

WORK SESSION

1.1. Steve Brandt – Sphere of Influence Update

Steve Brandt was present to give the City Council an update of the SOI.
Lafco Commission
Lafco Municipal Service Review
Lafco Sphere of Influence

Work session over at 5:45 pm

2. consent warrant janet / scott
3. warrant joey/janet
4. Motion to add urgency item/Janet/Harness
5. 10.2. august 28 meeting cancellation hinesly/Harness
6. 10.3. reminder of league meeting
7. 10.4. Harness requested more ideas brought to council for Mercantile Row. Business is failing on that side, he suggested a representative of the EDC to work on it as well. Good incentives but has lost steam.
Drove through town in alleys and suggested coming up with alley maintenance plan, clean up repair and maintain all alleys. Some need little some need much attention. Has received many calls from residents on Whitney thanking the city for the lighting. Wants more information on solar lights and wants to test them out and put together a plan to see what will work out best.

Todd said good thing about solar is no wiring or electrical.

Uota explained the proposed lighting.

Gonzalez arrived at 5:50 pm.

Todd said he would like to evaluate alleys and see what could be done over time.

Discussion followed in regard to Mercantile Row.

Janet said having a celebration on Saturday at 6:30 at senior center. Three less romeos this year than last.

Gonzalez said he attended the Friday night Summer Night Lights program.

City Manager Information sharing ribbon cutting for emperor estates and Adventist health.

Break

6:08

Reconvene

6:08

14.4. Information Sharing

Nunes shared PCS is finishing up Summer concert series. Last one on 8/25. Youth soccer signups increase in number 26 teams with games October through November. Farmers market on Mondays sponsored by Chamber and community services. Middle of audit.

Nunes shared about her surgery.

Engineering Information Sharing

Road Workers

Fire services information sharing

Fireline medic to go to fire up north selected Eric Espinoza. On the way there was diverted to a different fire. Well experienced in fireline medic work. He will be there for another week in Plumas national forest.

Police Services Information Sharing

Chief Olvera shared that marijuana enforcement.

Council Member Gonzalez left the dais at 6:14 pm.

Chief Olvera said the marijuana enforcement is something that will be ongoing learning. He continued to describe the issues surrounding marijuana enforcement.

Public works information sharing

Received request from harness to provide an update of street improvement projects. A few months ago notified council of Prop 1B funds to use it toward improvements along with CMAC grant funding. Some were some of those identified as projects. Sometime in September will give report. Has been getting estimates on improvements. The others remain pending. Waiting on one estimate and once she gets it will present the recommendation to council or at least options. It looks as though based on what she currently has, we might be able to get the section of rd 72 from Nebraska to Saginaw and Sierra from 70 to 72. There might be a little left over from Prop 1B left over. Council will have an opportunity to give their input on the proposed improvements.

Morales asked if the Kamm Crawford area can be one of the improvements. Beltran said it is an additional and not on the council goals but can be added. She hopes to bring it back for consideration on Oct 11.

CALL TO ORDER

6:40 pm

3. INVOCATION

scott

4. FLAG SALUTE

chad

5. COMMUNITY RECOGNITION AND APPRECIATION

5.1. 2012/2013 Miss Dinuba Candidates

Alina Lopez
Cassidy Agangian
Maria Ledesma
Anessa Lopez
Megan Ragsdale
Jeanette Cerillo
Kyrsten Gonzalez

Cristy Myers and Shirley Stormont pageant managers

break
6:48

Reconvene break
6:51 pm.

6. PUBLIC COMMENT

- 6.1. Sandy Sills, Dinuba Chamber of Commerce – Raisin Day Event Request for Co-sponsorship and Exclusive Use of Vuich Park; Request for Street Closure, September 26-30, 2012

Sandy was present to report on the Raisin Day event.
Exclusive use of park; street closure.

Sills reported that this event represents what Dinuba is about. Sills explained the preparations for the event. Celebration Friendship is the theme—created by Daniel Valencia.

Hinesly/Harness

- 6.2. Unscheduled

None

7. CONSENT CALENDAR

- 7.1. City Council / Financing Authority Joint Meeting Minutes, July 24, 2012
7.2. Acceptance – Other Agency Meeting Minutes
a. Citizens Oversight Committee, January 27, 2012
b. Historic Preservation Commission, June 11, 2012
c. Planning Commission, July 3, 2012
d. Parks and Community Services Commission, June 19, 2012
e. Police Advisory Commission, June 5, 2012

- 7.3. Parks and Community Services Commission Draft Agenda, August 21, 2012
- 7.4. Master Development Schedule
- 7.5. Hayes Avenue Quit Claim Deeds
APN 014-173-015, 147 N Hayes; Grantor - Diane B. Dicochea, a Widow as Community Property: GOE, TCE
- APN 014-174-007, 148 N Hayes; Grantor - Miguel Pacheco and Maria Pacheco, Husband and Wife, as Joint Tenants: GOE, TCE
 - APN 014-174-006, 164 N Hayes; Grantor - Debra Joann Hayes, an Unmarried Woman: GOE, TCE
 - APN 014-173-021, 165 N Hayes; Grantor - G.L Narayan Md Inc. Defined Plan, a California Corporation: GOE TCE
 - APN 014-174-005, 180 N Hayes; Grantor - Guadalupe Lizarde, a Married Man as His Sole and Separate Property: GOE, TCE
 - APN 014-173-020, 181 N Hayes; Grantor- Joseph Stevens, an Unmarried Man: GOE, TCE
 - APN 014-173-023, 201 N Hayes; Grantor - Somvang Silapachai and Vangkeo Silapachai, Husband and Wife, as Joint Tenants: GOE, TCE
 - APN 014-173-022, 219 N Hayes; Grantor - Maria D Rodriguez and Juan A Rodriguez Wife and Husband as Joint Tenants: GOE TCE
 - APN 014-174-004, 222 N Hayes; Grantor - Nhan T Lam and Nhu N Tran, Husband and Wife as Joint Tenants: GOE TCE
 - APN 014-173-018, 235 N Hayes; Grantor - Abel Rodriguez: GOE, TEC
 - APN 014-174-003, 244 N Hayes; Grantor - Oscar Duran, a Married Man: GOE, TCE
 - APN 014-174-002, 272 N Hayes; Grantor - Martin M Landin and Marselina Landin, Husband And Wife, as Joint Tenants: GOE, TCE.
 - APN 014-173-019, 275 N Hayes; Grantor - William E. Ellis And Gayle C. Ellis, Husband and Wife As Joint Tenants: GOE, TCE
- 7.5. Hayes Avenue Quit Claim Deeds (continued)
- APN 014-174-001, 288 N Hayes; Grantor - Francisco Morfin and Teresa Morfin, Husband and Wife as Joint Tenants: GOE, TCE
 - APN 014-186-004, 325 N Hayes Grantor - Jose L. Rios and Leticia S. Rios, Husband and Wife as Joint Tenants: GOE, TCE
 - APN 014-185-007, 330 N. Hayes; Grantor - Francisco Joel Morfin and Teresa Morfin, Husband and Wife as Joint Tenants: GOE, TCE
 - APN 014-185-006, 340 N Hayes; Grantor - Jason A. Elizondo and Estella Elizondo, Husband and Wife as Joint Tenants: GOE, TCE
 - APN 014-186-003, 365 N Hayes; Grantor - Ernest Holbrook, an Unmarried Man: GOE, TCE
 - APN 014-185-005, 370 N Hayes; Grantor - Octaviano Montejano and Beatris Montejano, Husband and Wife, As Joint Tenants: GOE, TCE

- APN 014-185-002, 380 N Hayes; Grantor - Juan Vasquez, An Unmarried Man as his sole and separate property: GOE, TCE
 - APN 014-186-002, 385 N Hayes; Grantor - Apolonia Jiminez, an Unmarried Woman: GOE, TCE.
 - APN 014-185-001, 392 N Hayes; Grantor - James L. Merlo and Rhonda P. Merlo, Husband and Wife as Community Property: GOE, TCE
 - APN 014-186-001, 395 N Hayes; Grantor - Lino G. Reyes and Maria V. Reyes, Husband and Wife as Joint Tenants: GOE, TCE
 - APN 014-173-025, 1249 E El Monte Way; Grantor - Johny C. Jespersen, A Married Man as his Sole and Separate Property and Albert Gene Belcher, Jr. a Single Man, each as to undivided equal interest: GOE, TCE
 - APN 014-174-008, 1271 E El Monte Way; Grantor - Oscar Nino a single man and Miguel Nino, a single man: GOE, TCE
- 7.6. Ave 416/El Monte Way Widening Projects Rights-of-Way and Property Acquisition, Certificates of Acceptance, (TCE)
- APN 012-220-005, 6014 Avenue 416 (Watamura) TCE
- 7.7. Hayes Avenue Improvements Project, Grants of Easement, Certificates of Acceptance
- APN 014-173-015, 147 N Hayes (Dicochea) GOE, TCE
 - APN 014-184-019, 1275 Millard Way (Muro) GOE, TCE
- 7.8. Notice of Completion – CNG Fueling Facility Phase I Improvements
- 7.9. WWRP Phase I Improvements Stantec Task Order for On-call Services

WARRANT REGISTER

- 8.1. Approval –Warrant Register, July 27; August 3, 10, 2012

MAYOR’S / CHAIR’S MINUTE

- 9.1. Information Sharing

COUNCIL / BOARD COMMENTS

- 10.1. Gold Star Mothers’ Day, Proclamation No 2012-11

Stephanie Hurtado was present to speak to Gold Star Mother’s Day. She said she spoke with Council Member Harness about Gold Star Mother’s Day. This is to honor and keep in remembrance what has been done for us.

She requested if anyone knows families who is one of these families or individuals be invited to the next council meeting.

The proclamation will be read at the September 11 meeting.

10.2. Cancellation of City Council Meeting, August 28, 2012 under city attorney

10.3. Reminder – League of California Cities Annual Conference, Sept 5-7, 2012

Earlier

12. CITY ATTORNEY

12.4. urgency item (approved earlier to be placed on agenda)

Attorney McCloskey explained since no one else has filed papers for office.

Direct City Clerk to certify facts and publish notice then hold special meeting within five days the incumbents can be appointed.

8/23 at 5:30 pm special meeting and publish notice motioned by hinesly/harness

12.2. Proposed Conditional Use Permit Administrative Review Process

Looking at moving away at as many reviews as we are doing. Planning commission changes will be discussed with then. Much work in administrative review process. Perhaps overkill but want to make sure conditions are met. We want to make sure we're not spending a lot of energy and time and will help business owners too. Planning commission will still be reviewing projects.

12.1. Avenue 416/El Monte Way Widening Project-Rights-of-Way Acquisition, (Margosian) 6825, 6855, 6885, 6915 Avenue 416 (APNs 012-320-001, 012-320-002, 012-320-003, 012-320-004)
closed session

12.3. Information Sharing

None

PUBLIC HEARING

11.1. Sanitary Sewer Management Plan, Resolution No 2012-47

Beltran presented the item.

Opened public hearing

No comments

Closed hearing

Morales/hinesly to adopt resolution

CITY MANAGER / EXECUTIVE DIRECTOR

13.1. Information Sharing

Done earlier

FINANCE AND COMMUNITY SERVICES

14.1. Authorization of Bank Loan from Rabobank, Dinuba Financing Authority, Resolution No 2012-01; Dinuba City Council Resolution No 2012-46

Nunes shared information in regard to note purpose. Reason for \$1.5 million is to pay off properties and pay bond service. The interest rate is higher than what it would cost to borrow the money per proposed.

Gives us flexibility to not have to pay off bond notes but intention is to pay them off in two years.

Council discussed the item.

Morales/Hinesly to approve 2012-46 borrowing up to \$1.6 million for purposes as proposed.

Hinesly/Morales to approve 2012-01

14.2. FY 2011-2012 Investment Report

Finance Manager Cook presented the investment report.

Hinesly/Morales

14.3. Authorization to Change Loan Option Agreement with Rise Hospitality Inc

Due to slow economy and financial hardship, verma is requesting that the City make changes to the option agreement. Verma wants to pay the balance in two payments beginning in September 2012 and the second payment in September 2013.

This item should go on the Successor Agency agenda but staff is looking for direction on the item to give Verma an idea of what he needs to plan for.

Half and half is fine. The item will return to come back to the 9/11 meeting.

14.4. Information Sharing

Earlier

ENGINEERING SERVICES

15.1. Award of Bid - Hayes Avenue Improvements

Uota reported the information. Received 5 bids the firms listed range from 663 to 898.

Morales/hinesly to approve

15.2. Award of Bid -Avenue 416/El Monte Way Widening Project- Commercial Buildings
/ House Asbestos Abatement / Demolition / Removal

Uota reported the information. Properties affected are former antiuqe store on el monte way, the building that held the tile business, former el monte market, residents located off of Rd 68. The one furthest north on east side of 68 will be affected. It was advertised for bid in July and have since received 7.

Harness/morales

Smith abstained

15.3. Information Sharing
Earlier

FIRE SERVICES

16.1. Authorization to Accept Fireman's Fund Heritage Grant

Chief Thompson reported information.
Hinesly/Harness

16.2. Proposed Heat Awareness and Cooling Center Policy

Chief Thompson presented the policy
Hinesly/Morales

16.3. Information Sharing
earlier

POLICE SERVICES

17.1. Request for Street Closure, September 15, 2012 – Police Department Photograph
Intersection O Street / Alta Avenue to South end of Police Department

Hinesly/Morales

17.2. Appointment of Temporary Position – Police Sergeant
Chief Olvera presented the report. Morales/hinesly

17.3. Information Sharing
earlier

PUBLIC WORKS

18.1. Authorization to Award – Sludge Removal Contract
Beltran shared Morales/Harness

18.2. Authorization to Award – Video Surveillance System
Ramirez reported

Harness requested the item be considered at a later date and have a work session first on council goals. The original authorization was made prior to the elimination of RDA.

Ramirez gave several incidences of assault, theft, vandalism and prone city facilities and property. Discussion followed.

Chief Olvera said such cameras reduce theft by up to 30% just by the cameras being present. Technology is constantly improving. All police units have video capabilities and this tool will help apprehend criminals at city facilities or neighborhoods in the area of placement.

Council discussion followed.

Hinesly/morales to accept bid from Casa Moore
Harness no

18.3. Authorization to Lease Purchase - Vac-Con Truck

Ramirez reported information. Request council authorize purchase of truck
Morales/hinesly

18.4. Authorization to Renew Dinuba Connection / Fresno County Rural Transit Agency
(FCRTA) Agreement

Beltran reported.
Morales/hinesly

18.5. Planning Commission Action, August 7, 2012

Beltran reported

18.6. Information Sharing
Earlier

Break
8:43 pm

CLOSED SESSION

19.1. Avenue 416/El Monte Way Widening Project-Rights-of-Way Acquisition,
(Margosian) 6825, 6855, 6885, 6915 Avenue 416 (APNs 012-320-001, 012-320-002,
012-320-003, 012-320-004)

Reconvene at 9:06

\$135,000 plus appraisal to make it \$140,000.

The resolution must be adopted in the interest of time.

Dale Margosian was present to speak to the item. What is the council's opinion or belief on the bids.
How does the council think about the bids.

It's the council's interest to go \$15,000 above the appraiser's number.

Margosian said the value of the property is what it will cost them to improve the property. He said it
was his understanding that the city would make them whole.

Margosian said it will cost more to replace the fence than what the city will pay them. Margosian
said he will not get all his costs back.

Cannot replace stone wall, cyclone fence or tree lot for what city is allowing Margosian.
He said he went out to get his own bids and he found it would cost more than what the city would reimburse them. Margosian asked why should it cost him more than what is the city's appraisal. He feels it's only right to get whatever it will cost them to put the property back to what it was.

Uota said Margosian is describing damages.

Council discussion followed.

Hinesly/harness Resolution of Necessity
2012-48
2012-49
2012-50

ADJOURNMENT

Mike Smith, Mayor / Chair

ATTEST:

Linda Barkley, Deputy City Clerk / Secretary