

Visalia City Council Action Agenda

For the regular meeting of: Tuesday, January 17, 2006

Location: City Hall Council Chambers

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

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.

WORK SESSION AND ACTION ITEMS (as described)

5:00 p.m.

Track 1

DL/GK 5-0
Approved

1. Presentation and Acceptance of the Measure T Audit Report.

Finance Manager, Gus Aiello introduces item & provides a PowerPoint Slide Presentation briefly outlining Measure T's progress. Justin Morales of M. Green Auditors reviews audit report and outlines performance criteria & recommendations. Staff addresses questions & comments posed by Council. Approved.

2. Item removed from Agenda.

**Any items not completed prior to Closed Session may be continued to the evening session at the discretion of the Council.*

ITEMS OF INTEREST

Adjourn to
Closed
Session

CLOSED SESSION

5:30 p.m. (Or, immediately following Work Session)

3. Conference with Legal Counsel – Anticipated Litigation (3)
(Significant exposure to litigation pursuant to subdivision (b) of Section 54956.9 GC)
4. Public Employment
Title: Chief of Police
5. Conference with Real Property Negotiators
Property: Approximately 150,000 square feet of City owned property located on Airport property south of 198 west of John Jay Inn
Under Negotiation: Price, terms, conditions of potential lease
Negotiators: Steve Salomon, Mario Cifuentes, Anil Chagan, Sagar Kumar

- 6. Conference with Real Property Negotiators
 Property: Property located at 300 E. Main Street (APN # 094-293-004)
 Under Negotiation: Price, terms, conditions of sale
 Negotiators: Steve Salomon, Don Stone, Timothy F. & Billie K. Razarri

- Convene jointly as the Visalia City Council and Redevelopment Agency for the following item only:

- 7. Conference with real property negotiator
 Property: Approximately 26-acres owned by the Community Redevelopment Agency of the City of Visalia located between Goshen, Ben Maddox Way, Mill Creek and Burke Street.
 Under Negotiation: Price, terms and conditions for possible inclusion in a Disposition and Development Agreement. Negotiating
 parties: Steve Salomon, Michael Olmos, Fred Brusuelas and Peter Herzog representing Regal Development Group

- Adjourn as the Redevelopment Agency and remain seated as the Visalia City Council

Reconvene to
 Regular
 Session

**REGULAR SESSION
 7:00 p.m.**

Track 2

PLEDGE OF ALLEGIANCE

INVOCATION -

SPECIAL PRESENTATIONS/RECOGNITION

Jim Bean presents the Tulare County Waste Reduction Award to Visalia, Save Mart #67 and Power Equipment Company.

Barry Gleeson, Linda Harrison and Eva Jaramillo, Representatives for Mothers Against Drunk Drivers, Tulare/Kings/Fresno/Madera Counties recognition to Local Law Enforcement.

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 for discussion purposes. Comments related to Regular or Public Hearing Items listed on this agenda will be heard at the time the item is discussed or at the time the Public Hearing is opened for comment. 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 and spelling your name and providing your address.

Track 3

None.

CHANGES TO THE AGENDA/ITEMS TO BE PULLED FOR DISCUSSION

Track 4
Balance of
Consent
Calendar
Approved
GK/DL 5-0

Councilmember Collins pulls Item 8d for comments & 8k(1) for continuance; Councilmember Landers pulls Item 8i(1) to abstain.

- 8. 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 for City Manager to enter into a professional services contract for special inspection and testing for the West Acequia Parking Structure to Technicon Engineering Services, Inc. in the amount of \$209,270. Project No. 3011-00000-720000-0-9536-2005.
 - c) Approval of a letter of support for Imagine U Museum for a grant application for a First Five Tulare County Capital Project/Planning Grant.
 - d) City Council receipt, review, and filing of the 2004-05 Impact Fee Report as required by State Law.

Councilmember Collins compliments staff on report. Councilmember Landers requests staff to provide an electronic version of the report for his records. Approved.

- e) Authorization to apply for a Tulare County First 5 capital project program grant for approximately \$120,000, in partnership with Tulare County Office of Education, Child Care Division to renovate the Head Start playground at the Manual Hernandez Community Center and approve matching funds in the amount of up to \$22,000 and authorize the City Manager or his designee, to execute, negotiate, and submit all necessary documentation pertaining to the grant.
- f) Request for authorization for transfer of \$3,000 from Federal asset forfeiture funds for Sober Graduation 2006.
- g) Reject all bids for the Oak Avenue Street Improvement Project (Santa Fe to Tipton Streets), project No. 1111-00000-720000-0-9682-2005 and authorize an additional appropriation of \$102,105.00 from the Gas Tax Fund (1111); Project No. 1111-00000-720000-0-9682-2005.
- h) Authorization to bid the re-construction of Parking Lot No. 4 and Alley Reconstruction at Stevenson Street and Acequia Avenue without the requirement for the payment of prevailing wages pursuant to Resolution No. 83-02. Project No. 6111-00000-720000-0-9534-2005.
- i) Authorization for the Formation, Annexation, or Amendment of the following Landscape and Lighting District(s), and authorization *for the Recordation* of the final map(s) related thereto (if applicable):
 - 1. Authorize the Recordation of the Final Map for Oakwood Ranch subdivision, located at the Southeast corner of Chinowth Street and Houston Ave (42 Units) and the Formation of Landscape & Lighting District No. 06-03, Oakwood Ranch ; **Resolution 2006-03 and 2006-04 required.**

Track 6
Item 8i(1)
GK/BL
4-0-1
(DL abstain)

Councilmember Landers pulls item for abstention purposes, stating he cannot vote on an item when the principals of Great Valley Land Company are not known to him to avoid a potential conflict of interest. Staff is requested to provide this information upon submission of the staff reports in the future. Approved.

2. Authorize the Recordation of the Final Map for Madison Heights, located on Velie Court between Houston Avenue and Roosevelt Avenue (17 lots) and the Formation of Landscape and Lighting District No. 06-01, "Madison Heights", **Resolution 2006-05 and 2006-06 required**. Also the Intention and Formation of Open Space District No. 90, "Madison Heights", **Resolution 2006-07 and 2006-08 required**. APN: 103-180-046.

j) Authorization to record the final map of Sterling Oaks, Unit No. 2 Subdivision, located West of County Center between Riggin Avenue and Modoc Avenue; APN: 089-010-029.

k) **Second Reading of the following Ordinance(s):**

1. **Ordinance 2005-17** and approval of Conditional Zoning Agreement for Change of Zone No. 2004-32: a request by Fred Machado (Branum Group, agent) to change the Zoning designation on 48 acres from BRP (Business Research Park) to 6.0 acres of PA (Professional / Administrative Office), 7.7 acres of QP (Quasi-Public), and 34.3 acres of R-1-6 (Single-family Residential, 6,000 sq. ft. min. lot size).

9. REGULAR ITEM - Award contract to Oral E. Micham, Inc. for the construction of two police sub-stations at 204 NW Third Avenue and 4100 S. County Center Drive in the amount of \$7,238,000 and making necessary budget appropriations to fund the project.

Project Manager Sharon Sheltzer addresses issues as stated for the Council & the record and notes that the award of the bid must be done no later than 60 days (by 1/30/06.) Questions & comments posed by Council addressed by staff. Councilmember Collins notes concerns over costs associated with building both facilities. Officer Mike Stow representing Group B of the Police Department addresses concerns over security at the North West Facility. Further discussion & comments made. Approved.

10. REGULAR ITEM - Request for City Council accept a joint application to annex approximately 160 total acres consisting of 56.9-acres, APN: 077-120-009, owned by T.E.C. Doe Properties and adjoining parcel to the west consisting of approximately 99.4-acres APN: 077-120-004 owned by John W. Wonder, and including a portion of Plaza Drive roadway and direct staff to process the annexation request. Subject sites are located at the northwest corner of Riggin Avenue & Plaza Drive for expansion of the Visalia Industrial Park.

Assistant City Manager Michael Olmos presents item and addresses questions & comments as posed by Council. Discussion over creating a new/alternative zoning district IH40, heavy industrial minimum 40 acre parcel size. Vice Mayor Kirkpatrick expresses his preference to establish a zoning policy. Concerns over potential delays regarding this project if this process is implemented are discussed. Further questions & comments posed by Council addressed by staff. Approved as amended with staff directed to investigate whether or not creating an IH40 zone district is the best mechanism for addressing the minimum parcel size issue. Approved.

REPORT ON ACTIONS TAKEN IN CLOSED SESSION

None.

REPORT OF CLOSED SESSION MATTERS FINALIZED BETWEEN COUNCIL MEETINGS

None.

SUBMITTED: Roxanne Yoder, Chief Deputy City Clerk

Track 7
Item 8k(1)
Continue to
2/21/06 at
request of
Applicant
GK/GC 5-0
Approved

Track 8
DL/BL 4-1
(Collins-No)

Track 9
BL/GK 4-1
(Collins-No)
Approved as
Amended
staff to look
at IH40
zoning