



CITY OF OAKDALE CITY COUNCIL REGULAR MEETING MINUTES



The City of Oakdale recognizes and supports
the Choose Civility program, an initiative of the
Stanislaus County Office of Education.

City Council Chambers
277 North Second Avenue • Oakdale • CA 95361

Monday, May 6, 2019

7:00 PM

City Council Chambers

1. CALL TO ORDER:

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

2. COUNCIL/AGENCY MEMBERS PRESENT/ABSENT:

Present: Mayor McCarty
Council Member Bairos
Council Member Smith

Staff Present: City Manager Whitemyer
City Attorney Hallinan
Finance Director Avila
Public Works Superintendent Bridgewater
Council Services Manager Christel
Public Services Director Gravel
Police Chief Heller
Sr. Building Inspector Odom
Management Analyst Mondragon
Management Analyst Anderson

Absent: Council Member Chiara
Council Member Murdoch

3. PLEDGE OF ALLEGIANCE:

Mayor McCarty led the pledge of allegiance.

4. INVOCATION:

Pastor Kent Roberts from The River Christian Community provided the invocation.

5. PRESENTATIONS/ACKNOWLEDGEMENTS

Mayor McCarty provided the following proclamations:

1. Declaring May 12-18, 2019 as "National Police Week".
2. Proclamation Declaring May 19-25, 2019 as "National Public Works Week".
3. Proclamation Declaring May "Older Americans Month".



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4. Proclamation Declaring May "National Bike Month".

6. ADDITIONS/DELETIONS

Mayor McCarty asked whether there were any additions or deletions to the City Council agenda. City Manager Whitemyer advised there are none.

7. PUBLIC COMMENTS

Public Comment opened at 7:04 p.m.

Public Comment received from:

Robert Amaral asked a question of Council Member Smith regarding property rights and rent control.

Arlene Jones thanked the city council for not allowing homes to be built in the Tesoro area until D Street goes through.

Bill Johnson representing the Stanislaus County Veteran's Advisory Committee, asked the City Council for use of the Council Chambers for an upcoming meeting for the Advisory Committee.

Brewster Burns discussed several topics including weed abatement, sewer rates, the vagrancy ordinance and cat ordinance.

Karina Mendoza, Branch Manager for the Oakdale Library, discussed upcoming events and programs at the Oakdale Library.

Cy Cole, representing Oakdale Christian Academy, spoke about last weekend's Christian music festival held at the Oakdale Community Park and thanked city staff for their assistance with the event. Mr. Cole also briefly discussed the proposed cannabis nursery that may be built on Lon Dale Road.

Alice Garcia asked the City Council if they would be willing to give a certificate of recognition to Vera Ugalde who will be turning 100 years old this month. She mentioned that there will be a celebration held at St. Mary's Catholic Church on May 24th from 1:00 pm to 4:00 pm. She also made a complaint about the driving speed of a police vehicle that was responding to a call and feels that officers need to restrain from driving so fast down residential streets.

Kathleen Westenburg provided an update on the progress of the proposed pool for the WET class.

Michael Farroll, voiced his displeasure about the proposed cannabis nursery on Lon Dale Road. The proposed build is directly next to his property. Mayor McCarty informed Mr. Farroll that the Valley Home Municipal Advisory Council was having a special meeting to Tuesday, May 7, 2019 at 6:30 p.m. at the Valley Home School gym to specifically discuss this matter and encouraged him, and all others who are concerned about the proposed cannabis nursery, to attend.



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Jennifer Terpstra also voiced her concerns over the proposed cannabis nursery.

Public Comment closed at 7:29 p.m.

8. APPOINTMENT TO BOARDS AND COMMISSIONS

None Scheduled.

9. CITY COUNCIL CONSENT AGENDA

Mayor McCarty asked are there any questions or requests to remove items from the Consent Agenda. No questions or requests to remove items from the Consent Agenda were requested.

MOTION

To approve the City of Oakdale City Council Consent Agenda Items 9.1 through 9.10 for May 6, 2019 as follows:

- 9.1: Approve the City Council Special Meeting of April 8, 2019, the City of Oakdale City Council and Oakdale Fire Protection District Joint Meeting of April 9, 2019, the City Council Regular Meeting Minutes of April 15, 2019, and the City Council Special Meeting of April 29, 2019.
- 9.2: Receive and File the Warrant List for the Period of March 30, 2019 to April 19, 2019.
- 9.3: By Motion, Waive all Readings of Ordinances and Resolutions, except by Title.
- 9.4: Accept by Minute Order, the February and March 2019 Treasurer's Reports.
- 9.5: Second Reading by Title Only and Adoption of Ordinance 1263 of the City of Oakdale, California, Amending Chapter 19, Adding Article XVI Noise Control to the Oakdale Municipal Code to consider regulations to prohibit unnecessary, excessive and annoying sound levels from all sources, which disturbs the peace and quiet.
- 9.6: Accept by Minute Order, the removal of one (1) oak tree located at 805 Kimball Street.
- 9.7: Accept by Minute Order, the removal of one (1) oak tree located at 1902 Blue Spruce Street.
- 9.8: Consideration of a Resolution of Concurrence and Support of Stanislaus County to Submit the Draft 2019-2020 Annual Action Plan for the Community Development Block Grant Program and Emergency Solutions Grant Program to HUD.
- 9.9: Consideration of a Resolution Accepting the Belmont Phase III Subdivision Public Improvements and Authorizing the Filing of a Notice of Completion.



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9.10: Consideration of a Resolution Accepting the WWTP South West Drying Bed Rehabilitation Project and Authorizing the Filing of a Notice of Completion.

Moved by Council Member Smith and seconded by Council Member Bairos and PASSED AND ADOPTED this 6th day of May, 2019, by the following vote:

AYES:	COUNCIL MEMBERS: Smith, Bairos, and McCarty	(3)
NOES:	COUNCIL MEMBERS: None	(0)
ABSENT:	COUNCIL MEMBERS: Chiara, Murdoch	(2)
ABSTAINED:	COUNCIL MEMBERS: None	(0)

Motion carried 3/0 by City Council roll call vote.

10. PUBLIC HEARINGS

None Scheduled.

11. STAFF REPORTS

11.1: Consideration of a Resolution of the City of Oakdale City Council Authorizing City staff to Execute an Agreement for Acquisition of Real Property to allow for Roadway Improvements to Pedersen Road as part of the Oak Leaf Meadows Multi-Family Residential project.

City Manager Whitemyer provided a staff report and PowerPoint Presentation recommending the City Council adopt City of Oakdale City Council Resolution 2019-041, a Resolution of the City Council of the City of Oakdale Authorizing City staff to Execute an Agreement for Acquisition of Real Property to allow for Roadway Improvements to Pedersen Road as part of the Oak Leaf Meadows Multi-Family Residential project.

City Council asked questions of staff to which staff responded.

Barbara Kauss, Executive Director of the Housing Authority of Stanislaus County, addressed the council and thanked the Public Services Department for all their assistance with this project.

No public comment was received.

MOTION

To Adopt City of Oakdale City Council Resolution 2019-041, a Resolution of the City Council of the City of Oakdale Authorizing City staff to Execute an Agreement for Acquisition of Real Property to allow for Roadway Improvements to Pedersen Road as part of the Oak Leaf Meadows Multi-Family Residential project.



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No public comment was received.

Moved by Council Member Bairos and seconded by Council Member Smith and PASSED AND ADOPTED this 6th day of May, by the following vote:

AYES:	COUNCIL MEMBERS: Bairos, Smith, and McCarty	(3)
NOES:	COUNCIL MEMBERS: None	(0)
ABSENT:	COUNCIL MEMBERS: Chiara, Murdoch	(2)
ABSTAINED:	COUNCIL MEMBERS: None	(0)

Motion carried 3/0 by City Council roll call vote.

- 11.2: Consideration of a Resolution of the City of Oakdale City Council Authorizing City staff to Execute an Agreement for Acquisition of Real Property to allow for Roadway Improvements to D Street as part of the Tesoro 2 Single-Family Residential Subdivision.

City Manager Whitemyer provided a staff report and PowerPoint Presentation on the Roadway Improvements to D Street Project with the recommendation that the City Council adopt a resolution of authorizing city staff to execute an Agreement for Acquisition of Real Property to allow for roadway improvements to D Street as part of the Tesoro 2 Single-Family Residential Subdivision.

City Council asked questions of staff to which staff responded.

Public comment was received from:

Alice Garcia stated her opposition to the D Street extension.

Arlene Jones asked questions about possible retailers for the commercial property area.

MOTION

To adopt City of Oakdale City Council Resolution 2019-042, a Resolution of the City Council of the City of Oakdale Authorizing City staff to Execute an Agreement for Acquisition of Real Property to allow for Roadway Improvements to D Street as part of the Tesoro 2 Single-Family Residential Subdivision.

Moved by Council Member Smith and seconded by Council Member Bairos and PASSED AND ADOPTED this 6th day of May, by the following vote:

AYES:	COUNCIL MEMBERS: Smith, Bairos, and McCarty	(3)
NOES:	COUNCIL MEMBERS: None	(0)
ABSENT:	COUNCIL MEMBERS: Chiara, Murdoch	(2)
ABSTAINED:	COUNCIL MEMBERS: None	(0)

Motion carried 3/0 by City Council roll call vote.

- 11.3: Consideration of a Resolution of the City of Oakdale City Council Approving the Deferred



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Improvement Agreement for the Oak Leaf Meadows Multi-Family Residential Project.

City Manager Whitemyer provided a staff report to City Council regarding the Deferred Improvement Agreement for the Oak Leaf Meadows Multi-Family Residential Project with the recommendation that City Council adopt a resolution approving the Deferred Improvement Agreement for the Oak Leaf Meadows Multi-Family Residential Project.

City Council asked questions of staff to which staff responded.

Barbara Kauss, Executive Director of the Housing Authority of Stanislaus County, provided City Council with additional information on the closing of escrow on the project.

Public comment was received from:

Tracy Whetherall asked questions about occupancy requirements and right-of-way improvements.

Pamela Kelley asked about residency requirements and who was handling the process for getting on the waiting list. Ms. Kauss addressed her questions.

MOTION

To Adopt City of Oakdale City Council Resolution 2019-043, a Resolution of the City Council of the City of Oakdale Approving the Deferred Improvement Agreement for the Oak Leaf Meadows Multi-Family Residential Project.

Moved by Council Member Bairos and seconded by Council Member Smith and PASSED AND ADOPTED this 6th day of May, by the following vote:

AYES:	COUNCIL MEMBERS: Bairos, Smith, and McCarty	(3)
NOES:	COUNCIL MEMBERS: None	(0)
ABSENT:	COUNCIL MEMBERS: Chiara, Murdoch	(2)
ABSTAINED:	COUNCIL MEMBERS: None	(0)

Motion carried by 3/0 by City Council roll call vote.

12. CITY MANAGER'S REPORT

None.

13. CITY COUNCIL ITEMS

Council Member Bairos announced that the Rescue Gospel Mission would be holding a fundraiser dinner at the United Methodist Church on Saturday, May 11th from 5:00 p.m. – 8:00 p.m. She also briefly discussed the cannabis grow issue. Mayor McCarty encouraged everyone to attend the upcoming MAC meeting tomorrow night in Valley Home to have their voices heard and to contact Kristin Olsen with the Stanislaus County Board of Supervisors and share concerns with



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her as well. He stated that met with her last week to voice the City's concerns with the proposed cannabis nursery.

Council Member Smith spoke about the Waste Water Treatment tour that he attended a few weeks back and thanked Superintendent Bridgewater for doing such a great job. Mayor McCarty echoed his appreciation to Superintendent Bridgewater and the WWTP staff for doing such a great job at the plant and for conducting the tours.

Mayor McCarty also congratulated Oakdale's Relay for Life for raising over \$70,000 at this year's event. He announced there would be a special city council meeting on Wednesday, May 8th at 4:00 p.m. to discuss the fire services agreement.

14. **ADJOURNMENT**

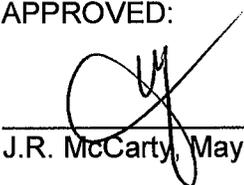
There being no further business, Mayor McCarty adjourned the meeting at 8:12 p.m.

ATTEST:



Julie Christel, Deputy City Clerk

APPROVED:



J.R. McCarty, Mayor