

Visalia City Council Action Agenda

For the regular meeting of: Monday, March 20, 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.

Track 1

Employee Introduction:

Dennis Lehman, Chief Building Official introduces ~~Kevin Tromborg~~ & Frank Rocha, Building Inspectors; and Steven Rocha, Plan Checker.

Vince Elizondo, Parks & Recreation Director introduces Jeannie Greenwood, Recreation Supervisor and Alejandra Arredondo, Senior Office Assistant.

WORK SESSION AND ACTION ITEMS (as described)

5:00 p.m.

Track 2
Item 1
GK/GC 4-1
(DL-No)
Approved

1. Consultant Selection for the West Highway 198 Master Plan.

Assistant Community Development Director Fred Brusuelas reviews item for Council and highlights the two consultants being considered. Staff recommends selection of BMS Design Group and advises that the scope of work & budget will need to be reviewed & approved by Council at a later date. County Supervisor Phil Cox addresses the Council regarding the Task Force decision making process and his concerns that their efforts weren't considered. He further notes that the proposal is allowed under current zoning and doesn't require master planning. Questions & comments posed by Council addressed by Staff. Approved.

2. Item removed from Agenda.

3. Review of proposed Lowe's Shopping Center at the Northwest corner of Riggin Avenue and Demaree Street.

Track 3
Item 3
No Action
Taken

Assistant Community Development Director Fred Brusuelas and Principal Planner Paul Scheibel provide a review of the item and address questions & comments posed by Council. Concerns were expressed by the Council that size & scale are not conducive to the neighborhood. Staff directed to work with applicant regarding design & scale of project for this area. No action taken.

**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

6:00 p.m. (Or, immediately following Work Session)

4. Conference with Legal Counsel – Existing Litigation
Name of Case: Hettick v. City of Visalia TCSC Case No. 05-214421
5. Conference with Real Property Negotiators
Property: located south of Ferguson Avenue on east side of Linwood Street; a portion of APN 077-087-052 and a parcel located at 321 North Lovers Lane, a portion of APN 098-070-031.
Under Negotiation: price, terms, conditions of acquisition for park purpose
Negotiators: Steve Salomon, Vince Elizondo, Don Stone, California Water Service Co.
6. Conference with Real Property Negotiators
Property: 830 E. Roosevelt, APN 094-130-040
Under Negotiation: Price, terms, conditions of purchase and sale agreement
Negotiators: Steve Salomon, Mike Olmos, Matty Matejcek, William and Joann Bawks
- 7a. Conference with Real Property Negotiators
Property: corner of Burke and Center; APN 094-190-010
Under Negotiation: Price, terms, conditions of purchase
Negotiators: Steve Salomon, Mike Olmos, Marty Zeeb, Chris Beck, Kyle Rhinebeck
- 7b. Conference with Real Property Negotiators
Property: facility located at 1968 S. Lovers Lane
Under Negotiation: Price, terms, conditions of potential lease
Negotiators: Steve Salomon, George Sandoval, California Department of Forestry
8. Public Employment
Title: Chief of Police

Reconvene to
Regular
Session

REGULAR SESSION

7:00 p.m.

Track 4

PLEDGE OF ALLEGIANCE

INVOCATION – Michael Sheltzer, Congregation B’nai David

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 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.

Dr. Jim Kooler - addresses Council & thanks them for scheduling the Adventure Park Appeal Hearing on April 3, 2006, and leaves for their review copies of the letters to the editors regarding this subject.

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

9. RDA CONSENT CALENDAR -

- a. Authorization to enter into an agreement between the Community Redevelopment Agency of the City of Visalia and Habitat for Humanity of Tulare County, for use of Redevelopment Agency Low/Mod Housing Set-Aside funds, to provide for a loan account administered by City's Finance Department with a balance of up to one hundred thousand dollars (\$100,000) for acquiring land for the construction of affordable homes.

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

CHANGES TO THE AGENDA/ITEMS TO BE PULLED FOR DISCUSSION

Councilmember Collins pulls Item 10h & 10l 1 & 2 for discussion

10. 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) Authorize the City Manager to approve **Resolution 2006-24** allowing City staff to apply for a State Office of Emergency Services grant to recover costs from damages resulting from the January 2006 flood event.
- c) Item removed from Agenda.
- d) Authorize the City Manager to accept, execute and implement the grant award from the California Energy Commission in the amount of \$100,000 for seven CNG Solid Waste trucks. **Resolution 2006-25 required.**
- e) Authorize \$160,550 for the purchase of Musco Athletic Lighting system for Riverway Sports Park.
- f) Authorization to submit a pre-proposal application for the Green Trees for The Golden State grant in the amount of approximately \$140,000 and designating the City Manager as the agent to negotiate, execute and submit all necessary documentation pertaining to the planning of street trees in City parks, various neighborhoods and adjacent to various waterways.
- g) Appointment of Robert Mijares as Parks and Recreation Commissioner, Lesa Mann and Russ Desch as Parks and Recreation Alternate Members, as recommended by the Citizens Advisory Committee.

Track 5
Item 9a
DL/BL 5-0
Approved

Track 6
Balance of
Consent
Calendar
Approved
GK/BL 5-0

Track 7
Item 10h
DL/BL 5-0
Approved

- h) Authorization of an agreement between Christian Church Homes of Northern California/Visalia Senior Housing, Inc. and the City of Visalia for the provision of HOME funds not to exceed \$2.5 million for the development of a 50+/- unit affordable senior housing project in downtown Visalia.

Assistant City Manager Michael Olmos & Project Manager Sharon Sheltzer address Council's comments & questions regarding site. Councilmember Collins expresses his preference for East Visalia Area for location. City Manager Steve Salomon comments on process for previous site selection and on proposed site possibilities. Approved.

i) **Introduction of the following Ordinance(s):**

1. **Ordinance 2006-05** authorizing the lease of certain portions of real property located at the Visalia Municipal Airport to the Federal Aviation Administration for the purpose of maintaining and operating Navigational Equipment.

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

1. **Ordinance 2006-02** to amend Section 13.08 (Sewer Service System) of the Visalia Municipal Code to comply with Environmental Protection Agency (EPA) requirements.
2. **Ordinance 2006-03** An Interim Ordinance Establishing Prohibited and Permitted Uses and Development Standards for a Portion of the East Downtown Strategic Plan Area (*A 4/5 vote is required to adopt this Ordinance.*)

- k) Authorization to record the final parcel map for Tentative Parcel Map 2005-25, located at the northeast corner of Shirk Street and Doe Avenue. APN 077-100-074

l) Authorization to file Notice of Completion for the following:

1. Oakwest Subdivision Unit No. 5, containing 126 lots, located southeast of Hurley Avenue and Shirk Road.
2. Oakwest Subdivision Unit No. 6, containing 72 lots, located southeast of Hurley Avenue and Shirk Road.

Public Works Director Andrew Benelli addresses Council's comments & concerns. Approved.

3. Summerfield Phase 1, containing 76 lots, located southeast of Akers Street and Riggin Avenue.
4. Summerfield Phase 2, containing 74 lots, located at the Southeast of Akers Street and Riggin Avenue.
5. Rancho Santa Fe Estates Subdivision, containing 54 lots, located on the south side of Monte Vista between Burke and Santa Fe Streets.
6. Conyer Estates Addition, containing 9 lots, located at the northeast corner of Vine Avenue and Conyer Street intersection.
7. Project No. 3011-00000-720000-0-9629-2003, the Mill Creek Trail project.

- m) Authorization for the City Manager to work with the Local Government Commission on development of a one day workshop on current planning and development principles, and allocating up to \$10,000 for various expenses associated with such workshop.

11. PUBLIC HEARING -

- a. Adoption of Negative Declaration No. 2006-30 which evaluates environmental impacts associated with Annexation No. 2006-01 (Doe) and Contract Cancellation No. 2006-01: a

Track 8
Item 10l 1 & 2
DL/GK 5-0
Approved

Track 9
Item 11
Continue at
the Request
of Applicant
to 4/17/06
GK/BL 5-0
Approved

request for the partial cancellation of Williamson Act Land Conservation Contract No. 10765 and the diminishment of Agriculture Preserve No. 3638 by 100 acres. The property is located at the northwest corner of Plaza Drive and Riggins Avenue (APN: 077-120-004, 009). **Resolution 2006-26 required (A separate Motion by the Council is required.)**

- b. Annexation No. 2006-01 (Doe): A request by Russell Doe, applicant (Michael Porte and Lou Ginise, agents) to annex 160 acres into the City limits of Visalia **Resolution 2006-27 required. (A separate Motion by the Council is required)** and to amend Tulare County's LAFCO Sphere of Influence by 160 acres. The property is located at the northwest corner of Plaza Drive and Riggins Avenue in the City of Visalia, County of Tulare. (APN: 077-120-004, 009) **Resolution 2006-28 required. (A separate Motion by the Council is required.)**

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 ____