

0. A. CALL TO ORDER – Mayor Bublak called the meeting to order at 6:04 p.m.

B. SALUTE TO THE FLAG

Mayor Bublak announced that members of staff are participating in the meeting via the Zoom system and advised that the Council meeting is being streamed on the City’s website, YouTube, and Spectrum Channel 2.

Mayor Bublak also announced that members of the public will be given the opportunity to address the Council during public participation as well during the presentation of public hearing / discussion items and noted the City Clerk will provide additional details once we near the public participation section of the meeting.

C. ROLL CALL:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

PRESENT: Councilmembers Becky Arellano, Nicole Larson, Andrew Nosrati, Gil Esquer, and Mayor Amy Bublak.

ABSENT: None

D. DECLARATION OF CONFLICTS: None

1. CLOSED SESSION:

The Closed Session item(s) for this meeting have been agendized and will be heard toward the latter part of the meeting.

2. APPROVAL OF AGENDA AS POSTED OR AMENDED

This is the time for the City Council to remove items from the agenda or to change the order of the agenda. Matters may be taken up out of order of the established agenda by a four-fifths vote of the City Council.

City Clerk Jennifer Land announced that Closed Session Item 13B did not need to be heard and requested the item be removed from the agenda.

Action: Motion by Councilmember Nosrati, seconded by Councilmember Arellano, Approving the agenda as amended. Motion carried 5/0 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

3. PROCLAMATIONS, RECOGNITIONS, APPOINTMENTS, ANNOUNCEMENTS, PRESENTATIONS, AND BRIEFINGS: None

City Clerk Jennifer Land announced that members of the public will be given the opportunity to address Council on items that are within the subject matter jurisdiction of the City Council and on any item on tonight's agenda. For items listed on the agenda, we ask that you please defer your comments until that item is heard by the Council. For those who are interested in addressing the Council, please press the "raise hand" feature on your screen or press *9 from your telephone keypad once the Mayor opens public comment and before she closes public comment.

Members of the public will be allotted three (3) minutes for comments and will be taken in the order of which requests are received. When it is a member's turn to speak, they will hear an automated prompt indicating their line has been unmuted – and that is when the three (3) minutes will begin.

Lastly, we request members who choose to address the Council to please state their first and last name in the event any follow up is needed; however, this is not mandatory.

4. PUBLIC PARTICIPATION:

The following members of the public spoke:

- Milt Triewailer
- Cheryl Reiland
- Mary Jackson
- Mark Chua
- Member of the public

Council provided brief comment in response to public comment.

5. MOTION WAIVING READING OF ALL ORDINANCES ON THE AGENDA, EXCEPT BY TITLE

Action: Motion by Councilmember Nosrati, seconded by Councilmember Larson, Waiving reading of all Ordinances on the agenda, except by title. Motion carried 5/0 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

6. CONSENT CALENDAR:

Action: Motion by Councilmember Arellano, seconded by Councilmember Nosrati, adopting the consent calendar. Motion carried 5/0 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

- A. **Resolution No. 2020-112:** Accepting Monthly Demands of 6/30/20 in the amount of \$1,765,880.45; Weekly Demands of 7/16/20 in the amount of \$655,449.09; Weekly Demands of 7/23/20 in the amount of \$1,656,456.71; Weekly Demands of 7/30/20 in the amount of \$1,879,985.10; Weekly Demands of 8/6/20 in the amount of \$234,945.88

- B. Motion: Accepting Minutes of the Regular Meeting of June 9, 2020
- C. 1. **Resolution No. 2020-113**: Re-appropriating \$1,400,000 to account number 305-40-440.51270 "Construction Project" from unallocated reserves to provide adequate funding for City Project No. 0828 "SR-99/Fulkerth Road Interchange" in Fiscal Year 2020-2021
2. Motion: Approving Contract Change Orders No. 13, 15, and 16 in the amount of \$120,459.66 (Fund 305) with Agee Construction of Clovis, California, for City Project No. 0828 "SR-99/Fulkerth Road Interchange" bringing the contract total to \$11,599,173.56
- D. Motion: Accepting improvements for City Project No. 18-59 "Well 8 GAC System Rehabilitation and Site Work" and authorizing the City Engineer to file a Notice of Completion
- E. **Resolution No. 2020-114**: Approving the purchase of four (4) eTuatara all-electric utility vehicles from the sole source provider Zeronox, appropriating funds for the purchase of the vehicles in the amount of \$79,576 into Fund 506 "Vehicle/Equipment Replacement" revenue account numbers 506-00-000-221.37235 "Parks, Rec & Public Facilities" for \$19,894, 506-00-000-233.37235 "Regional Sports Complex" for \$19,894, 506-00-000-234.37235 "Landscape Assessments" for \$19,894, and 506-00-000-372.37235 "Pedretti Park Capital" for \$19,894 and equipment replacement expenditure account numbers 506-00-000-221.51020 "Parks, Rec & Public Facilities" for \$19,894, 506-00-000-233.51020 "Regional Sports Complex" for \$19,894, 506-00-000-234.51020 "Landscape Assessments" for \$19,894, and 506-00-000-372.51020 "Pedretti Park Capital" for \$19,894, and authorizing the future acceptance of grant funds from the San Joaquin Valley Air Pollution Control District's Public Benefit Grant program for 100% reimbursement upon receipt of the vehicles
- F. **Resolution No. 2020-115**: Accepting a monetary donation in the amount of \$1,000 to the City of Turlock Fire Department from Seo M. Yang MD and appropriating said funds to account number 110-30-300.37010_000 "Miscellaneous General"
- G. **Resolution No. 2020-116**: Accepting an allocation of funds and appropriating funds for the 2020 Animal Homelessness and Cruelty Fund (AHCF) award from the California Department of Food and Agriculture (CDFA) in the amount of \$7,500 to be appropriated into revenue account number 266-20-255-348.35069 "Animal Services – Spay & Neuter Grant" and expenditure account number 266-20-255-348.47153 "Animal Services – Spay & Neuter Grant" in Fund 266 "Police Grants" Program 348 "Animal Services"
- H. Motion: Approving a Memorandum of Understanding between California State University Stanislaus and the City of Turlock to offer university students internships and service learning experience
- I. **Resolution No. 2020-117**: Reaffirming the Director of Emergency Services Proclamation of Existence of a Local Emergency in response to COVID-19

7. **FINAL READINGS**: None

8. **PUBLIC HEARINGS**

- A. City Manager Toby Wells introduced the item, clarified tonight's action is for consideration of the Development Agreement, and noted the appeal hearing for the Appeal of the Conditional Use Permit is tentatively scheduled for September 22, 2020.

Deputy Director of Development Services Katie Quintero presented the staff report on the request to introduce an Ordinance for first reading approving a Development Agreement by and between the City of Turlock and Natural Healing Center Turlock LLC (NHC Turlock

LLC), located at 3401 West Monte Vista Avenue, Turlock, CA, County of Stanislaus, Assessor's Parcel Number 087-003-039.

Council and staff discussed this item.

Natural Healing Center Representatives Joe Armendariz and Nick Andre spoke regarding this item.

Mayor Bublak opened the public hearing.

The following members of the public spoke:

Matthew Jacob
Mary Jackson

Mayor Bublak closed the public hearing.

Staff provided brief comment in response to public comment.

Council and staff further discussed this item.

Action: Motion by Councilmember Nosrati, seconded by Councilmember Arellano, Introducing an Ordinance for first reading approving a Development Agreement by and between the City of Turlock and Natural Healing Center Turlock LLC (NHC Turlock LLC), located at 3401 West Monte Vista Avenue, Turlock, CA, County of Stanislaus, Assessor's Parcel Number 087-003-039 and setting the final reading date for September 8, 2020. Motion carried 3/2 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	No	Yes	Yes	No

9. ACTION ITEMS:

- A. City Manager Toby Wells presented the staff report on the request to adopt a Resolution of Support for the Police Department and noted a correction is needed within the citizen-initiated resolution to reflect a ratio of 1.06 officers per one thousand residents

City Clerk Jennifer Land read a statement provided by citizen Ron Bridegroom.

Mayor Bublak opened public participation.

The following members of the public spoke:

Cheryl Reiland
Mark Chua
Debbie
Member of the public

Mayor Bublak closed public participation.

Council and staff discussed this item.

Councilmember Nosrati introduced a modified motion to adopt both resolutions (Citizen and Council Initiated). Councilmember Arellano seconded the modified motion.

Action: **Resolution No. 2020-118:** Adopting a Resolution of Support for the Police Department (Citizen-Initiated) as introduced by Councilmember Nosrati, seconded by Councilmember Arellano, and carried 4/1 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	No

Action: **Resolution No. 2020-119:** Adopting a Resolution of Support for the Police Department (Council-Initiated) as introduced by Councilmember Nosrati, seconded by Councilmember Arellano, and carried 4/1 by the following vote:

Councilmember Arellano	Councilmember Larson	Councilmember Nosrati	Councilmember Esquer	Mayor Bublak
Yes	Yes	Yes	Yes	No

10. CITY MANAGER REPORTS/UPDATES:

A. Administrative Services

1. Monthly Budget Update

City Manager Toby Wells presented information regarding sales tax revenue for Fiscal Year 2019-20, revenues and expenditures for July 2020, and the format of the monthly budget updates.

Council and staff discussed this item.

2. Streetlighting as an Enterprise Program

City Manager Toby Wells provided an update regarding streetlighting as an enterprise program including a letter of intent with Schneider Electric to complete a feasibility analysis and staff's coordination efforts to provide data for the feasibility study.

Mayor Bublak opened public participation.

The following members of the public spoke:

Cheryl Reiland

Mayor Bublak closed public participation.

Council and staff discussed this item.

B. Fire Department

1. Public Safety Briefing

A written staff update was included in the agenda packet.

Interim Fire Chief Gary Carlson also spoke regarding staff deployments for the California wildland fires.

Council and staff discussed this item.

2. COVID-19 Update

Interim Fire Chief Gary Carlson and City Manager Toby Wells provided an update regarding COVID-19 including guidance and directives that can be found on the State and County websites, various metrics/measures, reminded about social distancing, hand washing, and face coverings, current statistics, and a recent Stanislaus County Board of Supervisors meeting regarding planning for the reopening of schools.

Council and staff discussed this item.

C. Parks, Recreation and Public Facilities

1. Columbia Park Update

Parks, Recreation and Public Facilities Director Allison Van Guilder provided an update regarding the Columbia Park Master Plan including ineligibility of the Proposition 68 grant opportunity, seeking other public and private funding options, webpage for project is now available, and noted the subcommittee has also been briefed on these matters.

A written staff update was also included in the agenda packet.

Council and staff discussed this item.

11. COUNCIL ITEMS FOR FUTURE CONSIDERATION:

Councilmember Arellano spoke regarding calls she has received concerning Taylor Road repairs, requested an update on the property tax sharing/split with cities, and exploring volunteer opportunities (time, donations, and expertise) associated with projects such as Columbia Park Pool.

Councilmember Nosrati spoke regarding his and Councilmember Esquer's efforts with developing a plan to address homelessness and beautification for blighted areas and bringing this plan forward for Council consideration, allocating cannabis revenues designated for youth prevention programs, and making CARES funding available for investments in the business community.

Councilmember Esquer spoke regarding his and Councilmember Nosrati's beautification plan and coordination efforts with Turlock Scavenger for a trash bin/box to be located on S. First Street.

12. COUNCILMEMBER QUESTIONS, COMMENTS, AND ANNOUNCEMENTS:

Councilmember Larson spoke regarding her and Councilmember Esquer's attendance at the first meeting of the Stanislaus Regional Transit Authority Advisory Committee and encouraged public attendance at these meetings.

Councilmember Esquer spoke regarding Councilmember Larson having been elected as Vice Chair of the Stanislaus Regional Transit Authority Advisory Committee.

Councilmember Nosrati spoke regarding citizen conduct at the last City Council meeting, providing respect and working together for the betterment of the community, and the bureaucratic process of running for and being elected into office.

Mayor Bublak spoke regarding the Drive-in Movies at the Stanislaus County Fairgrounds and the CARES funding application process for small businesses and non-profits.

13. CLOSED SESSION:

City Clerk Jennifer Land introduced the Closed Session Items.

- A. Threat to Public Services or Facilities, Cal. Gov't Code §54957(a)
"This chapter shall not be construed to prevent the legislative body of a local agency from holding closed sessions with the Governor, Attorney General, district attorney, agency counsel, sheriff, or chief of police, or their respective deputies, or a security consultant or a security operations manager, on matters posing a threat to the security of public buildings, a threat to the security of essential public services, including water, drinking water, wastewater treatment, natural gas service, and electric service, or a threat to the public's right of access to public services or public facilities."
Consultation with: City Manager Toby Wells and City Attorney Douglas L. White
- B. Item was removed from the agenda.
- C. Public Employee Performance Evaluation, Cal. Gov't Code §54957(b)(1)
"Subject to paragraph (2), this chapter shall not be construed to prevent the legislative body of a local agency from holding closed sessions during a regular or special meeting to consider the appointment, employment, evaluation of performance, discipline, or dismissal of a public employee or to hear complaints or charges brought against the employee by another person or employee unless the employee requests a public session."
Title: City Manager

14. REPORTS FROM CLOSED SESSION:

City Clerk Jennifer Land reported for the Closed Session Items that Council provided direction to staff, but no reportable action was taken.

15. ADJOURNMENT

Mayor Bublak adjourned the regular meeting at 8:54 p.m. Motion carried unanimously.

RESPECTFULLY SUBMITTED

Allison Martin, Deputy City Clerk
Jennifer Land, City Clerk