way that it responds to increased losses is it increases price and it reduces the writing of insurance, and it's doing both those things in at least 18 states across the country.

**Q: How big of a problem are non-renewals and insurance pricing?**

**A:** Two reports were released last year — [the U.S. Senate Budget Committee](#) in December 2024, and the U.S. Treasury Department's [Federal Insurance Office](#) in January 2025 — concluded there is a problem across the entire country.

In the states where insurance prices are going up, and insurance is becoming less available due to non-renewals or new insurance isn't being written, these are the very same places where more extreme and severe weather-related events are landing.

All I can tell you is what the data says. The reports are based on a national survey of the insurance companies over the last five years. It's the best data sets available, and the numbers don't lie.

**Q: Are you seeing climate change cause higher insurance losses and homeowners getting shifted to the FAIR Plan?**

**A:** In my second term, beginning in 2015, we started seeing a gradual but significant uptick in FAIR Plan policyholder counts. That's a bellwether, right?

The number of FAIR Plan policyholders nearly tripled since I left office. Why? Because insurers are increasingly concluding that they can't write insurance and make money, and so they're non-renewing, and that's even though they're getting substantial rate increases.

Over the last several years, we have given the insurers rate increases. They have to justify the rate increases, but they tend to be, shall we say, unbashful in asking for substantial increases.

When you start seeing more Californians forced to the FAIR Plan for insurance, what that tells you is that they've been non-renewed, or been told by the private insurers that they aren't going to write them insurance. We also started see huge wildfires.

It's really gotten worse in the last five or six years.

**Q: The picture you're painting is that it's getting worse, right?**

**A:** It's getting worse. We're marching toward an uninsurable future in this country, because we're not doing enough, fast enough, about climate change. There's not some magic wand we can wave with regard to insurance to make problems go away.

**Q: What can be done to slow down the rise in losses?**

**A:** Something that is really frustrating for Californians, and rightfully so, is that there are proven, empirically-based, scientifically based mitigation measures that reduce the risk of loss.

In the wildfire context, there is home hardening and defensible space. This includes using more fire-resistant materials for your roof, having shatter-resistant glass, so that when the heat of the fire approaches your home, your windows don't shatter, the embers don't fly in, protecting the eaves of the home, so that embers don't get into the attic ... Not having any



attached wooden structures, having a 5-foot zone around the home that's clear of any vegetation, having 30 or 100 feet where vegetation is dramatically reduced, right? This is a partial list.

There's a long list of these things that are accepted by fire officials, fire chiefs, fire professionals. No disagreement about this stuff, right?

We need to pass a state law that requires the insurers' computer models to account for proven mitigation measures, since they're not willing to do it voluntarily. My successor — Ricardo Lara — adopted a [regulation giving people a discount](#) for home hardening defensible space, and for being in a fire wise community. That's great, you get a discount.

But the discount doesn't matter if they won't write or renew your insurance.

[Two bills](#) have been introduced in Sacramento to create incentives for home hardening against wildfires.

**Q: Should homeowners get credit on their policies for home hardening?**

**A:** We're spending billions of dollars on this, and you get no credit for it in the decisions the insurance companies make when they write or renew your insurance. That's really outrageous. And the insurance commissioner can't change that himself or herself, because insurance commissioners don't control underwriting.

So, the only way to fix this problem, that I've identified, is you'd have to pass a state law that requires the models they use to decide whether to write or renew insurance to account for proven mitigation.

**Q: Early January is not fire season in L.A. Are we going to see more wildfires year-round?**

**A:** I think the future is very grim. I think that we've had a catastrophic wildfire in January, and we could have any number of catastrophic wildfires later in the year. So, it's a very grim future.