



**City of Oakdale
Joint City Council and Successor
Agency for the Former Oakdale
Community Redevelopment Agency
Regular Meeting Minutes**

City Council Chambers
277 North Second Avenue
Oakdale, California

Tuesday, February 20, 2018

7:00 PM

City Council Chambers

1. CALL TO ORDER:

Mayor Paul called the meeting to order at 7:04 p.m.

2. COUNCIL MEMBERS PRESENT/ABSENT:

Present: Mayor/Chairperson Paul
Mayor Pro Tem/Agency Member Dunlop
Council Member/Agency Member Bairos
Council Member/Agency Member McCarty
Council Member/Agency Member Murdoch

Staff Present: City Manager Whitemyer
Deputy City Attorney Madison
Management Analyst Andersen
Finance Director Avila
Public Works Superintendent Bridgewater
Public Services Director Gravel
Police Chief Heller
Management Analyst Mondragon

3. PLEDGE OF ALLEGIANCE:

Mayor Paul led the pledge of allegiance.

4. INVOCATION:

Reverend John Roberts, St. Matthias Anglican Church provided the Invocation.

5. PRESENTATIONS/ACKNOWLEDGEMENTS:

No presentations/acknowledgements were scheduled.

6. ADDITIONS/DELETIONS:

Mayor Paul asked whether there were any additions or deletions to the City Council agenda. No additions or deletions were advised.

7. PUBLIC COMMENTS:

Mayor Paul asked whether there was anyone who wished to address a matter not listed on the City Council agenda.



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Next City Council Resolution: 2018-017

Next Successor Agency Resolution: 2018-002

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Next Ordinance: 1259

Field Representative Eddy Mendoza from Congressman Jeff Denham office addressed the City Council advising, Congressman Denham is currently working on different solutions to address jobs/economic growth, water conservation, public safety, immigration, transportation and infrastructure, healthcare, disaster relief and agriculture in the Central Valley.

9. APPOINTMENT TO BOARDS AND COMMISSIONS:

None scheduled.

10. CONSENT AGENDA:

Mayor Paul asked whether there were any questions or requests to remove items from the Consent Agenda.

There were no questions, comments or requests to remove items from the Consent Agenda.

MOTION

To approve the City of Oakdale City Council Consent Agenda Items 9.1 through 9.13 for February 20, 2018 as follows:

- 9.1: Approve the Regular City Council Meeting Minutes of February 5, 2018.
- 9.2: Approve the Special City Council Meeting Minutes of February 12, 2018.
- 9.3: Receive and File the Warrant List for the Period of February 1, 2018 to February 14, 2018.
- 9.4: Waive Readings of Ordinances/Resolutions Except by Title.
- 9.5: Second Reading by Title Only and Adoption of Ordinance 1254, An Ordinance of the City Council of the City of Oakdale, California; City-Initiated Amendments to the Oakdale Municipal Code, eliminating the provisions for Student Members on City Boards and Commissions, repeal of Chapter 2. Article XII. Student Members, City Boards and Commissions; dissolving the Oakdale Parks and Recreation Commission, repeal a Portion of Chapter 20-1 Definitions "Parks and Recreation Commission" and repeal and reserve Article II. Parks and Recreation Commission Sections 20-2 through 20-10 and; incorporate current duties of the Parks and Recreation Commission into the duties of the Oakdale Planning Commission by amending Chapter 2 Article VII. Section 32.3. Powers and Duties Generally.
- 9.6: Second Reading by Title Only and Adoption of Ordinance 1255, A City-Initiated Amendment to the Oakdale Municipal Code, Amending Chapter 37, Cannabis Regulations to Regulate Cannabis. In November of 2017, City Council Approved Ordinance 2017-1251 to regulate the following Cannabis Businesses: Cannabis



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Dispensaries, Cannabis Manufacturing Businesses, Cannabis Cultivation Businesses, and Cannabis Testing Laboratories. Ordinance 2017-1251 did not include regulations for Cannabis Distribution Businesses. The proposed Ordinance would revise Ordinance 2017-1251, as specified, to also regulate Cannabis Distribution Businesses.

- 9.7: Second Reading by Title Only and Adoption of Ordinance 1256, An Ordinance of the City Council of the City of Oakdale, California; City-Initiated Amendments to the Oakdale Municipal Code, amending the City of Oakdale Chapter 36 (Zoning Ordinance) of the City of Oakdale's Municipal Code Sections 36-6 R-A, 36-7 R-1, 36-8 R-2/R-2-M, 36-9 R-3, 36-10 C-1, 36-11 C-C, 36-12 C-2, 36-13 L-M, and 36-14 M-1.
- 9.8: Second Reading by Title Only and Adoption of Ordinance 1257, A Development Agreement by and between the City of Oakdale and JDI Farms, Inc., a California Non-Profit Mutual Benefit Corporation for a Cannabis Dispensary Business and Cannabis Microbusiness. The Cannabis Dispensary Business is proposed to be located at 633 Armstrong Way, in the City of Oakdale, County of Stanislaus, State of California, Assessor's Parcel Number 064-039-069 and, the Cannabis Microbusiness as part of their single Development Agreement to be located at 517 Armstrong Way, Oakdale, California 95361, Assessor's Parcel Numbers 064-039-086, 064-039-087, 064-039-059, 064-039-060.
- 9.9: Second Reading by Title Only and Adoption of Ordinance 1258, A Development Agreement by and between the City of Oakdale and MDS Business Services, Inc., a California Non-Profit Mutual Benefit Corporation for a Cannabis Dispensary, Cultivation, Manufacturing, and Distribution Businesses. The Dispensary, Cultivation, Manufacturing, and Distribution Businesses are proposed to be located at Assessor's Parcel Number 064-039-055 on Armstrong Way in the City of Oakdale.
- 9.10: Adopt Resolution 2018-017, a Resolution of the City Council of the City of Oakdale authorizing staff to purchase a new 2018 Chevrolet Tahoe from Steves Chevrolet for \$38,789.79 and outfit with emergency equipment as a K-9 Unit with installation by Emergency Vehicle Installers Inc. (EVI) for \$25,391.39 to be funded from the Vehicle Replacement Fund 530-1910-419.41-09 and the Supplemental Law Enforcement Services Fund 203-2110-421.41-09; and approve the surplus of a 2003 Chevrolet Tahoe (Vehicle 410).
- 9.11: Adopt Resolution 2018-018, a Resolution of the City Council of the City of Oakdale authorizing staff to purchase a new 2018 Ford Interceptor from Haidlen Ford for \$34,716.06 and outfit with emergency equipment with installation by Emergency Vehicle Installers Inc. (EVI) for \$24,704.51 to be funded from Vehicle Replacement Fund (530-1910-419.41-09) and the Supplemental Law Enforcement Service Fund (203-2110-421.41-09); and approve the surplus of a 2011 Ford Crown Victoria (Vehicle 408).



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9.12: Adopt Resolution 2018-019, a Resolution of the City Council of the City of Oakdale authorizing staff to purchase a Harris In-Car Mobile Radio Installed by Emergency Vehicle Installers (EVI) in the total amount of \$5,373.85 to be funded from Vehicle Replacement Fund (530-1910-419.41-09) and the Supplemental Law Enforcement Service Fund (203-2110-421.41-09).

9.13: By Minute Order, approve contracts with the American Red Cross to provide emergency shelter services at two City facilities, the Gene Bianchi Community Center and the Gladys L Lemmons Senior Community Center in the event of a disaster and; authorize the City Manager to execute the agreements.

MOTION

Moved by Council Member McCarty seconded by Mayor Pro Tem Dunlop and PASSED AND ADOPTED this 20th day of February 2018, by the following vote:

| | | |
|------------|--|-----|
| AYES: | COUNCIL MEMBERS: Bairos, Dunlop, McCarty, Murdoch and Paul | (5) |
| NOES: | COUNCIL MEMBERS: None | (0) |
| ABSENT: | COUNCIL MEMBERS: None | (0) |
| ABSTAINED: | COUNCIL MEMBERS: None | (0) |

Motion carried 5/0 by City Council roll call vote.

10. PUBLIC HEARINGS:

None scheduled.

11. STAFF REPORTS:

Staff Report of The City Council, Successor Agency for The Former Oakdale Community Redevelopment Agency and The Board of Directors of The Oakdale Public Financing Authority:

11.1: Consider Resolutions of the City Council and the Successor Agency for the Former Oakdale Community Redevelopment Agency of the City of Oakdale authorizing the issuance and sale of special tax refunding bonds and approving and authorizing related documents and actions.

A PowerPoint Presentation was provided.

Ken Dieker of Del Rio Advisors presented the staff report recommending the City Council serving as the Successor Agency for the Former Oakdale Community Redevelopment Agency approve the Resolution and the form of the Official Statement for the issuance and sale of 2018 Tax Allocation Refunding Series A Bonds and 2018 Taxable Tax Allocation Refunding Series B Bonds and approving and authorizing all related actions.



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MOTION

To adopt Resolution 2018-002, a Resolution of the Successor Agency for the Former Oakdale Community Redevelopment Agency of the City of Oakdale Confirming the Issuance of Refunding Bonds of The Successor Agency, Approving an Official Statement Related to The Issuance of The Refunding Bonds, And Providing for Other Matters Properly Relating Thereto.

Moved by Mayor Pro Tem Dunlop, seconded by Council Member McCarty and PASSED AND ADOPTED this 20th day of February 2018, by the following vote:

| | | | |
|------------|------------------|---|-----|
| AYES: | COUNCIL MEMBERS: | Bairos, Dunlop, McCarty, Murdoch and Paul | (5) |
| NOES: | COUNCIL MEMBERS: | None | (0) |
| ABSENT: | COUNCIL MEMBERS: | None | (0) |
| ABSTAINED: | COUNCIL MEMBERS: | None | (0) |

Motion carried 5/0 by City Council roll call vote.

- 11.2 Consider a Resolution of the City of Oakdale City Council awarding a contract to Carollo Engineers for Project Design Peer Review Services for \$40,000 for the Waste Water River Crossing Project to be funded from Sewer Capital Replacement Fund 621 CP1516.

Public Services Director Jeff Gravel presented the staff report recommending the City Council award the contract to Carollo Engineers for Project Design Peer Review Services for \$40,000 for the Waste Water River Crossing Project.

MOTION

To adopt Resolution 2018-020, a Resolution of the City Council awarding the contract to Carollo Engineers for the Project Design Peer Review Services for \$40,000 for the Waste Water River Crossing Project.

Moved by Council Member Murdoch, seconded by Council Member Bairos and PASSED AND ADOPTED this 20th day of February 2018, by the following vote:

| | | | |
|------------|------------------|---|-----|
| AYES: | COUNCIL MEMBERS: | Bairos, Dunlop, McCarty, Murdoch and Paul | (5) |
| NOES: | COUNCIL MEMBERS: | None | (0) |
| ABSENT: | COUNCIL MEMBERS: | None | (0) |
| ABSTAINED: | COUNCIL MEMBERS: | None | (0) |

Motion carried 5/0 by City Council roll call vote.

- 11.3 Consider a Resolution of the City Council of the City of Oakdale Authorizing the City Manager to Sign A Memorandum of Understanding (MOU) Allowing Stanislaus County to Use the Contract Value of The City of Oakdale Storm Water Master Plan as



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Labor-In-Kind Service to Meet the Matching Funds Requirement for A Grant to Develop A Multi-Agency Regional Storm Water Resource Plan (SWRP).

Public Services Director Jeff Gravel presented the staff report recommending the City Council authorize the City Manager to sign a Memorandum of Understanding with Stanislaus County to prepare a SWRP that identifies and prioritize multi-benefit storm water resource projects.

MOTION

To adopt Resolution 2018-021, a Resolution of the City Council authorizing the City Manager to Sign a Memorandum of Understanding (MOU) allowing Stanislaus County to use the contract value of the City of Oakdale Storm Water Master Plans as Labor-in-kind Service to meeting the matching fund requirement for a Grant to Develop a Multi-Agency Regional Storm Water Resource Plan (SWRP).

Moved by Mayor Pro Tem Dunlop, seconded by Council Member McCarty and PASSED AND ADOPTED this 20th day of February 2018, by the following vote:

| | | | |
|------------|------------------|---|-----|
| AYES: | COUNCIL MEMBERS: | Bairos, Dunlop, McCarty, Murdoch and Paul | (5) |
| NOES: | COUNCIL MEMBERS: | None | (0) |
| ABSENT: | COUNCIL MEMBERS: | None | (0) |
| ABSTAINED: | COUNCIL MEMBERS: | None | (0) |

Motion carried 5/0 by City Council roll call vote.

12. CITY MANAGER'S REPORT:

City Manager Whitemyer provided the City Council with an update on meetings staff has attended with Stanislaus County and ConAgra representatives to discuss the North County Corridor project. The purpose of these meetings is to identify any potential issues that the corridor project may have on ConAgra's business operations and find resolutions to those issues. It appears, based on the meetings held so far that solutions will be found so that the NCC will not negatively affect ConAgra.

City Manager Whitemyer advised the City Council Friends of the Library Organization is interested in partnering with Stanislaus County and the City to convert Meyers Park into an outdoor education location open to the public. A proposal will be presented to the Council at a future meeting.

City Manager Whitemyer advised the City Council that the City's Code Enforcement Officer resigned in January reporting that interviews to fill the vacant position will be held Thursday, February 22. Staff anticipates being able to bring a new employee on board in a couple of weeks.

City Manager Whitemyer advised the City Council that the department reports for February 2018 have been provided in the City Council packet for review.



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13. CITY COUNCIL ITEMS:

In response to Council Member McCarty, City Manager Whitemyer responded yes, the City of Oakdale does have a Noise Ordinance. City Manager Whitemyer further stated he encourages the public to call as soon as possible when reporting noise complaints in order for the City to verify the complaint.

Mayor Pro Tem Dunlop requested a copy of the noise ordinance be emailed to the City Council.

Council Member Bairos announced the Sign Ordinance Update Workshop is tomorrow, February 21, at 6:00 p.m. and the Downtown Merchant meeting is tomorrow at 9:00 a.m.

In response to Council Member Murdoch, City Manager Whitemyer responded the City has engaged a right-of-way agent for the D Street Extension. Comment from the property owner has been received and the City is completing its due diligence and will be returning to the City Council with a counter offer in the next few weeks.

Council Member McCarty thanked the Oakdale Rotary Clubs for hosting the great Law Enforcement Appreciation Luncheon honoring the Oakdale Law Enforcement. Council Member McCarty offered his congratulations to those law enforcement individuals who received awards during the luncheon.

Council Member McCarty advised those in attendance that LOVE Oakdale will be held April 21. The kickoff will be held at the Oakdale Community Park; he asked that those interested review the projects listed on the website or enter projects that they think need attention.

14. ADJOURNMENT:

There being no further business, Mayor Paul adjourned the meeting at 7:37 p.m.

ATTEST:

APPROVED:

/s/Colleen Andersen
Colleen Andersen
Management Analyst

/s/Pat Paul
Pat Paul
Mayor