



Item:	B-1
Minutes for:	10/30/2024
Adopted:	11/20/2024

## Minutes of a Regular Meeting of the Madera City

**October 30, 2024**  
**6:00 p.m.**

**Council Chambers**  
**City Hall**

The Madera City Council meetings are open to the public. This meeting will also be available for public viewing and participation through Zoom. Members of the public may also observe the live-streamed meeting on the City's website at [www.madera.gov/live](http://www.madera.gov/live). Members of the public may comment on agenda items at the meeting or remotely through an electronic meeting via phone by dialing (669) 900-6833 enter ID: 841 3065 3465 #. Comments will also be accepted via email at [citycouncilpubliccomment@madera.gov](mailto:citycouncilpubliccomment@madera.gov) or by regular mail at 205 W. 4th Street, Madera, CA 93637.

**CALL TO ORDER:** Meeting was called to order at 6:00 p.m.

### **ROLL CALL:**

Present: Mayor Santos Garcia  
Mayor Pro Tem Cece Gallegos, District 1  
Councilmember Jose Rodriguez, District 2  
Councilmember Steve Montes, District 3  
Councilmember Anita Evans, District 4  
Councilmember Elsa Mejia, District 5 (Arrived at 6:12 p.m.)  
Councilmember Artemio Villegas, District 6

Others present were City Manager Arnoldo Rodriguez, City Clerk Alicia Gonzales, City Attorney Shannon L. Chaffin, City Engineer Keith Helmuth, Community Development Director Will Tackett, Director of Financial Services Michael Lima, Director of Human Resources Wendy Silva, Director of Information Technology Gary Price, Director of Parks and Community Services Joseph Hebert, Chief of Police Giachino Chiamonte, Public Works Director Ismael Hernandez, Senior Civil Engineer Steve Bettencourt, Administrative Analyst I (Engineering) Nicole Say, (Parks) Project Manager Fernando Castillo Duran and Communication Specialist Joseph Carrello.

**INVOCATION:** Jim Garrison, United Methodist Church

**PLEDGE OF ALLEGIANCE:** Councilmember Evans

### **APPROVAL OF AGENDA:**

ON MOTION BY COUNCILMEMBER VILLEGAS AND SECONDED BY COUNCILMEMBER EVANS, THE AGENDA WAS APPROVED BY A 6/0 VOTE. ABSENT: COUNCILMEMBER MEJIA

**PRESENTATIONS:** None

### **PUBLIC COMMENT:**

*The first 15 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. 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.*

Maurice Johnson, a member of the public stated that he attended the most recent Airport Advisory Commission and only one (1) commissioner attended. He has been informed that this commission has not had a quorum in quite some time and wanted to bring that to Council's attention, so that they are aware. He asked that Council bring in individuals that are motivated to support this commission, so that Council can help this commission be effective. He stated he is interested in being a part of the Airport Advisory Commission. Mayor Garcia asked that Mr. Johnson give his contact information to City Clerk Alicia Gonzales.

Mina Mendoza of American Friends Service Committee Pan Valley Institute invited Council to attend the Day of the Dead/Día de los Muertos event at Courthouse Park this Friday from 12 noon to 8:30 p.m.

Kate Denise, a 12-year old representing Youth of Madera and Madera Homeschool Kids requested that Council put in a splash pad at Lions Town and Country Park, so that kids can keep cool and have somewhere free to go during the summer. Miss Denise asked that a water fountain at Lions Town and Country Park be fixed as it doesn't work. She also asked that the swimming pool extend its hours. Mayor Garcia pointed her to Director of Parks and Community Services Joseph Hebert and asked that she tell him the location of the non-working water fountain.

No further Public Comment was presented. Public Comment was closed.

**A. PUBLIC HEARINGS:**

**A-1 Public Hearing Relating to Annexation of Certain Properties into Zone of Benefit 1 and Zone of Benefit 51 to the City of Madera Landscape Maintenance District (LMD) Zone for Fiscal Year 2024/25**

**Recommendation:** Adopt Resolutions Approving Annexation of Certain Properties to Citywide Lighting and Landscaping Assessment Districts:

1. Adopt a Resolution Approving Annexation No. 2024-08 for annexation of APN 013-050-006 (Full Throttle Suspension); and APN 013-050-011 (Specialty Crop); into Zone of Benefit 1; Confirming the Diagram and Assessment for LMD Zone of Benefit 1 for Fiscal Year (FY) 2024/25; and Authorizing the City Clerk to File the Diagram and Assessment with the Madera County Auditor; and
2. Adopt a Resolution Approving Annexation No. 2024-09 for Annexation of APN 006-390-033 (In-N-Out); APN(s) 013-200-012 and 013-200-013 (California Custom Processing); APN 013-200-005 (Amon World Phase I); APN 013-200-004 (Amon World Phase II); APN 003-250-028 (Fast Track Car Wash); and APN 013-210-009 (Fresno Madera Farm Credit) into Zone of Benefit 51; Confirming the Diagram and Assessment for LMD Zone of Benefit 51 for Fiscal Year (FY) 2024/25; and Authorizing the City Clerk to File the Diagram and Assessment with the Madera County Auditor (Report by Keith Helmuth)

ON MOTION BY COUNCILMEMBER EVANS AND SECONDED BY COUNCILMEMBER VILLEGAS, ITEM A-1 WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

RES 24-161 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, APPROVING ANNEXATION NO. 2024-08 FOR ANNEXATION OF APN: 013-050-006 (FULL THROTTLE SUSPENSION), AND APN: 013-050-011 (SPECIALTY CROP) INTO ZONE OF BENEFIT 1; CONFIRMING THE

DIAGRAM AND ASSESSMENT FOR CITY OF MADERA LANDSCAPE MAINTENANCE DISTRICT ZONE OF BENEFIT 1 FOR FISCAL YEAR (FY) 2024/25; AND AUTHORIZING THE CITY CLERK TO FILE THE DIAGRAM AND ASSESSMENT WITH THE MADERA COUNTY AUDITOR

RES 24-162

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, APPROVING ANNEXATION NO. 2024-09 FOR ANNEXATION OF APN 006-390-033 (IN-N-OUT); APN 013-200-012 AND APN 013-200-013 (CALIFORNIA CUSTOM PROCESSING); APN 013-200-005 (AMON WORLD PHASE I) ; APN 013-200-004 (AMON WORLD PHASE 2); APN 003-250-028 (FAST TRACK CAR WASH); AND APN 013-210-009 (FRESNO MADERA FARM CREDIT) INTO ZONE OF BENEFIT 51; CONFIRMING THE DIAGRAM AND ASSESSMENT FOR CITY OF MADERA LANDSCAPE MAINTENANCE DISTRICT ZONE OF BENEFIT 51 FOR FISCAL YEAR (FY) 2024/25; AND AUTHORIZING THE CITY CLERK TO FILE THE DIAGRAM AND ASSESSMENT WITH THE MADERA COUNTY AUDITOR

**B. CONSENT CALENDAR:**

*Matters listed under the Consent Calendar are considered routine and will be enacted by one motion and one vote.*

ON MOTION BY COUNCILMEMBER MONTES AND SECONDED BY MAYOR PRO TEM GALLEGOS, THE CONSENT CALENDAR WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

**B-1 Minutes – October 2, 2024**

**Recommendation:** Approve the City Council Minutes of October 2, 2024 (Report by Alicia Gonzales)

**B-2 Informational Report on Register of Audited Demands**

**Recommendation:** Review Register of Audited Demands Report for September 21, 2024 to October 18, 2024 (Report by Michael Lima)

**B-3 Informational Report on Personnel Activity**

**Recommendation:** This report is submitted for informational purposes only and there is no action requested from the City Council (Council) (Report by Wendy Silva)

**B-4 Informational Report on Contract City Attorney Services and Litigation Expenditures**

**Recommendation:** This report is submitted for informational purposes only and there is no action requested from the City Council (Report by Arnolando Rodriguez)

**B-5 Resolution Supporting Proposition 4, The Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024**

**Recommendation:** Staff recommends that Council review the details of Proposition 4, the Safe Drinking Water, Wildfire Prevention, Drought Preparedness, and Clean Air Bond Act of 2024, and consider adopting a resolution in support of this measure (Report by Arnolando Rodriguez)

RES 24-163

A RESOLUTION AFFIRMING THE CITY OF MADERA'S SUPPORT FOR PROPOSITION 4: THE SAFE DRINKING WATER, WILDLIFE PREVENTION, DROUGHT PREPAREDNESS, AND CLEAN AIR BOND ACT OF 2024

**B-6 Settlement of Insurance Claim for Repair of Battalion 51**

**Recommendation:** Adopt a Minute Order Authorizing the City Manager to execute a Master Final Proof of Loss in the amount of \$14,539.63 for the repair of Battalion 51 and to submit and execute any further related documents to finalize the insurance claim (Report by Wendy Silva)

**B-7 2024 Downtown Christmas Light Parade Event Entries**

**Recommendation:** Approve a Minute Order Authorizing the City Manager to execute documents necessary for any City entries in the Downtown Christmas Parade scheduled Thursday, December 5, 2024 (Report by Alicia Gonzales)

**B-8 Madera Unified School District Fee Waiver Request for the Third Annual Battle of the Books Event**

**Recommendation:** Adopt a Resolution waiving the rental fees of the John Wells Youth Center on Thursday, March 27, 2025, related to the Madera Unified School District Third Annual Battle of the Books event, at an anticipated fee rental of \$3,629.92 (Report by Joseph Hebert)

RES 24-164 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA WAIVING THE RENTAL FEES OF THE JOHN WELLS YOUTH CENTER FOR MARCH 27, 2025, RELATED TO MADERA UNIFIED SCHOOL DISTRICT'S THIRD ANNUAL BATTLE OF THE BOOKS EVENT, AT AN ANTICIPATED FEE RENTAL OF \$3,629.92

**B-9 Piggyback Purchase Agreement Change Order for Fleet Division-Related Purchase**

**Recommendation:** Adopt a Resolution Approving the Sourcewell piggyback agreement change order in the amount of \$10,272.98 with Altec Industries for the purchase of Facilities Altec bucket truck (Report by Michael Lima)

RES 24-165 RESOLUTION APPROVING THE SOURCEWELL PIGGYBACK AGREEMENT CHANGE ORDER FOR THE PURCHASE OF AN ALTEC BUCKET TRUCK

**B-10 Piggyback Purchase Agreements for Fleet Division-related Purchases**

**Recommendation:** Adopt Resolutions Approving Piggyback Purchase Agreements as follows:

1. Adopt a Resolution Approving Sourcewell Piggyback Agreements for the Purchase of:
  - a. A tractor for the Safe and Clean team from Pioneer Equipment for \$104,230
  - b. A tractor for the Parks Department from Pioneer Equipment for \$54,773
  - c. A trailer for the Streets Division from Pape Machinery for \$39,162
  - d. A street sweeper from Municipal Maintenance Equipment for \$336,372; and
2. Adopt a Resolution Approving the State of California Piggyback Agreement for Purchase of five Ford pickup trucks from Downtown Ford of Sacramento for \$227,079 (Report by Michael Lima)

RES 24-166 RESOLUTION APPROVING SOURCEWELL PIGGYBACK AGREEMENTS FOR I) PURCHASE FROM PIONEER EQUIPMENT OF A SAFE AND CLEAN TRACTOR

IN THE AMOUNT OF \$104,230, II) PURCHASE FROM PIONEER EQUIPMENT OF A PARKS TRACTOR IN THE AMOUNT OF \$54,733, III) PURCHASE FROM PAPE MACHINERY OF A TRAILER IN THE AMOUNT OF \$39,162, IV) PURCHASE FROM MUNICIPAL MAINTENANCE EQUIPMENT OF A STREET SWEEPER IN THE AMOUNT OF \$336,372

RES 24-167 RESOLUTION APPROVING STATE OF CALIFORNIA PIGGYBACK AGREEMENT FOR PURCHASE FROM DOWNTOWN FORD OF SACRAMENTO OF FIVE FORD PICKUP TRUCKS IN THE AMOUNT OF \$227,079

**B-11 Accepting Improvements for the Iveywood II Subdivision (Tract No. 21S-01)**

**Recommendation:** Adopt a Resolution:  
1. Accepting the Improvements for the Iveywood II Subdivision (Tract No. 21-S-01); and  
2. Authorize the filing of the Notice of Acceptance for said subdivision improvements (Report by Keith Helmuth)

RES 24-168 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, ACCEPTING IMPROVEMENTS REQUIRED TO BE INSTALLED IN CONNECTION WITH IVEYWOOD II SUBDIVISION, AND AUTHORIZING THE FILING OF A NOTICE OF ACCEPTANCE FOR SUCH IMPROVEMENTS

**B-12 Reimbursement to Joseph Crown Construction Inc, a California Corporation for Improvements Associated with Iveywood I Subdivision**

**Recommendation:** Adopt a Resolution Approving a budget amendment increase of \$25,583 for the purpose of reimbursing for improvements completed in connection to the Improvement Agreement for Iveywood I Subdivision (Agreement) (Report by Keith Helmuth)

RES 24-169 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA APPROVING A BUDGET AMENDMENT TO ALLOW FOR REIMBURSEMENT OF SUBDIVISION IMPROVEMENTS ASSOCIATED WITH THE IVEYWOOD I SUBDIVISION

**B-13 Accepting Improvements for Rancho Santa Fe Subdivision (Tract No. 19-S-06)**

**Recommendation:** Adopt a Resolution:  
1. Accept Improvements of Rancho Santa Fe Subdivision (Tract No. 19-S-06); and  
2. Authorize the filing of Notice of Acceptance for said subdivision improvements (Report by Keith Helmuth)

RES 24-170 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, ACCEPTING IMPROVEMENTS REQUIRED TO BE INSTALLED IN CONNECTION WITH RANCHO SANTA FE SUBDIVISION, AND AUTHORIZING THE FILING OF A NOTICE OF ACCEPTANCE FOR SUCH IMPROVEMENTS

**B-14 Pipeline Crossing Agreement with Union Pacific Railroad Company for W-43 Water Main Replacement project**

**Recommendation:** Adopt a Resolution Approving a Pipeline Crossing Agreement between Union Pacific Railroad (UPRR) Company and City of Madera for the Yosemite Avenue portion of the W-43 Watermain Replacement Project (Report by Keith Helmuth)

RES 24-171 A RESOLUTION OF THE COUNCIL OF THE CITY OF MADERA, CALIFORNIA APPROVING A PIPELINE CROSSING AGREEMENT BETWEEN UNION PACIFIC RAILROAD (UPRR) COMPANY AND THE CITY OF MADERA FOR THE YOSEMITE AVENUE PORTION OF THE W-43 WATERMAIN REPLACEMENT PROJECT

**B-15 Request by John G. Cazares and Norma Cazares for connection to the City's water system**

**Recommendation:** Adopt a Resolution Approving an Agreement for Outside City Limits Water Connection for 27277 Ellis Street (APN 037-040-006) (Report by Keith Helmuth)

RES 24-172 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, APPROVING AGREEMENT FOR OUTSIDE CITY LIMITS WATER CONNECTION FOR 27277 ELLIS STREET (APN 037-040-006)

**C. WORKSHOP:** None

**D. PETITIONS, BIDS, RESOLUTIONS, ORDINANCES, AND AGREEMENTS:**

**D-1 Contract Award for the 2024 Water Meter Project, City Project W-32, Phase I**

**Recommendation:** Adopt a Resolution Approving the contract for the 2024 Water Meter Project, City Project W-32, Phase I in the amount of \$ 1,144,950 to West Valley Construction Company, Inc. (Report by Keith Helmuth)

ON MOTION BY COUNCILMEMBER EVANS AND SECONDED BY COUNCILMEMBER VILLEGAS, ITEM D-1 WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

RES 24-173 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA APPROVING THE CONTRACT AWARD FOR THE 2024 WATER METER PROJECT, CITY PROJECT NO. W-32, PHASE I IN THE AMOUNT OF \$1,144,950.00 TO WEST VALLEY CONSTRUCTION COMPANY, INC, AND AUTHORIZING CONSTRUCTION CONTINGENCIES RELATING TO THE CONTRACT

**D-2 Lease Agreement for Facilities at the Millview Community Center with Community Action Partnership of Madera County**

**Recommendation:** Adopt a Resolution Approving the Lease Agreement for Facilities at the Millview Community Center with the Community Action Partnership of Madera County, Inc. (CAPMC) through May 31, 2027 (Report by Joseph Hebert)

ON MOTION BY COUNCILMEMBER MONTES AND SECONDED BY COUNCILMEMBER MEJIA, ITEM D-2 WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

RES 24-174 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA APPROVING A LEASE AGREEMENT FOR FACILITIES AT THE

MILLVIEW COMMUNITY CENTER WITH THE COMMUNITY ACTION PARTNERSHIP OF MADERA COUNTY, INC. THROUGH MAY 31, 2027

**D-3 Award of Sole Source Contract for Repair and Replacement of Arson-damaged Equipment at Thaddeus Sran Playground at Centennial Park**

- Recommendation:**
1. Adopt a Resolution Approving a sole source Construction Agreement with Dave Bang Associates, Inc., for the procurement of replacement parts, demolition, and installation of equipment damaged of \$215,750.32; and
  2. Adopt a Resolution authorizing a Class1 (Existing Facilities) and Class 2 (Replacement or Reconstruction) exemption under the California Environmental Quality Act, which states that projects are exempt when they involve the replacement of features with the same purpose and capacity as before, and for repair of existing facilities (Report by Joseph Hebert)

ON MOTION BY COUNCILMEMBER RODRIGUEZ AND SECONDED BY MAYOR PRO TEM GALLEGOS, ITEM D-3 WITH REVISED COST TOTAL OF \$218,126.15 WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

RES 24-175 RESOLUTION APPROVING A SOLE SOURCE CONSTRUCTION AGREEMENT WITH DAVE BANG ASSOCIATES, INC., FOR THE PROCUREMENT OF REPLACEMENT PARTS, DEMOLITION, AND INSTALLATION OF EQUIPMENT DAMAGED BY ARSON AT THE THADDEUS SRAN PLAYGROUND FOR \$218,126.15

RES 24-176 RESOLUTION APPROVING A CLASS 1 (EXISTING FACILITIES) AND CLASS 2 (REPLACEMENT OR RECONSTRUCTION) EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT, WHICH STATES THAT PROJECTS ARE EXEMPT IF THEY INVOLVE REPLACEMENT OF FEATURES WITH THE SAME PURPOSE AND CAPACITY, AND FOR REPAIR OF EXISTING FACILITIES.

**D-4 Contract Award for Janitorial Services to One Main Janitorial, Inc.**

- Recommendation:** Adopt a Resolution Approving Award of Agreement with One Main Janitorial, Inc., to Provide Professional Janitorial Services for City Facilities (Report by Ismael Hernandez)

ON MOTION BY MAYOR PRO TEM GALLEGOS AND SECONDED BY COUNCILMEMBER MONTES, ITEM D-4 WAS APPROVED UNANIMOUSLY BY A 7/0 VOTE.

RES 24-177 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MADERA, CALIFORNIA, AWARDDING A CONTRACT FOR JANITORIAL SERVICES IN RESPONSE TO REQUEST FOR PROPOSALS (RFP) NO. 202324-01 TO ONE MAIN JANITORIAL, INC.

**E. ADMINISTRATIVE REPORTS: None**

**F. FUTURE AGENDA ITEMS:**

*This portion of the meeting is reserved (i) to initiate new matters and to request updates, and (ii) and to initiate new agenda items.*

Councilmember Rodriguez asked that a discussion about a possible splash pad at Lions Town and Country Park be added to a future agenda. Council voted unanimously to add this item to a future agenda.

Councilmember Rodriguez asked for a discussion to see if there are sufficient Code Enforcement staff to handle the Municipal Code violations. He also asked for a discussion to see if there are sufficient Public Works staff in the division that deals with fixing water leaks. All of Council except for Councilmember Villegas who didn't vote, voted to put the Code Enforcement discussion on a future agenda and to include the Public Works as an informational item on the agenda.

Councilmember Mejia asked about getting more cleanup done in downtown and bringing back an agenda item regarding decorating for Christmas with Christmas lights, etc. especially prior to the Christmas Light Parade. Council voted unanimously to add these items to a future agenda.

**G. COUNCILMEMBER COMMUNICATIONS (REPORTS/ANNOUNCEMENTS):**

*This portion of the meeting is reserved for the Mayor and Councilmembers (i) to make brief reports on boards, committees, and other public agencies, and at public events, and (ii) to make announcements.*

Mayor Pro Tem Gallegos gave a shout out to the Police Department, Sheriff's Department and Probation Department on their participation at tonight's National Night Out event.

Councilmember Rodriguez stated that he attended the Cal LAFCO conference where they were educated on what LAFCO is all about. He congratulated Public Works Director Ismael Hernandez on his new endeavor. He wished everyone a Happy Halloween and Happy Día de los Muertos.

Councilmember Montes thanked staff for all that they do. He stated that the League of CA Cities (LOCC) sessions were very informative. He thanked Public Works Director Ismael Hernandez for serving this community and wished him the best in his future endeavors. He also wished everyone a good Halloween and Día de los Muertos.

Councilmember Evans thanked City staff and everyone who is at the event tonight. She asked that everyone be cautious of children crossing the streets during events. She stated that she went to LOCC conference, the Los Angeles NAACP conference and the California Hawaiian Conference. Councilmember Evans congratulated Public Works Director Ismael Hernandez on his new position.

Councilmember Mejia congratulated Public Works Director Ismael Hernandez on his new position and wished him well in future endeavors. She stated that the second Guelaguetza event took place on October 13<sup>th</sup>. On behalf of the Comité Guelaguetza Madera, she thanked the community and all the service clubs who assisted in making the event a success. She reminded everyone that the Día de los Muertos event is this Friday at Courthouse Park from 12 noon through 8:00 p.m.

Councilmember Villegas stated he attended many workshops during the LOCC conference. He thanked Public Works Director Ismael Hernandez for his service and bid him farewell.

Mayor Garcia stated he attended the groundbreaking ceremony for the King Hussein Elementary School, the Cesar Chavez Elementary book reading, and the vigil for Victims of



Domestic Violence at St. Joachim's Catholic Church. He congratulated Public Works Director Ismael Hernandez on his new employment and thanked him for his service.

H. **CLOSED SESSION:** None

**ADJOURNMENT:** Meeting was adjourned at 7:03 p.m.



ALICIA GONZALES, City Clerk



SANTOS GARCIA, Mayor



MINUTES PREPARED BY

ZELDA LEÓN, Deputy City Clerk

