



**CITY COUNCIL MEETING
MINUTES**

**November 2, 2021 7:00 PM
Council Chambers
400 N. Douty St.**

5:30 PM CALL TO ORDER STUDY AND CLOSED SESSION:

Mayor Ramirez called the study session and closed session to order at 5:30 p.m.

ROLL CALL BY THE CITY CLERK:

Present: Francisco Ramirez, Diane Sharp, Kalish Morrow, Art Brieno, Amanda Saltray

PUBLIC COMMENT:

*Comments from the public are limited to items on the agenda (GC 54954.3a). A maximum of **three minutes** is allowed for each speaker. Please begin your comments by stating your name and providing your city of residence.*

None.

STUDY SESSION:

Fire: Presentation on outsourcing of Fire Department Dispatch services and discussion of the benefits to the organization and the public through Fire Specific dispatching services.

Fire Chief Steve Pendergrass discussed the benefits of outsourcing the Fire Departments dispatch services for the Council's review and consideration. Chief Pendergrass answered questions from the Council. City Manager Mario Cifuentez discussed the fire departments budget for dispatch services and clarified that it will be new ongoing charge to the general fund. Police Chief Parker Sever discussed the police departments dispatch call volume. The Council spoke in support of project and directed staff to move forward with the proposed contract.

The Council convened to closed session at 6:04 p.m.

CLOSED SESSION FOR DISCUSSION OF THE FOLLOWING:

CONFERENCE WITH LEGAL COUNSEL-REAL PROPERTY NEGOTIATIONS (GC 54956.8):

Property: 1964, 1972, and 1894 Idlewood Way
APNs: 011-490-001, 002, and 003)
Agency Negotiators: Mario Cifuentez and Ty Mizote
Negotiating Party: Betsy-McGovern Garcia (Self-Help Enterprises)

Property: 1956 Idlewood Way
APN: 011-490-004

Agency Negotiators: Mario Cifuentez and Ty Mizote
Negotiating Party: Denise Marchant and Josh Fox (Habitat for Humanity of Tulare/Kings Counties, Inc.)

Property: 109 E. Eighth Street
APN: 012-041-017
Agency Negotiating Party: Mario Cifuentez and Ty Mizote
Negotiating Party: Carnegie Museum of Kings County (CMKC) and Carnegie Museum Inc.

Property: 113 Court Street
APN: 010-265-001
Agency Negotiating Party: Mario Cifuentez, Ty Mizote, and Brad Albert
Negotiating Party: Jerry Irons

CALL TO ORDER REGULAR SESSION:

Mayor Ramirez called the meeting to order at 7:00 p.m.

ROLL CALL:

Attendee Name	Title	Status	Arrived
Diane Sharp	Vice Mayor	Present	5:20 PM
Art Brieno	Council Member	Present	5:25 PM
Kalish Morrow	Council Member	Present	5:24 PM
Amanda Saltray	Council Member	Present	5:00 PM
Francisco Ramirez	Mayor	Present	5:06 PM

INVOCATION:

The invocation was led by Pastor Stan Plooy.

FLAG SALUTE:

The flag salute was led by Mayor Ramirez.

CLOSED SESSION ACTION REPORT :

None.

STAFF COMMUNICATIONS:

None.

COUNCIL REPORTS/COMMENTS:

Vice Mayor Sharp discussed the events she attended.

Council Member Morrow discussed the meetings she attended.

Council Member Brieno attended the grand opening of the Centennial Park playground.

Council Member Saltray discussed the meetings and community events she attended.

Mayor Ramirez discussed the meetings and community events he attended. He also announced the upcoming Faraday events.

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. This is also the public's opportunity to request an item from the Consent Calendar be pulled for discussion purposes or to comment on any item on the agenda. Comments related to Public Hearing items will be heard at the time the item is discussed.

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

Bob Ramos commented on claim against City Manager Mario Cifuentez, filed by the former Finance Director Paula Lofgren. City Attorney Ty Mizote addressed Mr. Ramos's comments.

Art Perez commented on the Art Brieno matter.

Nathan Odom commented on Hidden Valley Park. He also commented on the COVID-19 vaccine.

Paula Massey commented on the claim against City Manager Mario Cifuentez.

Lou Martinez requested extending public comment time period from 3 minutes to 5 minutes. He also commented on Hidden Valley Park.

William Harman commented on the expansion of Hidden Valley Park.

Mickey Stoddard commented on expansion of Hidden Valley Park.

Hanford resident - She shared her experience as a teacher and commented on the expansion of Hidden Valley Park.

Al Cason commented on the claim against City Manager Mario Cifuentez. He also commented on the censure of Council Member Brieno.

Mark Pratter commented on the expansion of Hidden Valley Park.

Dave Ayers, on behalf of a Hanford resident, commented on Hidden Valley Park and shared his development ideas.

Jack Schwartz commented on Historic Resources Permit 2021-06 A and suggested one change on the proposed placement of the banner. He also shared the upcoming events of the Carnegie Museum.

Renee Irons asked the Council, "who do you work for?"

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.

Council Member Brieno requested to pull item D [Approval of a Purchase and Sale Agreement between the City of Hanford and Self-Help Enterprises, for three (3) City-owned Parcels on Idlewood Way, for a purchase price of \$15,000 to facilitate the construction of affordable housing.].

Motion to approve the consent calendar except for the items pulled for separate consideration.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

- A. PROCEDURAL WAIVER: Waive reading in full of resolutions and ordinances and approval and adoption of same by reading title the only.
- B. City Clerk: Approval of the Minutes of the May 18, 2021 Meeting
- C. City Clerk: Approval of the Minutes of the May 27, 2021 Special Meeting
- D. Public Works: Approval of a payment to Kings Petroleum, for the purchase of diesel fuel for Fleet Operations, in the amount is \$30,934.19.
- E. Public Works: Approval of a Quitclaim Deed in favor of The City of Hanford, California as it relates to the San Joaquin Valley Homes Tract 928 Unit II, and Authorization for the Mayor to execute and the City Clerk to attest to said Quitclaim Deed and file with the Kings County Recorder's Office.
- F. Police: Approval of a Sole Source Purchase to Sun Ridge Systems, Inc, of El Dorado Hills Ca, in the amount of \$40,300, to cover the cost of IRIMS Software and four (4) years of annual subscription fees for the Hanford Police Department; Appropriate \$40,300 in the Police Department Budget to cover the cost of the purchase, and Approve the use of ARPA funds to cover the expenditure.
- G. Finance: Receive and File the City of Hanford's Quarterly Investment Portfolio and Transactions Reports

Pulled Items :

[Item D]

Pulled by Council Member Brieno.

- 1. City Attorney: Approval of a Purchase and Sale Agreement between the City of Hanford and Self-Help Enterprises, for three (3) City-owned Parcels on Idlewood Way, for a purchase price of \$15,000 to facilitate the construction of affordable housing.

City Attorney Ty Mizote discussed the new information from the State Department of Housing and Community Development regarding the agreement. He provided the details of the two changes that were made, the requirements of a 45-year affordability period, and formal approval from the State to sell the property. City Attorney Mizote added a provision to the purchase and sale agreement addressing the formal approval.

Motion to approve with the two changes.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Art Brieno, Council Member
SECONDER:	Amanda Saltray, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

PUBLIC HEARINGS:

- A. Annexation No. 160, Parts 1- 3 and 5 - 8: A proposal to annex seven (7) separate county islands with a combined total of 279 acres into the City of Hanford, from the Kings County jurisdiction. Prezone No. 2021-01 thru 2021-03 and 2021-05 thru 2021-08, a request to prezone the various county islands, in accordance with their General Plan designation. The projects are located in existing county islands, fully surrounded by the City of Hanford.

Mayor Ramirez opened the public hearing at 7:49 p.m. and called for the staff report. Senior Planner Gabrielle Myers discussed the proposed eight county island annexation areas. Island #4 was excluded from the annexation request, due to a pending General Plan Amendment. Staff answered questions from the Council.

Public comment:

IN-FAVOR:

Art Perez commented on property tax changes.

OPPOSED:

Robin Green expressed her concerns regarding resident notification of the annexation. Public Works Director John Doyel addressed Ms. Greens concerns and comments.

Brent Olson spoke in opposition.

Bob Ramos commented on issues the annexations may create for code enforcement.

Jana Dudley shared her concerns.

Roger Dudley asked why the annexation was not voted on. City Attorney Ty Mizote responded to Mr. Dudley's comments.

Hanford resident – He commented on his waster bill.

Patty Grill commented on the questionnaire that was sent out to residents. She spoke in opposition. Senior Planner Myers and City Attorney Mizote responded to Ms. Grill's comments.

Kanesha Edwards spoke in opposition.

Joe Soto spoke in opposition.

Rick Cardoza spoke in opposition and expressed his concerns regarding the well and septic tank on his property. Public Works Director John Doyel addressed Mr. Cardoza's concerns.

Ms. Myers addressed some of the concerns expressed by during public comment. She also provided the information for the LAFCo meeting. Staff answered questions from the Council. Council Member Brieno spoke in opposition of annexing island's #1 and #8.

Motion to approve and adopt the Notice of Exemption, in accordance with CEQA.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

Motion to approve the introduction and waive the first reading of Ordinance No. 21-07.

RESULT:	APPROVED [4 TO 1]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Morrow, Saltray, Ramirez
NAYS:	Brieno

Motion to approve the introduction and waive the first reading of Ordinance No. 21-08.

RESULT:	APPROVED [4 TO 1]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Morrow, Saltray, Ramirez
NAYS:	Brieno

Motion to approve the introduction and waive the first reading of Ordinance No. 21-09.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Francisco Ramirez, Mayor
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

Motion to approve the introduction and waive the first reading of Ordinance No. 21-10.

RESULT:	APPROVED [4 TO 0]
MOVER:	Saltray, Council Member
SECONDER:	Kalish Morrow, Council Member
AYES:	Brieno, Morrow, Saltray, Ramirez
ABSTAIN:	Sharp

Motion to approve the introduction and waive the first reading of Ordinance No. 21-11.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kalish Morrow, Council Member
SECONDER:	Amanda Saltray, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

Motion to approve the introduction and waive the first reading of Ordinance No. 21-12.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Amanda Saltray, Council Member
SECONDER:	Diane Sharp, Vice Mayor
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

Motion to approve the introduction and waive the first reading of Ordinance No. 21-13.

RESULT:	APPROVED [4 TO 1]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Morrow, Saltray, Ramirez
NAYS:	Brieno

Motion to adopt Resolution 21-48-R with an amendment was introduced by Council Member Brieno. Seconded by Council Member Saltray 2/3 (Morrow, Sharp, Ramirez) – Motion failed.

Motion to adopt Resolution 21-48-R as presented.

RESULT:	APPROVED [3 TO 1]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Morrow, Ramirez
NAYS:	Brieno
ABSTAIN:	Saltray

Mayor Ramirez closed the public hearing at 9:02 p.m.

Break 9:03 p.m. - 9:14 p.m.

- B. Zone Text Amendment No. 2021-01: a request by the City of Hanford to amend Title 17, Section 17.08.030 – Commercial, Office, and Industrial Zone Use Table of the Hanford Municipal Code by adding sections in order to: 1. Create size breakdowns for “Office; medical, dental, or optometry” and allow limited office uses in the C-R Regional Commercial zone district; and 2. Create size breakdowns for “Office; professional or commercial” and allow limited office uses in the C-R Regional Commercial zone district; and 3. Eliminate size breakdowns for “Furniture stores” and allow furniture stores (any size) as a permitted use in the C-R Regional Commercial, MX-C Corridor Mixed Use, and MX-D Downtown Mixed Use zone districts; and 4. Add “Laboratory; general, medical, or dental” as a conditionally permitted use in the C-R Regional Commercial zone district; and 5. Add “Food catering” as a permitted use in C-N Neighborhood Commercial, C-R Regional Commercial, and MX-N Neighborhood Mixed Use zone district.

Mayor Ramirez opened the public hearing at 9:15 p.m. and called for the staff report. Senior Planner Gabrielle Myers discussed the Zone Text Amendment. Ms. Myers answered questions from the Council.

Public Comment:

IN-FAVOR:

Jerry Irons commented on furniture stores and grocery stores.

Brent Olson spoke in favor.

Jeff Morrison spoke in favor.

OPPOSED:

Bob Ramos spoke in opposition.

Michelle Brown spoke in opposition on behalf of Main Street Hanford. She requested to postpone the item until businesses financially recover from the pandemic.

Dr. Jeffery Garcia spoke in opposition and expressed his concerns.

Dr. Suzanne Cardoza spoke in opposition and expressed her concerns.

Yvette Gomez spoke in opposition.

Michael Cardoza spoke in opposition and questioned the business operating hours in the downtown area. Ms. Myers responded to his questions.

Dan Chin spoke in opposition.

Angel Galvan spoke in opposition and provided a document to the Council.

Dave Ayers spoke in opposition.

At 10:15 p.m. the Council extend the meeting one hour. Motioned by Council Member Morrow, Seconded by Mayor Ramirez. Motion approved 4/1 (Brieno).

Craig Johnson spoke in opposition.

The Council Members discussed the Zone Text Amendment and addressed some of the concerns expressed during public. City Manager Mario Cifuentez discussed creating incentives in the downtown area for new businesses. Staff will bring back for a future Council discussion. City Attorney Ty Mizote commented on incentive programs and discussed other ways of assisting businesses in the future.

Motion to approve.

Mayor Ramirez closed the public hearing at 10:51 p.m.

RESULT:	APPROVED [3 TO 1]
MOVER:	Kalish Morrow, Council Member
SECONDER:	Amanda Saltray, Council Member
AYES:	Morrow, Saltray, Ramirez
NAYS:	Brieno
ABSTAIN:	Sharp

GENERAL BUSINESS:

- A. Community Development: Historic Resources Permit 2021-06 A: a request, by the Carnegie Museum of Kings County, to hang a five-feet by 11-feet (55 square foot) banner on the exterior of the Carnegie Library Building from November 3 to January 7, 2022, in order to advertise an upcoming exhibit. Historic Resources Permit 2021-06 B: a request, by staff, to allow future approvals of similar banners for the Carnegie Museum of Kings County administratively through the banner permit process. The project is located at 109 E. Eighth Street (APN 012-041-017).

Senior Planner Gabrielle Myers discussed the project and the requested changes from the applicant. Ms. Myers also presented a process change for the Council's review and consideration.

Motion to approve Resolution 21-49-R approving Historic Resources Permit 2021-06 A.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Amanda Saltray, Council Member
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

- B. Motion to approve resolution 21-50-R, allowing staff to administratively permit all future banner request through the banner permit application.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Diane Sharp, Vice Mayor
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

- B. Police: Approval of one (1) additional allocated position, within the Hanford Police Department, to finalize the creation of the Park Resource Officer position and Appropriate \$74,020 to fund hiring one officer and the one-time purchase of the standard equipment needed to outfit a new officer in fiscal year 21/22 and for fiscal year 22/23 \$131,500 in annual ongoing personnel costs.

Police Chief Parker Sever discussed the addition of one allocated position. Staff addressed the Council's questions and concerns.

Motion to approve.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Art Brieno, Council Member
SECONDER:	Kalish Morrow, Council Member
AYES:	Sharp, Brieno, Morrow, Saltray, Ramirez

The Council approved to extend the meeting. Motion introduced by Vice Mayor Sharp. Seconded by Council Member Saltray. Motion approved. 4/1 (Brieno)

- C. Administration: Discussion of future development of Hidden Valley Park, including Council review and direction on the alignment of Rodgers Road extension, between Mallard Way and Cortner Street, and consideration of a Ballot Measure to allow the Citizens of Hanford to determine the future of the vacant property located adjacent to the existing park

City Manager Mario Cifuentez discussed the history of the property and the proposed actions for the Council's review and direction. Staff addressed questions and concerns from the Council.

Motion to direct staff to move forward with the necessary analyses to bring back a General Plan amendment to change from Low Density Residential to Open Space.

RESULT:	APPROVED [4 to 1]
MOVER:	Francisco Ramirez, Mayor
SECONDER:	Art Brieno, Council Member
AYES:	Brieno, Morrow, Saltray, Ramirez
NAYS:	Sharp

COUNCIL FUTURE AGENDA ITEMS:

Council Future Agenda Items

Council Member Saltray shared the details of her upcoming Town Hall Meeting.

ADJOURNMENT:

Mayor Ramirez adjourned the meeting at 11:27 p.m.

Respectfully submitted,

Natalie Corral
City Clerk