

Visalia City Council Agenda

For the regular meeting of: Monday, February 2, 2004

Location: City Hall Council Chambers
707 W. Acequia Ave., Visalia

Mayor: Bob Link
Vice-Mayor: Phil Cox
Council Member: Jesus J. Gamboa
Council Member: Greg Kirkpatrick
Council Member: Donald K. Landers

All items listed under the Consent Calendar are considered to be routine and will be enacted by one motion. If anyone desires discussion on any item on the Consent Calendar, please contact the City Clerk who will then request that Council make the item part of the regular agenda.

REGULAR SESSION

7:00 p.m.

PLEDGE OF ALLEGIANCE

INVOCATION - Rich Hanson, 1st Presbyterian Church

SPECIAL PRESENTATIONS/RECOGNITION

CITIZENS REQUESTS - This is the time for members of the public to comment on any matter within the jurisdiction of the Visalia City Council. This is also the public's opportunity to request that a Consent Calendar item be removed from that section and made a regular agenda item. The Council Members ask that you keep your comments brief and positive. Creative criticism, presented with appropriate courtesy, is welcome. The Council cannot legally discuss or take official action on citizen request items that are introduced tonight. In fairness to all who wish to speak tonight, each speaker from the public will be allowed three minutes (speaker timing lights mounted on the lectern will notify you with a flashing red light when your time has expired). Please begin your comments by stating your name and address.

- Convene jointly as the Visalia City Council and the Redevelopment Agency Board

1. CONSENT CALENDAR -

- a. Receipt of the June 30, 2003 Comprehensive Annual Financial Report (CAFR) for the City of Visalia, and the June 30, 2003 Component Unit Financial Statement for the Redevelopment Agency of the City of Visalia.

(A copy of the CAFR is available for public review in the City Clerk's Office. To make arrangements for a personal copy contact Financial Analyst, Tim Fosberg at 713-4565.)

- Adjourn as the Redevelopment Agency Board & remain seated as the Visalia City Council

CHANGES TO THE AGENDA/ITEMS TO BE PULLED FOR DISCUSSION

2. CONSENT CALENDAR - Consent Calendar items are considered routine and will be enacted by a single vote of the Council with no discussion. For a Consent Calendar item to be discussed, or voted upon individually, it must be removed at the request of the Council.
 - a) Authorization to read ordinances by title only.
 - b) Authorization to accept the City of Visalia Cash and Investment Report for the quarter ending December 31, 2003.
 - c) Item removed from Agenda.
 - d) **Introduction of Ordinance No. 2004-07** for Approval and Authorization for City Manager to enter into an Agreement for the Granting of Parking Easement in the West Acequia Parking Structure with Turning Point Foundation.
 - e) Authorization for approval of an amendment of the City Lease with the Creative Center to add the City owned house at 805 W. Acequia Street to the Ice House Block to be utilized as classrooms for the Creative Center.
 - f) Authorization to award contract for Ferguson Avenue Construction project from Conyer Street to Dinuba Blvd. to the low bidder, Seal Rite Paving and Grading of Clovis of, in the amount of \$377,489.93. Project No. 1241-72-0-0-9494-2003.
 - g) *Item removed from Agenda.*
 - h) Authorization to execute an Operation and Maintenance Agreement with Kaweah Delta Water Conservation District for the Mill Creek Terminal Water Storage Basin (Basin No. 4) located at the northwest corner of Avenue 280 (Caldwell Ave.) and Road 48.
 - i) Authorization to create a Capital Improvement Program project in the Gas Tax fund (1111) in the amount of \$250,000 to construct Oak Avenue between Santa Fe Street and 250 feet east of Tipton Street.
 - j) Authorization to record the Amended final map for the following:
 1. Ashley Grove Unit No. 2 subdivision, located northeast corner of Ferguson Avenue and Demaree Street Intersection. APN. 089-010-09.
 2. Hidden Acres Subdivision, located 1,200 feet west of the intersection of Caldwell Avenue and Akers Road on the north side of Caldwell Avenue. APN 119-320-32, 34 and 35.
 - k) Authorization to record the final map for the following:
 1. Garden Street Apartments subdivision, located on the east side of Garden Street between Walnut and Paradise Avenues. APN. 097-282-001.

- l) **Second Reading of the following Ordinances:**
 1. **Ordinance 2004-05** Declaring Real Property Surplus and approval of the Purchase and Sale Agreement and Escrow Instructions for the 6.65-acre portion of the City-owned real property located at the southwest corner of Akers and State Highway 198 (portion of APN: 087-020-040) for the sale to Visalia Investment Associates, LLC., for development into a family entertainment park.
 2. **Ordinance 2004-06** Declaring Real Property Surplus for a portion the 8.5-acre portion of the City-owned real property located at the southwest corner of Akers and State Highway 198 (portion of APN: 087-020-040) and approval to facilitate the sale of approximately 1.53-acres to Westland Development Company for the development of a local campus for Fresno Pacific University.

- m) Authorization to award Bid No. 03-04-21, analytical services at treatment plant, to Twining Laboratories.

- n) Authorization to initiate a text amendment to the boundaries and development standards of Design District D, found in Section 17.30.190 of the Visalia Zoning Ordinance.

- o) Formation and/or Annexation of the following Landscape and Lighting District:
 1. Annexation of River Run Ranch Nos. 3 & 4 into Landscape and Lighting Act Assessment No. 01-03, River Run Ranch (**Resolution Nos. 2004-05 and 2004-06 required.**)
 2. Annexation of Giddings Heights No. 5 into Landscape and Lighting Act Assessment No. 90-92, Giddings Heights (**Resolution Nos. 2004-07 and 2004-08 required.**)

3. PUBLIC HEARING – Annexation 2004-01, Pinkham St. Island, annexation of a 26.25 acre developed county island generally located south of E. Tulare Ave, and east of S. Pinkham, including Howard Ave., Feemster Ave, Paradise Ave. Irma St. and Goddard St. **Resolution 2004-09 required.**

**CLOSED SESSION
(Immediately following Regular Session)**

4. Conference with Legal Counsel- Existing Litigation
(Subdivision (a) of Section 54956.9 GC)
 - a) Name of Case: Save our Corridor Committee v City of Visalia TCSC #03-207763 re: General Plan Amendment

5. Conference with Real Property Negotiators
Property: 1237 E. Houston, Town and Country Superette (Bahlool) Houston Widening Project
Under Negotiation: Price, terms, conditions of purchase
Negotiators: Steve Salmon, David Jacobs, Alex Peltzer, Muluk Bahlool, Fouad Alhurebi

6. Conference with Real Property Negotiators
Property: Approximately 3 acres of APN: 103-04-036

Under Negotiations: Price, terms, conditions for the purpose of acquiring riparian setback and park/storm pond site & ROW

Negotiators: Steve Salomon, Don Stone, John Dutton, Castlewood Partners (River Run Ranch)

7. Conference with Real Property Negotiators

Property: Parcels located at 500 E. School – Evelyn Cusenza; 330 N. Santa Fe - Keith & Catherine Melton; 220 & 320 N. Santa Fe – Michael Toomey; 419 E. Murray, 416 E. School and 1134 E. Center – Viking Ready Mix Co.; and 415 N Bridge & 312 E. School Fisher Investment Group

Under Negotiations: To provide instruction to real property negotiator with direction regarding terms, price and conditions for purchase/sale

Negotiators: Steve Salomon, Michael Olmos, Bob Nance

REPORT ON ACTIONS TAKEN IN CLOSED SESSION

REPORT OF CLOSED SESSION MATTERS FINALIZED BETWEEN COUNCIL MEETINGS

Upcoming Council Meetings

Monday, February 9, 2004 (Special Meeting – Work Session Only - City Hall Council Chambers - 4:30 – 6:30 p.m.)

Tuesday, February 17, 2004

Monday, March 1, 2004

Monday, March 15, 2004

Work Session 4:00 p.m.

Regular Session 7:00 p.m.

City Hall Council Chambers

707 West Acequia Avenue

In compliance with the American Disabilities Act, if you need special assistance to participate in meetings call (559) 713-4512 48-hours in advance of the meeting. For Hearing-Impaired - Call (559) 713-4900 (TDD) 48-hours in advance of the scheduled meeting time to request signing services.