

**MINUTES OF THE JOINT SPECIAL MEETING OF MADERA CITY COUNCIL, REGULAR MEETING OF THE MADERA CITY COUNCIL AS THE SUCCESSOR AGENCY TO THE FORMER MADERA REDEVELOPMENT AGENCY, AND SPECIAL MEETING OF THE MADERA CITY COUNCIL AS THE SUCCESSOR HOUSING AGENCY, CITY OF MADERA, CALIFORNIA**

January 13, 2016  
6:00 p.m.

City Hall  
Council Chambers

**1. CALL TO ORDER**

Mayor /Housing Authority Commissioner Robert Poythress opened the Special Meeting of the City Council, Regular Session portion of the Regular Meeting of the Housing Authority of the City of Madera and the Joint Special Meeting of the Madera City Council, Regular Meeting of the Madera City Council as the Successor Agency to the former Madera Redevelopment Agency, and Special Meeting of the Madera City Council as the Successor Housing Agency at 6:00 p.m. and called for the roll call.

**ROLL CALL**

Present: Mayor/Commissioner Robert L. Poythress  
Mayor Pro-Tem /Commissioner Charles F. Rigby  
Council Member/Commissioner Andrew J. Medellin  
Council Member /Commissioner William Oliver  
Council Member/Vice-Chairperson Derek O. Robinson Sr.  
Council Member/Chairperson Donald E. Holley

Absent: None

Successor Agency staff members present: City Attorney Brent Richardson, Business Manager Bob Wilson and Recording Secretary Claudia Mendoza

City of Madera staff members present: City Administrator David Tooley, Community Development Director Dave Merchen, Public Works Operations Director Dave Randall, Neighborhood Preservation Specialist Steve Montes, Administrative Analyst Jason Rogers, Neighborhood Outreach Coordinator Saleh Alhomedi and Neighborhood Outreach Assistant Christina Herrera

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was led by Mayor Poythress

**PUBLIC COMMENT – REGULAR SESSION**

The first fifteen minutes of the meeting are reserved for members of the public to address the Council/Agency on items which are within the subject matter jurisdiction of the Council/Agency. Speakers shall be limited to three minutes. Speakers will be asked to identify themselves and state the subject of their comment. If the subject is an item on the Agenda, the Mayor has the option of asking the speaker to hold the comment until that item is called. Comments on items listed as a Public Hearing on the Agenda should be held until the hearing is opened. The Council/Agency are prohibited by law from taking any action on matters discussed that are not on the Agenda, and no adverse conclusions should be drawn if the Council/Agency does not respond to public comment at this time.

*No comments were offered and Mayor Poythress closed the Public Comment portion of the meeting.*

*Mayor Poythress reconvened the Joint Special Meeting of the Madera City Council, Regular Meeting of the Madera City Council as the Successor Agency to the former Madera Redevelopment Agency, and Special Meeting of the Madera City Council as the Successor Housing Agency at 6:03 p.m.*

**PRESENTATIONS:**

**There are no items for this section.**

**INTRODUCTIONS:**

**There are no items for this section.**

## **2. WORKSHOP:**

**There are no items for this section.**

### **Announcement by Secretary:**

*Per Government Code Section 54957.5, members of the public are advised, that less than 72 Hours prior to this evening's meeting, Items 3A, 3E and 4D were provided to the City Council and staff. If you wish to obtain a copy of this item, it is located on the podium.*

**Mayor Poythress called for the items as listed on the Consent Calendar.**

## **3. CONSENT CALENDAR**

- 3A. Minutes of the Joint Meeting of the Special Meeting of the Madera City Council, Regular Meeting of the City Council as the Successor Agency to the former Madera Redevelopment Agency and Special Meeting of the Successor Housing Agency – December 9, 2015 (City/Successor Agency/Successor Housing Agency)**
- 3B. Listing of Warrants Issued from December 1, 2015 to December 31, 2015 (Successor Agency)**
- 3C. Monthly Financial Reports – Successor Agency (Successor Agency)**
- 3D. Monthly Financial Reports – Code Enforcement (City)**
- 3E. Code Enforcement Activity Report (City)**
- 3F. Code Enforcement Funds Collection Report for Period Ending December 31, 2015 (City)**
- 3G. Update on Neighborhood Outreach Activities (City)**

Mayor Poythress asked members of the Council if there were any items on the Consent Calendar they wished to have pulled for further discussion. There were none.

*On motion by Council Member Holley seconded by Council Member Robinson the Consent Calendar was approved unanimously as presented by the following 6/0 vote: Ayes: Council Members Poythress, Rigby, Robinson, Oliver, Medellin and Holley; Noes: None; Abstain: None; Absent: None; resulting in the unanimous approval of the Minutes of the Joint Meeting of the Special Meeting of the Madera City Council, Regular Meeting of the City Council as the Successor Agency to the former Madera Redevelopment Agency, and Special Meeting of the Successor Housing Agency for December 9, 2015.*

## **4. PROJECTS AND REPORTS**

- 4A. Consideration of a Resolution Adopting the Madera Recognized Obligation Payment Schedule 16-17 (ROPS) Representing the Period July 1, 2016 through June 30, 2017 (Successor Agency)**

Business Manager Wilson reported this is the first time that the ROPS is an annual budget, of all the prior ROPS have been a six (6) month budgets. This budget asks for \$3.5 million for debt service for the entire year. Our payments are due in September and March of the following year. It is carrying forward \$650,000 from the period we are in to make a debt service payment in September, it is listed on the ROPS under the RPTTF column. Also on the budget, is approximately \$6 million in bond funds to cover our bond projects such as:

- Riverside Villas Storm Drainage – Costs are approximately \$400,000. We expect going out to bid in the next couple of months.
- Riverwalk Street Improvements - Project costs are approximately \$1.3 million. This was awarded at the last meeting.
- Yosemite/Elm Signal - Project costs are a total of \$583,000. We anticipate this project will go out to bid within the next 2-3 months.
- Hunter Property (728 Lilly Street) /Adelaide Subdivision – This includes construction and professional services. Project costs are approximately \$600,000.
- Adell Improvement Project – The remaining amount of this project is \$2.3 million. We do not anticipate that this project will not start until the next fiscal year. Mayor Poythress asked what does this project

entail? Business Manager Wilson responded that the entire project is estimated to cost over \$5.4 million. As of right now we are exploring options to see what the \$2.3 million will cover.

Mayor Poythress called for additional questions or comments.

**Mayor Poythress called for a motion to adopt the Successor Agency resolution.**

SA 16-01 RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA AS THE SUCCESSOR AGENCY OF THE FORMER MADERA REDEVELOPMENT AGENCY OF THE CITY OF MADERA, ADOPTING THE RECOGNIZED OBLIGATION PAYMENT SCHEDULE (ROPS) 16-17 PURSUANT TO SECTION 34177 OF THE CALIFORNIA HEALTH AND SAFETY CODE FOR FISCAL YEAR 2016-2017 FOR THE PERIOD JULY 1, 2016 THROUGH JUNE 30, 2017

*On motion by Council Member Holley, seconded by Council Member Robinson, Resolution Number SA 16-01 was approved unanimously as presented by the following 6/0 vote: Ayes: Council Members Poythress, Rigby, Robinson, Oliver, Medellin and Holley; Noes: None; Abstain: None; Absent: None.*

**4B. Consideration of a Resolution Approving the Administrative Budget of the Successor Agency for the Period July 1, 2016 through June 30, 2017 (Successor Agency)**

Business Manager Wilson reported this is also another requirement of the dissolution legislation. The administrative budget shows that we will be spending \$250,000 administrative costs, salaries and operation.

Mayor Poythress called for additional questions or comments.

**Mayor Poythress called for a motion to adopt the Successor Agency resolution.**

SA 16-02 RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA AS THE SUCCESSOR AGENCY TO THE FORMER MADERA REDEVELOPMENT AGENCY OF THE CITY OF MADERA, APPROVING THE SUCCESSOR AGENCY ADMINISTRATIVE BUDGET FOR JULY 1, 2016 THROUGH JUNE 30, 2017

*On motion by Council Member Rigby, seconded by Council Member Robinson, Resolution Number SA 16-02 was approved unanimously as presented by the following 6/0 vote: Ayes: Council Members Poythress, Rigby, Robinson, Oliver, Medellin and Holley; Noes: None; Abstain: None; Absent: None.*

**4C. Update on 2015 National Night Out by Neighborhood Outreach Program (City)**

Neighborhood Outreach Coordinator Alhomedi reported that July of last year, his predecessor Jose Evangelista left our department. This left Outreach Assistant Herrera on her own to organize and plan the 2015 National Night Out. She was by herself in our department doing all the work by coordinating with City Council, law enforcement and other community members. She was able to successfully pull it off by herself by using the resources that she had. We are planning on making 2016 National Night Out far more successful and exciting. Mr. Alhomedi introduced Neighborhood Outreach Assistant Herrera. Neighborhood Outreach Assistant Herrera read a letter from National Association Town Watch. It read "On behalf of the National Association of Town Watch, we are pleased to inform you that the City of Madera has been selected as a national award winner for its outstanding participation in the 32nd annual National Night Out. This year's event involved 38.3 million people in 16,728 communities from all 50 states, US territories and military bases. We extend our congratulations for being selected among the nation's best." We are here to accept this plaque for 35th place in our category for 50,000 – 100,000. Our first year we had this event we won "Rookie of the Year". She went on to thank staff from Neighborhood Revitalization, Police Department, Probation Department, Fire Department, Pistoresi Ambulance, Madera Parks and Community Services, sponsors and our neighborhoods.

Neighborhood Outreach Coordinator Alhomedi also stated that by working together in 2016 we can reach number one. He also would like to recognize our director Jim Taubert. Because without his support and encouragement, we would not be able to do this by ourselves.

**4D. Update on the Proposal Submitted by Triton Flight for Heroes, Inc. to Conduct an Air Show at the Madera Municipal Airport (City)**

**And**

**Consideration of a Resolution Approving a Revocable Use Permit to Triton Flight for Heroes, Inc. to Conduct an Airshow at the Madera Municipal Airport and Authorizing the Mayor to Execute the Permit on Behalf of the City (Report by Dave Randall) (City)**

Public Works Director Randall provided an update on this item that was continued from the January 6, 2016 meeting. He stated that after the item was deliberated, there was some questions asked and there was two particular things you asked for. One was a consideration of a proposal to have Triton partner with another non-profit organization. Additionally, we were trying to get more definition in terms of the County's participation. We have met with them and they have been working on it. The last thing we know is that they have committed to four (4) sheriff officers which reduces our need for contribution by about \$8,000.00. They have some other things that they are working on, but have not formalized that. Those are the two remaining issues. We understand that there are some concerns. One thing you may want to consider is timing. We all understand that there is not much time. One way if you don't feel completely satisfied, we can take the agreement and we can strike the section that lists the City's services. By doing that we can give them the approval so they have some certainty that they can hold the event and come back and fill in the City's portion. We are concerned that we don't want the event not happen appropriately because we don't give them enough time. He is glad to answer any questions and Mr. Conway is here to address any questions as well.

Council Member Holley stated that he received a call today from the County and Mr. Jeffers will provide an update as to what the County will do.

Robert Jeffers, Chief of Staff for Supervisor Farinelli for Madera County responded that the update they have so far is that they have a commitment from the Sheriff's Department for four (4) deputies. But as well as our Public Works Department while nothing has been formalized, has a commitment for equipment such as barricades and the tools necessary to move them around. And the potential for personnel, although that has not been finalized yet. We are committed to any road closures that are on the county side of the line, we can work through that. A lot of it is just at this point putting the same people in the same room to get the agreements on paper. That's where we stand, he will be glad to answer any questions.

Mayor Poythress stated that he believed that it does give an option, like Mr. Randall mentioned, to at a minimum to approve the permit. This allows that portion to move forward, he appreciated that being put together.

Council Member Oliver stated that last time we had a lot of dialogue and Mr. Conway was going to speak to Triton board of directors. He asked Mr. Conway to please elaborate for the audience.

Mr. Conway with Triton responded that like he mentioned at the last meeting when it was posed that we give up 25% of our gate to a non-profit organization, we had already considered and we were going to have veteran's groups, Lions Club, Rotary Club and those types of organizations come in to our airshow and provide a service which would be the temporary liquor license. They would pour the wine, they would pour the beer and make a considerable amount of money for their time and effort. At that particular time he was told that it was assumed, that we would allow those folks to do that. He considered that an honor for those groups to be able to be invited and make that type of money because it is going to be a considerable amount of money. So what he was posed with was the question of: Will we be able just to give away 25% of our gate? He did not know that answer, so he checked with the board. The board's response is that no, the IRS will not allow for us to do that. So we will be working with veteran's groups, Lions Club, Rotary Club and they will make some money. But they will be providing a service to the show.



Council Member Oliver stated that he does not think it has been said enough, we understand all the work Mr. Conway has put into this and appreciated his follow up and providing Council information. As he mentioned at the last meeting, this is part of the due diligence. And as he shared with you, if it was a for-profit or a non-profit toward aviation promotion that would be one thing. But because it is a veteran's benefit organization providing services, he believes it would require a level of inquiry and questions as we do with CDBG applicants. It might not be his interpretation of a 501(c)(3) capabilities, but that would be your attorney's counsel. He would support issuing the permit. He appreciates and is encouraged by the County's interest and partnering on this event. This is the first of its kind with a non-profit setup. He knows that your intent is to see that this is a success in the future. What he suggests for this first year, and would like to measure against it later this year as we prepare for year two, as perhaps to meet in the middle at around \$22,000, not to exceed. Obviously if the County helps share the costs with \$8,000, that would be \$36,000 total. So the remaining amount will be \$14,000. He feels more comfortable moving forward with \$22,000, not to exceed as far as in kind contributions from the City. He is not sure if his colleagues have any other suggestions.

Mr. Joe Conway asked has anyone done any research on what the economic impact to the City is going to be to have this event your back yard?

Mayor Poythress responded by asking if Mr. Conway was referring to the projections that the Tourism Bureau put together?

Mr. Conway stated that is one option, but has anybody actually taken a look at what the previous airshows has done here. How many hotels were full, all the fuel that was poured, and the benefits to the community?

Mayor Poythress stated that he would just address what the Tourism Bureau put together. Their assumption is that every hotel in the general area would be at 100% occupancy. You have all this economic benefit, taxes and so forth. But they didn't consider that those hotel rooms are already filled to certain capacity already. Whether it is 65% to 75% occupancy. So really it would be the difference between the 70% and the 100% which would be economic benefit brought forward. So that study is flawed.

Mr. Conway said we are trying to do a seriously positive economic impact here to the community with a very safe and well run event. We need support to make that happen.

Mayor Poythress responded that he thinks that Council Member Oliver came up with a sound solution or compromise as far as this first year goes. We can move forward with approving the permit and then we can come back.

City Attorney Richardson responded that Public Works Director Randall had suggested striking out the contribution provision, coming back, amending and put that in at such time as that is ironed out. At least they will have the permit to move forward.

Mr. Conway asked is the \$14,000 difference is that something you are looking to work a deal with the County to provide that and you are only doing that or do you want us to provide that additional \$14,000 and in what capacity or services.

Mayor Poythress responded that the services are outlined in the staff report. We are looking at roughly \$44,000, we provide \$22,000 and the balance would be from the County or yourself as far as reimbursing for these services.

Council Member Oliver stated that he was looking at \$22,000 not to exceed to reimburse for in kind services. Obviously you have budgeted a litany of expenses. He would imagine whatever does not fall within that might be captured in some of your promotional finances.

Mr. Conway asked is the County in the position to be able to step up to the plate to that degree?

Council Member Oliver stated that he is not suggesting the County step up today and say verbally that they will foot the rest of the bill. He does appreciate that the County wants to be a partner and wanting to kick in some of these monies. At the end of the day, he thinks we have the discretion whether it is 50%, 100% or not moving forward at all. He would feel more comfortable in this first year saying the City will commit 50% of those costs, which is \$22,000.

Mr. Conway asked, so regardless what your agreements are with the City, you need for us to come up with \$14,000 cash to pay to you for the right to come in and have this wonderful event for this City.

Council Member Oliver responded correct.

Mayor Pro Tem Rigby stated that he senses frustration, he understands and thinks that Triton Flight for Heroes has done a wonderful job at preparing what is going to be, he hopes a great and wonderful event. But you have to understand is that \$40,000 is a lot of money. There are a lot of homeless veterans on the street right now. There are a lot of programs that he would love to see us be able to hand \$40,000 to right here in our own city. Several times you have reiterated that Triton Flight for Heroes would serve as many as they could in the valley, but essentially your vision was to serve veterans all over the United States. And you couldn't guarantee that those would be Madera residents or Central Valley veterans. He thinks that these are all imaginary numbers essentially. He hopes you are right, that it everything you say it is. But we don't know that, these are predictions and hopeful numbers. We can't invest on hope right now.

Mr. Conway responded that we had that many people attending the 2009 and 2010 shows. These are not fantasy numbers that were plucked out of the air.

Council Member Rigby stated the last time the City made the agreement, it was for \$11,000.

Mr. Conway stated that we were approached to come to town and do a show. So yes this is frustrating.

Council Member Medellin asked who approached him. Mr. Conway responded that he will keep this information confidential.

Council Member Medellin stated that this is a great compromise. Like he mentioned the last time you were here, we have to do our due diligence. This is the tax payer's dollar. He thinks the offer that Council Member Oliver has suggested is a great compromise. We should all put some skin in the game, we will all have some benefit one way or another. He thinks it is very difficult to say down to the dollar on what that economic impact is going to be. But to say this evening that we will obligate to half of the expenses, in kind or otherwise, is a great compromise and he can certainly support that. We are trying to do what we can today, under the microscope and time constraints. This really could been have easily pushed off to next year to make sure we get everything done properly. He can certainly support that offer and thinks it is a great idea. He supports offering \$22,000 to try and get this airshow off the ground.

Mr. Conway stated that this is going to take more time because he will have to take this information to his board to see if they approve of these modifications.

Mr. Conway asked if there is a way, if we provide services to non-profit organizations within the airshow, they make a lot of money, we spike the economy, we do things that we are supposed to, can there be an agreement in place that we step up the support next year from the City because we are growing and we are doing great things for the City. Can we have some sort of agreement that if we do everything we are supposed to do and we do it really well and we can see the economic spike and the positive to the community? Are you guys willing to make an agreement to step up with more support as we go along and become more successful?

Mayor Poythress responded that he thinks it is a year to year thing and does not think we are in any position to make any kind of agreement right now.

Mayor Poythress called for additional questions or comments.

**Mayor Poythress called for a motion to adopt the City Council resolution.**

**CC 16-05                    RESOLUTION APPROVING A REVOCABLE USE PERMIT TO TRITON FLIGHT FOR HEROES, INC. TO CONDUCT AN AIRSHOW AT THE MADERA MUNICIPAL AIRPORT AND AUTHORIZING THE MAYOR TO EXECUTE THE AGREEMENT ON BEHALF OF THE CITY.**

*On motion by Council Member Oliver, he approved the City Council resolution with the modification that the City will waive the in kind costs up to \$22,000 under item 3 City Services and accordingly make the same changes to the revocable permit language. Seconded by Council Member Rigby, **Resolution Number CC 16-05** was approved as presented by the following 5/1 vote: Ayes: Council Members Poythress, Rigby, Robinson, Oliver and Medellin; Noes: Council Member Holley; Abstain: None; Absent: None.*

**5. AGREEMENTS**

**There are no items for this section.**

**6. HOUSING**

**There are no items for this section.**

**7. GENERAL**

**There are no items for this section.**

**8. AGENCY MEMBER REPORTS**

Council Member Robinson had nothing to report.

Mayor Pro Tem Rigby had nothing to report.

Council Member Holley wanted to make sure that everyone is aware of Martin Luther King function this Sunday at 2:30 p.m. We have six (6) students from elementary to high school that will be speaking about how Dr. Martin Luther King impacted their lives. Our speaker will be Superintendent Mr. Ed Gonzales.

Council Member Holley also asked other Council Members to become a Big Brother or Sister. There are kids out here that are struggling. I see that there are a lot of kids that have no one to talk to. It is really important. If we really care about what we do for our community, step in and take the initiative. The NAACP also has a mentor program. You do not realize how important it is to a kid that needs somebody to talk to. These kids are hurting, and we as leaders can help one of these children by just having a few minutes of their time to find out how we can change them, how we can build them up and give them encouragement. Because it is really important. This is what we are about. It does not cost you any money, but it costs you some time. Think about the life you can change with 40 minutes a week.

Council Member Medellin had nothing to report.

Council Member Oliver had nothing to report

Mayor Poythress had nothing to report.

**9. CLOSED SESSION**

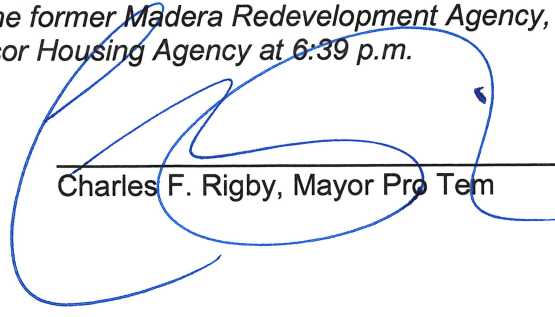
**There are no items for this section.**

## **10. ADJOURNMENT**

Mayor Poythress adjourned the Joint Special Meeting of the Madera City Council, Regular Meeting of the Madera City Council as the Successor Agency to the former Madera Redevelopment Agency, and Special Meeting of the Madera City Council as the Successor Housing Agency at 6:39 p.m.



Claudia Mendoza, Recording Secretary



Charles F. Rigby, Mayor Pro Tem

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