

Gridley City Council – City Council Meeting Minutes

Monday, July 17, 2017; 6:00 pm
Gridley City Hall, 685 Kentucky Street, Gridley, CA 95948

Approved as Submitted

“Our purpose is to continuously enhance our community’s vitality and overall quality of life. We are committed to providing high quality, cost-effective municipal services and forming productive partnerships with our residents and regional organizations. We collectively develop, share, and are guided by a clear vision, values, and meaningful objectives.”

CALL TO ORDER

Mayor Hall called the meeting to order at 6:00 p.m.

ROLL CALL

Councilmembers

Present: Williams, Davidson, Borges, Johnson, Hall
Absent: None
Arriving post roll call: None

Staff present:

Paul Eckert, City Administrator
Landon Little, Deputy City Attorney
Daryl Dye, Electric/Public Works Superintendent
Dean Price, Police Chief
Donna Decker, Planning Consultant

PLEDGE OF ALLEGIANCE

Councilmember Williams led the Pledge of Allegiance

INVOCATION

The invocation was provided by Reverend Dan Boeger of St. Timothy’s Episcopal Church

PROCLAMATIONS

None

COMMUNITY PARTICIPATION FORUM

None

CONSENT AGENDA

1. City Services Update
2. City Council minutes dated June 19, 2017
3. Resolution No. 2017-R-016: A Resolution of the City Council of the City of Gridley Authorizing the Finance Director to Sell or Surplus the Feather Flyer Bus
4. Letter Requesting Delay of Licensing of the Oroville Dam

Motion to approve consent agenda by Councilmember Davidson, seconded by Vice Mayor Johnson

ROLL CALL VOTE

Ayes: Davidson, Borges, Hall, Johnson, Williams

Motion passed, 5-0

PUBLIC HEARING

5. Public Hearing to receive public comment on the City's intent to close Grant 13-CDBG-8970

Administrator Eckert and Beckie Flores of the Regional Housing Authority reviewed the staff report, stated the purpose of the grant and answered questions of Council. The grant amount was \$900,000 and was used to assist 6 low income first time homebuyers and 3 housing rehab projects. The City is required to hold a public hearing to discuss the grant accomplishments and submit a closeout certification to the State

The public hearing was opened and seeing no one present wishing to speak, the hearing was closed.

Approve Resolution No. 2017-R-017: A Resolution of the City Council of the City of Gridley Authorizing the Closeout of Grant13-CDBG-8970 in the amount of \$900,000

Motion to approve Resolution No. 2017-R-017 by Vice Mayor Johnson, seconded by Councilmember Davidson

ROLL CALL VOTE

Ayes: Borges, Hall, Davidson, Williams, Johnson

Motion passed, 5-0

6. Public Hearing and Resolution to consider 1.) Expenditure of Program Income Funding and Request to CDBG for Program Income Waivers and 2.) City Council changes to Impact Fees

Administrator Eckert addressed Council explaining the expenditure request, where the funds would come from and the benefit to the City. The City currently has a CDBG Program Income balance of \$415,709. All funds need to be expended prior to accessing any future grant funds awarded by CDBG. The City has reviewed a proposed 32-unit senior housing development. This project is requesting use of the CDBG Program Income for land acquisition and public infrastructure improvements, both of which are eligible activities under the CDBG program. In addition, a vital consideration in the competitive review by the State is City participation by means of funding. Staff recommended the City "participate" by reducing the impact fees for this project by 25%.

The public hearing was opened and seeing no one present wishing to speak, the hearing was closed.

Approve Resolution No. 2017-R-018: A Resolution of the City Council of the City of Gridley Authorizing the use of Community Development Block Grant Program Income Funds for an Acquisition and Public Infrastructure in Support of Housing Project Contingent on the Approval by State Department of Housing and Community Development Program Income Waiver and Authorization to Defer 25% of the Projected City Impact Fees

Motion to approve Resolution No. 2017-R-018 by Councilmember Davidson, seconded by Mayor Hall

ROLL CALL VOTE:

Ayes: Hall, Williams, Davidson, Borges, Johnson

Motion passed, 5-0

OTHER ITEMS FOR COUNCIL CONSIDERATION

7. Information Report related to the status of the proposed new zoning code section for the Highway Commercial Corridor Combining District (HCC). Two items below

Introduction and First Reading of Ordinance No. 827-2017: An ordinance rezoning approximately 41 acres consisting of 14 parcels located on the west side of Highway 99 from Limited Industrial (M-1) and Heavy Industrial (M-2) to General Commercial Mixed Use (C-2/MUCZ). (021-110-031, 021-110-046, 021-110-047, 021-240-002, 021-240-003, 021-240-014, 021-240-025, 021-270-014, 021-270-016, 021-270-017, 021-270-019, 021-270-043, 021-270-044)

Adoption of Resolution 2017-R-008: A Resolution for a General Plan amendment to change the General Plan land use designation of approximately 41 acres consisting of 14 parcels located on the west side of Highway 99 from Industrial (I) to Commercial (C). (021-110-031, 021-110-046, 021-110-047, 021-240-002, 021-240-003, 021-240-014, 021-240-025, 021-270-014, 021-270-016, 021-270-017, 021-270-019, 021-270-043, 021-270-044) and adopt a Negative Declaration pursuant to CEQA finding there is no environmental impact from the land use re-designations for the General Plan and Zoning on approximately 41 acres consisting of 14 parcels located on the west side of Highway 99

Planning Consultant Donna Decker gave Council a review of the recent happenings regarding the above two items. The project summary provided outlined the meetings held, those attending and the concerns of the attendees. Decker stated that the items are scheduled to go to the Planning Commission on July 24 and then to Council for approval on August 7.

This was an informational item only, no action was taken.

8. Approval of Resolution No. 2017-R-019: A Resolution of the City Council of the City of Gridley Establishing Liability Claim Approval Authority for the City Administrator

Motion to approve Resolution No. 2017-R-019 made by Vice Mayor Johnson, seconded by Councilmember Davidson

ROLL CALL VOTE

Ayes: Davidson, Johnson, Borges, Williams, Hall
Motion passed, 5-0

CITY STAFF AND COUNCIL COMMITTEE REPORTS

Councilmember Borges reported on the Butte County Association of Governments and Butte County Air Quality meetings he attended.

Vice Mayor Johnson stated that he attended the Butte County Mosquito and Vector Control District meeting; there is 1 confirmed case of West Nile Virus in Butte County.

Mayor Hall attended the Sutter Butte Flood Control Agency meeting.

POTENTIAL FUTURE CITY COUNCIL ITEMS - (Appearing on the Agenda within 30-90 days):

Biggs Police Contract	8/7/2017
Resolutions for Assessment Districts	8/7/2017
Weed Abatement Resolutions	8/7/2017
General Fund fee study work session	8/7/2017
Electric Rate Discussions	9/18/2017
Sewer Pond Improvements and Policies	9/18/2017
Biggs Electric Services Agreement	10/16/2017

CLOSED SESSION

9. Government Code 54956.9: Conference with Legal Counsel and Gridley City staff to discuss various claims presented against the City of Gridley. Claimants: Jaswinder Kaur; Tim Shields; Kyle Robert Heronemus; Peggy Turnbull

10. Government Code 54957.6: Conference with Labor Negotiators, City of Gridley and International Brotherhood of Electrical Workers

ADJOURNMENT

Council came out of closed session with no reportable action and adjourned to the next regularly scheduled meeting on August 7, 2017



Paul Eckert, City Clerk