



**REGULAR MEETING  
OF THE MADERA CITY COUNCIL**  
205 W. 4<sup>th</sup> Street, Madera, California 93637

**NOTICE AND AGENDA**

**Wednesday, July 18, 2018  
6:00 p.m.**

**Council Chambers  
City Hall**

**CALL TO ORDER**

**ROLL CALL:** Mayor Andrew J. Medellin  
Mayor Pro Tem Jose Rodriguez, District 2  
Council Member Cece Foley Gallegos, District 1  
Council Member William Oliver, District 3  
Council Member Derek O. Robinson Sr., District 4  
Council Member Charles F. Rigby, District 5  
Council Member Donald E. Holley, District 6

**INVOCATION:** Pastor Lance Leach, Valley West Christian Center

**PLEDGE OF ALLEGIANCE:**

**PUBLIC COMMENT:**

The first fifteen minutes of the meeting are reserved for members of the public to address the Council on items which are within the subject matter jurisdiction of the Council. 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 is 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 does not respond to public comment at this time.

**PRESENTATIONS** Presentation by First 5 Regarding the Preschool Mobile Vision Project (Diane Sandoval)

**INTRODUCTIONS** There are no introductions.

**A. WORKSHOP**

A-1 City of Madera Pavement Management System (Presentation by Jose Sandoval)

**B. CONSENT CALENDAR**

- B-1 Minutes – 7/19/17, 8/02/17, 7/05/18
- B-2 Warrant Disbursement Report 6/26/18 – 7/09/18 (Report by Tim Przybyla)
- B-3 Consideration of a Resolution Calling for the Holding of a General Municipal Election to be Held in the City of Madera on November 6, 2018 for Council Districts 1, 3, and 5; Requesting Consolidation with the Statewide General Election and that the Madera County Elections Official Conduct the Election (Report by Sonia Alvarez)
- B-4 Consideration of a Resolution Approving the Master Agreement between the Madera County Transportation Commission (MCTC) and the City of Madera for the Fiscal Year 2017-18 Allocation of Regional Surface Transportation Program Exchange Funding (Report by Keith Helmuth)
- B-5 Consideration of a Resolution to Execute Easement Deed for Dedication of Easement for Madera Irrigation District's Main Canal and Pipeline through City-Owned Parcel APN 009-331-024 (Report by Keith Helmuth)
- B-6 Consideration of a Resolution Approving an Agreement with the Fresno-Madera Area Agency on Aging (FMAAA) for Fiscal Year 2018-19 for **Site Management** and Authorizing the Mayor to Execute the Agreement on Behalf of the City; and
- Consideration of a Resolution Approving an Agreement with the Fresno-Madera Area Agency on Aging (FMAAA) for Fiscal Year 2018-19 for the **Transportation Program** and Authorizing the Mayor to Execute the Agreement on Behalf of the City (Report by Mary Anne Seay)
- B-7 Consideration of a Resolution Approving the Submittal of an Application to the California State Department of Housing and Community Development for Funding Under the HOME Investment Partnerships Program; and if Selected, the Execution of a Standard Agreement, any Amendments Thereto, and of any Related Documents Necessary to Participate in the HOME Investment Partnerships Program (Report by Ivette Iraheta)
- B-8 Consideration of a Resolution Approving an Agreement for Special Services Between the City of Madera and the Law Firm of Liebert Cassidy Whitmore for Continued Participation in the Central Valley Employment Relations Consortium, Ratifying Participation in the Agreement as of July 1, 2018, and Authorizing the Mayor to Execute the Agreement (Report by Wendy Silva)
- B-9 Consideration of a Resolution Approving Escrow Agreement for Security in Lieu of Retention with Cushman Contracting Corporation for Waste Water Treatment Plant Rehabilitation, Project 18-02, the Mayor is Authorized to Execute Agreement on Behalf of City in Addition to Authorizing the City Engineer to Execute Associated Project Documents on Behalf of the City (Report by Keith Helmuth)
- B-10 Consideration of a Resolution Accepting Ten Easement Deeds, in Conjunction with the Madera Health and Human Services Project Located at the South East Corner of Tozer Street and Avenue 14 1/2, and Authorizing the City Clerk to Execute and Cause to be Recorded the Deeds and Certificates of Acceptance (Report by Keith Helmuth)

- B-11 Consideration of a Resolution Approving the Program Supplement Agreement No. R40 for the 2017-18 City ST. 3R and ADA Project, City Project Number R-65, State Project Number LPPSB1L 5157 (112) and Authorizing the City Engineer to Execute the Program Supplement Agreement No. R40 on Behalf of the City (Report by Keith Helmuth)
- B-12 Consideration of a Resolution Approving a Contract and Grant Easement to the City of Madera with the United States Department of the Interior, Bureau of Reclamation (Report by Keith Helmuth)
- B-13 Consideration of a Resolution Establishing Appropriations Limit for Fiscal Year 2018-2019 (Report by Susan O'Haro)
- B-14 Consideration of a Resolution Approving Agreement for Outside of City Water Service for Property Located at 16640 N Lake St, Approving Covenant to Annex, Authorizing the Mayor to Execute the Agreement and Covenant on Behalf of the City and Directing Staff to Record the Agreement and Covenant (Report by Keith Helmuth)

**C. HEARINGS, PETITIONS, BIDS, RESOLUTIONS, ORDINANCES, AND AGREEMENTS**

- C-1
  - A. Consideration of a Minute Order Approving Engineer's Report for City Wide Landscape and Lighting Assessment District Zones of Benefit 1, 2, 3, 4, 6-A, 6-B, 7, 8, 9, 10-A, 10-B, 10-C, 10-D, 10-E, 10-F, 10-G, 10-H, 10-I, 12, 13, 14, 15, 15-B, 15-C, 16, 17-A, 17-B, 17-C, 17-D, 18, 20-A, 20-B, 20-C, 21-A, 21-B, 21-C, 21-D, 23, 24, 25-C, 25-D, 26, 26-B, 26-C, 26-D, 27, 27-B, 28, 28-B, 29, 29-B, 29-C, 29-D, 29-E, 30, 31-A, 31-B, 32-A, 32-B, 33, 34, 34-B, 34-C, 35, 36-A, 36-B, 36-C, 37, 39, 40, 41, 43-A, 43-C, 43-D, 43-E, 44, 45-A, 46, 50 & 51 for 2018/19 Fiscal Year
  - B. Consideration of a Resolution of Intention to Levy and Collect Annual Assessments for City Wide Landscape and Lighting Assessment District Zones of Benefit 1, 2, 3, 4, 6-A, 6-B, 7, 8, 9, 10-A, 10-B, 10-C, 10-D, 10-E, 10-F, 10-G, 10-H, 10-I, 12, 13, 14, 15, 15-B, 15-C, 16, 17-A, 17-B, 17-C, 17-D, 18, 20-A, 20-B, 20-C, 21-A, 21-B, 21-C, 21-D, 23, 24, 25-C, 25-D, 26, 26-B, 26-C, 26-D, 27, 27-B, 28, 28-B, 29, 29-B, 29-C, 29-D, 29-E, 30, 31-A, 31-B, 32-A, 32-B, 33, 34, 34-B, 34-C, 35, 36-A, 36-B, 36-C, 37, 39, 40, 41, 43-A, 43-C, 43-D, 43-E, 44, 45-A, 46, 50 & 51 for Fiscal Year 2018/2019 and Setting Date for Public Hearing (Report by Keith Helmuth)
- C-2 Second Reading and Consideration of Adoption of an Ordinance Rezoning Approximately 3.57 Acres Located Approximately 600 feet North of the Northeast Corner of the Intersection of Adelaide Avenue and Sunrise Avenue from the R1 (Low Density Residential) Zone District to the PD-6000 (Planned Development) Zone District (APNs: 008-102-003, 007 & 008) (Report by Chris Boyle)

**D. WRITTEN COMMUNICATIONS**

There are no items for this section.

**E. ADMINISTRATIVE REPORTS**

- E-1 Consideration of Existing Outdoor Watering Regulations and Direction to Staff Regarding Modifications (Report by John Scarborough)

- E-2 Discussion and Direction on Economic Development Activities and Consideration of a Resolution Approving Three Building and Development Incentives Offering Fee Reductions on Permit and Processing Fees in the Community Development Department and Amending the Master Fee Schedule to Incorporate the Incentive Programs (Report by David Merchen)

**F. COUNCIL REPORTS**

**G. CLOSED SESSION**

- G-1 Closed Session Announcement – City Attorney

- G-2 Conference with Labor Negotiators Pursuant to Government Code §54957.6

Agency Designated Representatives: Steve Frazier & Wendy Silva

Employee Organizations:

General Bargaining Unit  
Madera Police Officers' Association  
Mid-Management Employee Group  
Law Enforcement Mid-Management Group  
Management Employees

Unrepresented Direct Reports:

City Clerk, City Administrator, City Attorney, Executive Director of the Successor Agency to the Former Madera Redevelopment Agency

- G-3 Conference with Legal Counsel – Existing Litigation pursuant to Government Code §54956.9(d)(1): 2 cases:

Marvin Ward WCAB No. ADJ10539100 & ADJ 10590003

- G-4 Conference with Legal Counsel - Anticipated Litigation. Significant exposure to litigation pursuant to Government Code §54956.9(d)(2): 2 cases

- G-5 Closed Session Report – City Attorney

**ADJOURNMENT** – Next regular meeting August 1, 2018.

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- Please silence or turn off cell phones and electronic devices while the meeting is in session.
  - Regular meetings of the Madera City Council are held the 1<sup>st</sup> and 3<sup>rd</sup> Wednesday of each month at 6:00 p.m. in the Council Chambers at City Hall.
  - Any writing related to an agenda item for the open session of this meeting distributed to the City Council less than 72 hours before this meeting is available for inspection at the City of Madera Office of the City Clerk, 205 W. 4<sup>th</sup> Street, Madera, California 93637 during normal business hours.
  - The meeting room is accessible to the physically disabled, and the services of a translator can be made available. Request for additional accommodations for the disabled, signers, assistive listening devices, or translators needed to assist participation in this public meeting should be made at least seventy-two (72) hours prior to the meeting. Please call the Human Resources Office at (559) 661-5401. Those who are hearing impaired may call 711 or 1-800-735-2929 for TTY Relay Service.
  - Questions regarding the meeting agenda or conduct of the meeting, please contact the City Clerk's office at (559) 661-5405.
  - Para asistencia en Español sobre este aviso, por favor llame al (559) 661-5405.
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I, Sonia Alvarez, City Clerk for the City of Madera, declare under penalty of perjury that I posted the above agenda for the regular meeting of the Madera City Council for July 18, 2018, near the front entrances of City Hall at 4:30 p.m. on July 12, 2018.

  
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Sonia Alvarez, City Clerk