



TOWN OF LOS GATOS COUNCIL AGENDA REPORT

Minutes of the Town Council Meeting Tuesday, January 20, 2026

The Town Council of the Town of Los Gatos conducted a regular meeting in person and via teleconference.

MEETING CALLED TO ORDER AT 7:00 P.M.

ROLL CALL

Present: Mayor Rob Moore, Vice Mayor Maria Ristow, Council Member Rob Rennie, Council Member Matthew Hudes.

Absent: Council Member Mary Badame.

PLEDGE OF ALLEGIANCE

Mayor Moore invited Kristina Alfaro, Administrative Services Director, to lead the Pledge of Allegiance. The audience was invited to participate.

PRESENTATIONS

Mayor Moore presented commendations to outgoing commissioners, and certificates of recognition to the business of the month and resident of the month.

CONSENT ITEMS (TO BE ACTED UPON BY A SINGLE MOTION)

1. Approve the Minutes of the December 16, 2025, Closed Session Town Council Meeting.
2. Approve the Minutes of the December 16, 2025, Town Council Meeting.
3. Approve the Minutes of the January 13, 2026, Closed Session Town Council Meeting.
4. Receive the Monthly Financial and Investment Report for November 2025.
5. Authorize the Town Manager to Execute a Third Amendment to an Agreement for Services with OpenGov, Inc., for an Amount Not to Exceed \$401,214.
6. Accept the 2025 Annual Street Repair and Resurfacing Project, Authorize the Town Manager to Execute a Notice of Completion, and Direct Staff to Record the Notice of Completion.
7. Receive the Fiscal Year 2024-25 AB 1600 Annual Report on Receipt and Use of Development Impact Fees.
8. Authorize the Town Manager to Execute a First Amendment to an Agreement with HouseKeys for Administration of the Town's Below Market Price Affordable Housing Program to Extend the Contract to June 30, 2026.
9. Authorize the Town Manager to Execute a Third Amendment to the Contract for Legal Services with the Law Firm of Atchison, Barisone & Condotti to Extend the Term and Increase the Contract Amount by \$50,000 in an Amount Not to Exceed \$300,000 until June 30, 2026.
10. Authorize Revenue and Expenditure Budget Adjustments Totaling \$196,200.07 to Reflect FY 2025-26 COPS/SLESF Additional Grant Funding from Monte Sereno; Authorize Revenue and

Expenditure Budget Adjustments Totaling \$251,426.95 to Reflect Prior Year Unspent Overages Received by the Town of Los Gatos; and Authorize the Town Manager to Execute an Agreement in substantially the form prepared with Assure MSP, Inc. to Install, Configure, Provide the Verkada Camara System and Cloud-Management System Under the California Multiple Award Schedule with a Total Project Amount Not to exceed \$215,000.

11. Adopt a Resolution of the Town Council of the Town of Los Gatos to Authorize Investment Monies in the Local Agency Investment Fund and Rescind Resolution 2007-093.

RESOLUTION 2026-002

12. Authorize the Town Manager to Execute a Third Amendment with Chavan & Associates, LLP. to Extend the Contract for One Year and Increase Compensation by \$59,000 for a Total Agreement Amount Not to Exceed \$248,000.
13. Adopt a Resolution to Ratify the Emergency Procurement of Services for Flood Restoration at Civic Center. **RESOLUTION 2026-003**

Mayor Moore opened public comment.

Member of the Public

- Commented on concerns with item two.

Mayor Moore closed public comment.

**MOTION: Motion by Council Member Hudes to approve items one through thirteen.
Seconded by Council Member Ristow.**

VOTE: Motion passed 4-0. (Council Member Badame was absent)

VERBAL COMMUNICATIONS

Naiema Dia, Ken's Coffee Bar

- Commented on anti-Palestinian hate incidents and requested community education.

Joe Enz, Friends of the Los Gatos Creek

- Commented on work with unhoused individuals and a concern with fencing.

Member of the Public

- Commented on various concerns.

Ehsaneh Sadar

- Commented on hate incidents and requested training related to anti-Palestinian racism.

Council Member Ristow recused herself from Item 14 due to the proximity of her residence to the subject property and left the Chambers.

PUBLIC HEARING

14. Consider a Recommendation by the Planning Commission to Approve a Zone Change from C-2:LHP (Central Business District with a Landmark and Historic Preservation Overlay) to R-1D:LHP (Single-Family Residential Downtown with a Landmark and Historic Preservation Overlay) and a General Plan Amendment to Change the Land Use Designation from Central Business District to Medium Density Residential, for Property Located at 4 Tait Avenue. APN: 510-44-054. Categorically Exempt pursuant to the adopted Guidelines for the Implementation of the California Environmental Quality Act, Section 15061 (b)(3). Zone Change Application Z-25-002 and General Plan Amendment Application GP-25-002. Property Owner/Applicant: Town of Los Gatos. Project Planner: Sean Mullin. Ordinance Title: An Ordinance of the Town Council of the Town Of Los Gatos Amending the Zoning Code from C-2:LHP (Central Business District with a Landmark and Historic Preservation Overlay) to R-1D:LHP (Single-Family Residential Downtown with a Landmark and Historic Preservation Overlay) for Property Located at 4 Tait Avenue. **RESOLUTION 2026-004**

Sean Mullin, Senior Planner, presented the staff report.

Council members asked questions.

Mayor Moore opened public comment.

Susan Fiore

- Commented in support of the item.

Nadav Buzi

- Commented in support of the item.

Kat Battaglia

- Commented in support of the item.

Mike Wasserman

- Commented in support of the item.

Mitzy Anderson

- Commented in support of the item.

Yuliya Vasuder

- Commented in support of the item.

Lisa Mammel

- Commented in support of the item.

Chris Bauder

- Commented in support of the item.

Chris Morgan

- Commented in support of the item.

Mayor Moore closed public comment.

Council discussed the item.

MOTION: Motion by **Council Member Rennie** to accept staff and the Planning Commission's recommendation, which includes making the required finding there is no possibility this project will have a significant impact on the environment; therefore, the project is not subject to the California Environmental Quality Act Section 15061 in Attachment 2 [to the staff report]; introduce an ordinance to affect the zone change, including the findings that the proposed zone change is consistent with the General Plan and its Elements, in that the proposed zoning is consistent with the proposed General Plan Land Use Designation in Attachment 2 [to the staff report]; adopt a resolution to approve the General Plan Amendment, including the findings that the General Plan Amendment is internally consistent with the existing goals and policies of the General Plan and its Elements Attachment 4 [to the Staff Report]); and approve the Zone Change Application Z-25-002 and the General Plan Amended Application GP-25-002. **Seconded by Council Member Hudes.**

VOTE: Motion passed 3-0. (Council Member Badame absent and Vice Mayor Ristow recused)

Council Member Ristow returned to the Council Chambers.

OTHER BUSINESS

15. Adopt the Revised Town Agenda Format and Rules Policy 2-01. **POLICY 2-01**

Wendy Wood, Town Clerk, presented the staff report.

Council asked questions.

Mayor Moore opened public comment.

Lee Quintana

- Commented on proposed changes and transparency concerns.

Mayor Moore closed public comment.

Council discussed the item.

MOTION: Motion by Council Member Rennie to accept the edits to Policy 2-01 with additional changes moving the fourth paragraph in Section F to be the second paragraph, ensuring that the title in the agenda under Section A – Orders of the Agenda is Council and Manager Matters, and to add to the end of the paragraph N.1. the wording that was suggested effectively says Council Members will make every effort to attend so as to not impact the meeting. **AMENDMENT:** include [the word] “Alternatively” [in Section N(1) to replace the word “However” in the second to last sentence.] **Seconded by Vice Mayor Ristow.**

VOTE: Motion passed 4-0. (Council Member Badame absent)

16. Adopt the Draft License Agreement for Encroachments for Private Use of Public Property Policy. **POLICY 3-02**

Gary Heap, Town Engineer, presented the staff report.

Council asked questions.

Mayor Moore opened public comment.

No one spoke.

Mayor Moore closed public comment.

Council discussed the item.

MOTION: Motion by Vice Mayor Ristow to approve the License Agreement Policy for Encroachments for private use of public property policy as presented by staff. **Seconded by Council Member Rennie.**

VOTE: Motion passed 4-0. (Council Member Badame absent)

Mayor Moore called a recess at 8:53 p.m.

Mayor Moore reconvened the meeting at 9:03 p.m.

17. Receive the Bi-Annual Police Services Report for July – December 2025.

Jamie Field, Police Chief, presented the staff report and gave the presentation.

Council asked questions.

Mayor Moore opened public comment.

Austin

- Commented on the Automated License Plate Reader training and documentation.

Lee Fagot

- Commented in support of community policing.

Mayor Moore closed public comment.

Council asked questions, discussed the item, and received the report.

Mayor Moore called a recess at 10:24 p.m.

Mayor Moore reconvened the meeting at 10:28 p.m.

18. Discussion, consideration, and Possible Action to Provide Direction on Revenue Measure Options and Next Steps Including Engaging Professional Services to Support the Evaluation Effort in an amount Not to Exceed \$80,000.

Kristina Alfaro, Administrative Services Director, presented the staff report.

Council asked questions.

Mayor Moore opened public comment.

No one spoke.

Mayor Moore closed public comment.

Council asked questions and discussed the item.

MOTION: Motion by **Council Member Hudes** to authorize to preserve options, not commit to a tax; seek state legislative authority to exceed 2% sales tax cap; to engage legal, financial, and legislative consultants; allocate \$80,000 from the General Fund reserves; hear back [from staff] as soon as possible, more information about the timing of the state legislative authority and the likelihood of achieving that [request to exceed the 2% sales tax cap]. **Seconded by Council Member Rennie.**

VOTE: Motion passed 4-0. (Council Member Badame absent)

COUNCIL/TOWN MANAGER REPORTS

Council Matters

19. Mayor's Request to Direct Staff to Evaluate Feasibility of Painting Red Curb Markings Near Intersection Crosswalks Under California's Daylighting Law.

Mayor Moore provided information on the item.

Mayor Moore opened public comment.

Lee Fagot

- Commented in support of the item.

Mayor Moore closed public comment.

The Council asked questions and discussed the item.

No action was taken.

Council Matters (Continued)

- Council Member Rennie stated he was appointed as the Chair of the Fire Safe Council.
- Council Member Hudes stated he attended meetings with the Los Gatos Thrives Foundation, met with residents, and attended a Finance Commission meeting.
- Vice Mayor Ristow stated she attended a Finance Commission meeting, a Silicon Valley Clean Energy Authority (SVCEA) Board meeting, and a Valley Transportation Authority (VTA) Policy Advisory meeting where she was elected the Vice Chair.
- Mayor Moore stated he attended the Los Gatos Leadership meeting, Supervisor Abe-Koga's D5 (District 5) Mayors Roundtable, spoke at Lexington Elementary, and met with the Los Gatos Chamber of Commerce Food and Wine Group.

Closed Session Report

Gabrielle Whelan, Town Attorney

- Stated that the Town Council met in closed session on January 13, 2026, to discuss the case of Los Gatos LLC vs the Town of Los Gatos, and there was no reportable action taken. The Town Council met in closed session this evening (January 20, 2026) to discuss labor negotiators, and there was no reportable action taken.

Town Manager Report

Chris Constantin, Town Manager

- Stated he had no report.

ADJOURNMENT

The meeting adjourned at 9:17 p.m.

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SUBJECT: Minutes of the Town Council Meeting of January 20, 2026

DATE: February 3, 2026

Respectfully Submitted:

/s/Jenna De Long, Deputy Town Clerk