
CITY OF INDUSTRY PROPERTY AND HOUSING MANAGEMENT AUTHORITY
REGULAR MEETING MINUTES
CITY OF INDUSTRY, CALIFORNIA
NOVEMBER 12, 2025
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The Regular Meeting of the Industry Property and Housing Management Authority of the City of Industry, California, was called to order by Chair Calvo at 10:32 a.m., in the City of Industry Chamber, 15651 Mayor Dave Way, California.

FLAG SALUTE

The flag salute was led by Chair Calvo.

AB 2449 VOTE ON EMERGENCY CIRCUMSTANCES (IF NECESSARY)

There was no need for AB 2449 vote since there were no Board Members taking part remotely. The webcast was then terminated.

ROLL CALL

PRESENT: Ken Calvo, Chair
James Bickel, Board Member
Timothy O’Gorman, Board Member

ABSENT: Tim Seal, Vice Chair
Phil Cook, Board Member

STAFF PRESENT: Joshua Nelson, Executive Director; Bing Hyun, Assistant Executive Director; Jaime Casso, General Counsel; and Julie Gutierrez-Robles, Secretary.

PRESENTATIONS

There were none.

CONSENT CALENDAR

6.1 CONSIDERATION OF THE REGISTER OF DEMANDS FOR NOVEMBER 12, 2025

RECOMMENDED ACTION: *Approve the Register of Demands and authorize the appropriate Authority Officials to pay the bills.*

Chair Calvo asked if there were any comments or questions regarding the Consent Calendar. There were none.

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MOTION BY BOARD MEMBER BICKEL AND SECOND BY BOARD MEMBER O'GORMAN TO APPROVE THE CONSENT CALENDAR. MOTION CARRIED 3-0, BY THE FOLLOWING VOTE:

AYES:	BOARD MEMBERS:	BICKEL, O'GORMAN, C/CALVO
NOES:	BOARD MEMBERS:	NONE
ABSENT	BOARD MEMBERS:	COOK, VC/SEAL
ABSTAIN	BOARD MEMBERS:	NONE

ACTION ITEMS -NONE

PUBLIC HEARINGS- NONE

CLOSED SESSION-NONE

EXECUTIVE DIRECTOR REPORTS

Executive Director Joshua Nelson wished everyone a Happy Thanksgiving.

AB 1234 REPORTS

There were none.

BOARD MEMBER COMMUNICATIONS

Chair Calvo wished everyone a Happy Thanksgiving.

PUBLIC COMMENTS

There were none.

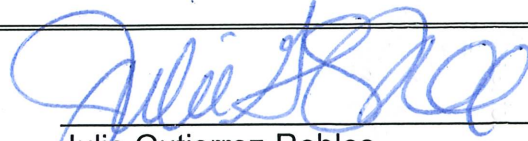
ADJOURNMENT

There being no further business, the Industry Property and Housing Management Authority adjourned at 10:35 a.m.



Ken Calvo
Chair

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Julie Gutierrez-Robles
Secretary