



CITY COUNCIL MEETING MINUTES

**March 15, 2016 7:00 PM
Council Chambers
400 N. Douty St.**

6:00 PM CALL TO ORDER STUDY SESSION:

Vice Mayor Francisco Ramirez called the study session to order at 6:00 p.m.

ROLL CALL:

Present: Gary Pannett, Russ Curry, David Ayers, Francisco Ramirez, Justin Mendes (6:11 p.m.)

PUBLIC COMMENT - STUDY SESSION:

Comments from the public are limited to items on the agenda (GC54954.3a). A maximum of five minutes is allowed for each speaker.

There were no comments given.

STUDY SESSION:

A. Presentation by Jerry Irons regarding the Bastille

City Manager Darrel Pyle introduced Mr. Jerry Irons. Mr. Irons provided a handout to the City Council with details of their proposal. He would like the Bastille and Courthouse to be preserved with the City providing numerous deferred maintenance to the structures. He also requested that the City finance various non-deferred maintenance. The lists of deferred and non-deferred maintenance was included in his handout. Their company, Hanford Bastille and Courthouse LLC, would begin repaying the City for the non-deferred items upon the opening of one of the two restaurants. These costs are expected to be in the range of \$550,000 to \$750,000. Payments would be on a 30 year schedule with no interest.

They requested that the City either sell the properties to them or provide long-term leases to them.

Tony Pings is the architect for the proposed project and discussed the current conditions of the buildings.

The City Council members briefly commented on their initial thoughts and concerns. Mr. Irons and Mr. Pings responded to questions and comments by the City Council. Finance Director Tom Dibble and City Manager Darrel Pyle will review options to fund or finance improvements and bring those alternatives back to the Council to assist them in determining how to move forward with these properties.

Vice Mayor Ramirez adjourned the study session at 6:57 p.m.

7:00 PM CALL TO ORDER REGULAR SESSION:

Mayor Mendes called the meeting to order at 7:04 p.m.

ROLL CALL:

Attendee Name	Title	Status	Arrived
Russ Curry	Council Member	Present	5:54 PM
David Ayers	Council Member	Present	5:32 PM
Gary Pannett	Council Member	Present	5:51 PM
Francisco Ramirez	Vice Mayor	Present	5:54 PM
Justin Mendes	Mayor	Present	6:15 PM

FLAG SALUTE:

Mayor Mendes led the flag salute.

INVOCATION:

Wes Champlin provided the invocation.

RECOGNITIONS/PROCLAMATIONS:

STAFF COMMUNICATIONS:

Public Works Director Lou Camara stated that many residents have requested to change over to meters, so staff has sent out letters informing customers of the process and costs if someone wishes to make the conversion.

Parks & Recreation Director Craig Miller announced their second annual Kids Fest will be this Saturday.

Fire Chief Chris Ekk was pleased that his department is now fully staffed. They are in the process of interviewing more volunteers.

Police Captain Pat Crowe noted that the new evidence room is complete and items will start being transferred to the new location by the end of the month.

City Clerk Jennifer Gomez announced a vacancy on the Kings County Commission on Aging and requested that the City Council seek out applicants.

City Manager Darrel Pyle discussed concerns that were brought up by several citizens pertaining to changes being made to the playground at Freedom Park. The rubberized matting is worn out and the replacement of the material was approved in 2014 as a capital improvement project to be scheduled in the spring of 2016. Staff has temporarily halted the construction due to the concerns brought by the citizens.

PUBLIC COMMENT:

This is the time for citizens to comment on subject matters not on the agenda within the jurisdiction of the Hanford City Council or to comment on items listed under the Consent Calendar or to request an item from the Consent Calendar be pulled for discussion purposes. Comments related to General Business items or Public Hearing items will be heard at the time the item is discussed.

*A maximum of **five minutes** is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.*

Bob Ramos liked some of the comments and concerns the Council discussed during the Study Session. He disagrees with Mayor Mendes about selling Rabobank to finance improvements to the Courthouse and Bastille. Mr. Ramos also stated that he does not want the City Manager to receive a raise. He supports paying the City Attorney for the work that they did which was discussed at the last Council meeting.

Shaka Sudds also would like the City to pay the City Attorney for the work that was done. She commented on the improvements being made at Freedom Park, but believes improvements need to be made to other parks instead. Ms. Sudds discussed a concern regarding the USA BMX course and the charge to park RVs at a nearby location that she claimed was owned by the City.

Patricia Dickerson discussed the changes to Freedom Park and opposes the modifications. In regards to the Carnegie Museum, she stated that they are receiving signatures for their petition and are receiving interest in more historical tours. She also announced their upcoming Easter Event.

William Munoz of Assembly Member Salas' office discussed the Young Assemblymember Program and noted that participants were in attendance tonight to observe local government in action.

Chris Soares spoke about Freedom Park and her efforts in raising funds for that park several years ago. She stated that the rubberized matting is easier for children with limited mobility and would like it to be replaced with the same material, and not with a chip like substance.

Karen Stout stated that her son who has a disability could not participate in activities at the other city parks due to the material being used there.

Linda Carvalho also commented on Freedom Park and the benefits that the prior design provided.

Julie Polder supports the comments that have been provided by the others in attendance and would like the City to reinstall rubberized matting.

Rob Bentley commented on the hard work that was put in to the playground.

Donna Hines discussed an article in the Sentinel and questioned the changes to the Fire Department locations.

Leonard Diaz supports the matting for Freedom Park as it benefits those who are disabled, but also the elderly that struggle with uneven ground.

Noor Memon stated that he does not owe \$6,000 to the City. He also discussed the vacant space at the Courthouse and Bastille.

Skip Athey referenced a package that he submitted to the City Council at the last meeting and stated that it appears to him that the City will not be taking any action. He also briefly discussed an article in the newspaper regarding Measure K.

Mickey Stoddard spoke against the change at Freedom Park and would like the Council to provide direction so the public knows how this issue will move forward.

CONSENT CALENDAR:

Consent Calendar items are considered routine and will be enacted in one motion. There will be no separate discussion of these matters unless a request is made and then the item will be removed from the Consent Calendar to be discussed and voted upon by a separate motion.

Motion to approve the consent items except for the item pulled for separate discussion.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Russ Curry, Council Member
SECONDER:	Francisco Ramirez, Vice Mayor
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

- A. City Clerk: Approve Minutes from the February 16, 2016 Meeting
- B. City Clerk: Approve Minutes from the March 1, 2016 Special Meeting
- C. Public Works: Approval of resolution authorizing submittal of applications for payment programs and related authorizations as required by the California Department of Resources Recycling and Recovery (CalRecycle).
- D. Public Works: Purchase of one Ford F-250 maintenance pickup truck from Keller Ford, of Hanford, in the amount of \$29,462.68.
- E. Public Works: Authorization to Advertise the FY 15/16 Cape Seal Treatment Project.
- F. Public Works: Authorization to Advertise the FY 15/16 Slurry Seal Treatment Project.
- G. Recreation: Approve the contract with A & E Welding Inc. In an amount not to exceed \$74,500 for the Plunge Slide Stairway Replacement/Repair
- H. Finance: Warrant Register

ITEMS PULLED FROM CONSENT CALENDAR:

- A. City Clerk: Approve Minutes from the March 1, 2016 Joint Meeting

This item was pulled from the Consent Calendar by the City Clerk to note a change to the Roll Call. Corrected minutes were distributed to the City Council after the agenda had been posted.

Motion to approve the minutes as corrected.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Russ Curry, Council Member
SECONDER:	Francisco Ramirez, Vice Mayor
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

PUBLIC HEARINGS:

- A. Community Development: Approve the Substantial Amendment to the Community Development Block Grant Action Plans for Fiscal Years 2013-14, 2014-15 and 2015-16

Housing Specialist Sandra Lerma provided a presentation regarding the proposed changes regarding the Action Plans. Council Member Ayers would like to see the funds remain in Housing Rehabilitation rather than moving it to First Time Homebuyer. Council Member Pannett expressed concern about the urgency of this matter. Staff stated that quarterly updates can be provided in the future so the Council is always aware of the status of the funds and projects. Ms. Lerma responded to questions and comments by the City Council in regards as to why the proposed changes are being made.

Mayor Mendes opened the hearing for public comments at 8:02 p.m., and with no comments, closed public comments.

Motion to approve as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Russ Curry, Council Member
SECONDER:	Francisco Ramirez, Vice Mayor
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

GENERAL BUSINESS:

- A. Community Development: Review and provide direction on U.S. Department of Housing and Urban Development (HUD) proposed 2016 Action Plan CDBG activities and allocations.

Housing Specialist Sandra Lerma provided an overview of the proposed 2016 Action Plan CDBG activities and allocations. A proposed budget of \$88,000 has been determined for the 2016-2017 fiscal year. Applications for the \$88,000 have been sent to 15 interested agencies and are due by March 23, 2016.

Ms. Lerma responded to questions and comments by the City Council regarding eligible projects.

Mayor Mendes asked if anyone from the public had input to provide tonight.

Crystal Hernandez from Champions echoed the sentiment that they do not want to duplicate services and thanked the City for their past grant. They will be applying for the next year too.

Chris Soares inquired if the funds could be used for Freedom Park. Ms. Lerma stated that she would look in to it and confirm, but does not believe it falls within the boundaries to be eligible.

There was no further discussion.

- B. Public Works: As it relates to FY 2016 / 17 Transportation Development Act (TDA) Funds Claim: 1) Adopt a resolution regarding the public transit needs within the City of Hanford and authorize the City Manager to sign and submit claim for funds and any subsequent amended claims required; 2) Determine, based on City's financial participation in and support of the existing Kings County Area Public Transit System, that there are no areas within the City of Hanford with unmet public transit needs which could reasonably be met by the expansion of the existing system or by the establishment of a new system; 3) Approve the filing of a Notice of Exemption to certify that projects to be constructed with these funds are categorically exempt from the California Environmental Quality Act.

Public Works Director Lou Camara provided background information for the Council's review and consideration.

Motion to adopt Resolution 16-08-R and approve the item as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	David Ayers, Council Member
SECONDER:	Gary Pannett, Council Member
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

- C. Public Works: Approve an additional appropriation of \$349,073.00 from Gas Tax Reserves, award a contract to WITBRO Inc dba Seal Rite Paving & Grading, of Fresno, CA in the amount of \$817,339.00 for the Harris Street Reconstruction/Resurfacing from Cameron Street to Ivy Street and Elm Street from Harris Street to Douty Street, and establish a construction contingency of \$81,734.00 for this project.

Public Works Deputy Director John Doyel discussed the street project and the goal of completing it prior to schools going back in session in the fall.

Motion to approve the item as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	David Ayers, Council Member
SECONDER:	Francisco Ramirez, Vice Mayor
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

- D. Administration: Adopt Resolution 16-10-R selecting a nominee to the Governing Board of the San Joaquin Valley Air Pollution Control District

City Manager Darrel Pyle commented on the current vacancies. After Council Member Ayers is appointed to the Board, then the Council will need to appoint a new representative and alternate to the City Selection Committee.

Motion to adopt Resolution 16-10-R nominating Council Member Ayers to be appointed to the Board.

RESULT:	APPROVED [4 TO 0]
MOVER:	Gary Pannett, Council Member
SECONDER:	Francisco Ramirez, Vice Mayor
AYES:	Curry, Ayers, Pannett, Ramirez
ABSTAIN:	Mendes

- E. City Clerk: Introduce and waive first reading of Ordinance 16-01 amending Municipal Code section 2.28.010 pertaining to Parking & Traffic Commission

City Clerk Jennifer Gomez provided background information for the Council's review and consideration.

Motion to introduce and waive the first reading of Ordinance 16-01.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	David Ayers, Council Member
SECONDER:	Gary Pannett, Council Member
AYES:	Curry, Ayers, Pannett, Ramirez, Mendes

COUNCIL REPORTS/COMMENTS:

Council Member Ayers commented on the League meetings that he has attended and upcoming speakers. He would like the issue regarding Freedom Park to be brought back to discuss the material that should be used.

Council Member Curry concurred with bringing it back for action by the Council. He had nothing else to report.

Council Member Pannett attended various meetings and also requested that an item be placed on the agenda regarding Freedom Park.

Vice Mayor Ramirez attended the Parks & Recreation Commission and would like them to be involved in the discussion regarding Freedom Park.

Mayor Mendes attended a local historical tour. He also stated that he abstained from the vote regarding the San Joaquin Valley Air Pollution Control District due to a conflict of interest with his new employer.

CLOSED SESSION FOR DISCUSSION OF THE FOLLOWING:

Mayor Mendes adjourned to closed session at 8:40 p.m.

A. PUBLIC EMPLOYEE PERFORMANCE EVALUATION - Pursuant to Government Code Section 54957(b)(1)

Title: City Attorney

CLOSED SESSION ACTION REPORT:

There was nothing to report.

ADJOURNMENT:

Mayor Mendes adjourned the meeting at 9:10 p.m.

Respectfully submitted,

Jennifer Gomez
City Clerk