

Gridley City Council – Regular Meeting Minutes

Monday, July 21, 2025; 6:00 pm

Gridley City Hall, 685 Kentucky Street, Gridley, CA 95948

"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 Farr called the meeting to order at 6:00 pm.

ROLL CALL

Present: Johnson, Roberts, Farr
Absent: Sanchez, Calderon
Arriving after roll call: None

Staff Present: Elisa Arteaga, City Administrator
Todd Farr, Police Chief
Anthony Galyean, City Attorney
Martin Pineda, Finance Director
Patricia Taverner, Assistant Finance Director
Christopher Smith, Principal Planner
Jerry Cox, Interim Public Works Director
Ryan Carlson, Interim Electric Director
Carmen Santana, Deputy City Clerk

PLEDGE OF ALLEGIANCE

Councilmember Roberts led the Pledge of Allegiance.

PROCLAMATION – None

INTRODUCTION OF NEW OR PROMOTED EMPLOYEES

Police Chief Todd Farr introduced the new Animal Control Officer, Savanna Gorton.

COMMUNITY PARTICIPATION FORUM

The public forum was opened, and seeing no one was present to speak, was closed.

CONSENT AGENDA

- 1. Professional Services Agreement for Annual Street Report – State Controller's Office**

Council to review and approve the contract for services with the State Controllers Officer for the preparation of the City of Gridley's 24/25 Annual Street Report

Recommended Action(s):

- a. Approve the contract for services with the State Controller's Officer for an amount not to exceed \$2,800
- b. Authorize the Finance Director to execute said contract for services

ROLL CALL

Motion: Sanchez

Second: Johnson

Action: approve consent agenda as presented

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Sanchez, Calderon

Abstain: None

Motion passed, 3-0

ITEMS FOR CONSIDERATION

2. Tentative Parcel Map No. 1-25 – Steffen Estates

Application for a tentative parcel map to subdivide one parcel consisting of approximately 8.66 acres into forty-six (46) parcels for a residential housing development located on the south side of Little Avenue at 1370 Richins Avenue (APN: 021-250-008)

Recommended Action(s):

- a. Adopt Resolution: 2025-R-019: adopting the Categorical Exemption meeting the California Environmental Quality Act; and,
- b. Approval of TSM 1-25 – Steffen Estates

Principal Planner Chris Smith presented the Tentative Subdivision Map and explained that the map had previously been accepted by the Planning Commission on May 21, 2025. He noted that this is the same map originally approved in 2021, which is now being brought back before the City Council due to its expiration. Smith further explained that while the layout remains unchanged, minor, non-substantive conditions of approval were revised collectively to reflect updated considerations.

ROLL CALL

Motion: Sanchez

Second: Johnson

Action: to adopt resolution 2025-R-019 adopting the categorical exemption and to approve TSM 1-25: Steffen Estates

Ayes: Roberts, Farr, Johnson
Noes: None
Absent: Calderon, Sanchez
Abstain: None
Motion passed, 3-0

3. Banking Services Award of Contract – Five-Star Banks

City staff respectfully requests that the City Council review and accept Five-Star Bank's proposal for banking services

Recommended Action(s):

- a. Accept the proposal submitted by Five-Star Bank for the provision of comprehensive Banking and Treasury Services;
- b. Authorize the Finance Director to execute the Banking Agreement with Five-Star Bank;
- c. c. Authorize the update to Merchant Service fees to shift the cost of credit card processing to customers who choose to pay with a credit card (Visa, Mastercard, etc.).

Finance Director Martin Pineda presented the item and explained that, following a series of meetings with Finance staff, the Vice Mayor, and prospective banking service vendors, City staff selected Five Star Bank as the preferred provider. While several strong proposals were received, Five Star Bank was chosen due to key features that distinguished their offering from the others.

Finance Director Pineda further noted that this award of contract will also authorize a shift in how merchant service fees are handled. Currently absorbed by the City when customers use credit cards, these fees will now be passed on to the customer—consistent with practices in many other businesses.

ROLL CALL

Motion: Roberts
Second: Johnson
Action: to approve all recommendations as presented

Ayes: Roberts, Farr, Johnson
Noes: None
Absent: Calderon, Sanchez
Abstain: None
Motion passed, 3-0

4. Laurel Street Dedication to the City of Gridley from Gridley Unified School District

City staff respectfully recommends that the City Council adopt Resolution 2025-R-020: A Resolution of the City of Gridley accepting the dedication from the Gridley Unified School District of the 30-foot wide public right-of-way for the Laurel Street extension off Randolph Avenue.

Recommended Action(s):

- a. Approve Resolution 2025-R-020 accepting the dedication of the 30-foot wide public right of way

City Administrator Elisa Arteaga presented a proposed right-of-way dedication from Gridley Unified School District. The dedication is intended to support the Laurel Extension project, providing access points for planned future developments.

ROLL CALL

Motion: Johnson

Second: Roberts

Action: to approve Resolution No. 2025-R-020 accepting the right-of-way dedication, and to authorize the City Administrator to execute all necessary documents related to the dedication.

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Calderon, Sanchez

Abstain: None

Motion passed, 3-0

5. Award of Contract to CivicPlus for Website Redesign Services

Staff respectfully request the City Council to approve the contract for services with Civic Plus to redesign and host the City of Gridley's website

Recommended Action(s):

- a. Approve the award of contract with Civis Plus to redesign and host the City's website for the initial implementation amount of \$13,870
- b. Approve the annual cost of \$9,628.50

City Administrator Arteaga presented the staff report and explained that the City had issued a Request for Proposals for website redesign and hosting services to replace the City's outdated website platform. She noted that the current system lacks functionality needed by staff. After reviewing the proposals and conducting demo meetings with the top three firms, CivicPlus emerged as the most promising option due to its experience working with other municipalities, including some in the surrounding area.

ROLL CALL

Motion: Roberts

Second: Johnson

Action: to approve award of contract with CivicPlus with the implementation costs of \$13,870 and approve the annual cost of \$9,628.50

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Calderon, Sanchez

Abstain: None

Motion passed, 3-0

6. Gridley Police Department Vehicle Surplus

Staff respectfully recommends that the City Council declare the five referenced vehicles as surplus assets beyond their useful lives and have them disposed of per the City of Gridley's surplus procedures

Recommended Action(s):

- a. Declare the five vehicles listed in the staff report as surplus assets
- b. Approve City staff to dispose of them per the City of Gridley's surplus procedures

Police Chief Todd Farr requested approval to dispose of the five referenced vehicles in accordance with the City's Surplus Procedures. He noted that while the vehicles had served the Gridley Police Department well over the years, they have now exceeded their useful life, and most require repairs that would cost more than the vehicles are worth.

ROLL CALL

Motion: Roberts

Second: Johnson

Action: to declare five referenced police vehicles as surplus assets, to be disposed of per the City's Surplus Procedures

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Calderon, Sanchez

Abstain: None

Motion passed, 3-0

7. Feather River Temporary Access

Council consideration of a Temporary License Agreement with Farmland Reserve, Inc. to allow temporary access to their property for preliminary studies related to the proposed Feather River Sewer Crossing project.

Recommended Action(s):

- a. Approve the draft Temporary License Agreement with Farmland Reserve, Inc.
- b. Authorize the City Administrator to finalize the agreement and to negotiate a contingency amount exceeding the \$4,000, if necessary, to address any unforeseen issues without delaying this time-sensitive project

City Administrator Arteaga requested approval of a temporary license agreement for access to property owned by Farmland Reserve, Inc. The agreement would allow a geotechnical team to access the Feather River in order to conduct soil borings and evaluate subsurface conditions, which are necessary to determine the feasibility of installing a new sewer main beneath the river.

Administrator Arteaga also noted the time-sensitive nature of the project and requested approval of an additional contingency amount, beyond the initial \$4,000, to authorize the City Administrator to negotiate and cover any unforeseen costs that may arise during the process. She further noted that all expenses associated with this agreement will be submitted for reimbursement through the grant awarded by the State Water Resources Control Board.

ROLL CALL

Motion: Johnson

Second: Roberts

Action: to approve the Temporary License Agreement with Farmland, Inc. authorizing City Administrator to execute any needed documents and also authorize the City Administrator to finalize the agreement and negotiate a contingency amount exceeding the \$4,000, if necessary

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Calderon, Sanchez

Abstain: None

Motion passed, 3-0

8. NCPA Third Phase Agreement with Santa Clara

City Council to consider approval of the Third Phase Agreement for PCC 1 REC Transaction Confirmation with the City of Santa Clara (Third Phase Agreement) and authorize Michael Farr, Mayor to execute said agreement.

Recommended Action(s):

- a. Approve the Third Phase Agreement for PCC 1 REC Transaction Confirmation with the City of Santa Clara
- b. Authorize Mayor Michael Farr to execute said agreement

City Administrator Arteaga presented the staff report and requested authorization for Mayor Farr to execute the Third Phase Agreement on behalf of the City. The agreement authorizes NCPA to facilitate the purchase of Renewable Energy Credits (RECs) from the City of Santa Clara. NCPA will

ensure the RECs meet the criteria for long-term procurement commitments under California RFPs, helping the City meet its state-mandated renewable energy targets.

ROLL CALL

Motion: Johnson

Second: Roberts

Action: to approve the Third Phase Agreement with the City of Santa Clara and authorize Mayor to execute said agreement

Ayes: Roberts, Farr, Johnson

Noes: None

Absent: Calderon, Sanchez

Abstain: None

Motion passed, 3-0

COUNCIL COMMITTEE REPORTS

Councilmember Roberts reported on his attendance at the Chamber of Commerce meeting.

CITY ADMINISTRATOR REPORTS

City Administrator Elisa Arteaga updated Council on an internal Public Works committee meeting and briefly highlighted the topics discussed in said meeting.

DEPARTMENT UPDATE REPORTS

Finance Director Martin Pineda presented the city's portfolio update with Meeder.

Principal Planner Christopher Smith briefly reported on the subdivision projects underway within the City.

Police Chief Todd Farr reported that the first month of providing services to Biggs was going well. He also informed Council of the Gridley Police Department's upcoming participation in National Night Out scheduled for August 5th.

Electric Director Ryan Carlson reported that everything had been running smoothly for the Electric Department.

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

Sidewalk Ordinance Update	8/18/2025
Travel Policy	8/18/2025
Energy Efficiency Contract Review	8/18/2025

CLOSED SESSION –

9. Pursuant to Government Code 54957.6: Conference with Labor Negotiator, Elisa Arteaga,

City Administrator, for discussion of progress of collective bargaining discussions with City Employee represented classes – IBEW, MMU, and GPOA

10. Closed session discussion and conference with Legal Counsel pursuant to Government Code 54956.9 – Existing Litigation – “In Re: Aqueous Film Forming Foams Products Liability Litigation, 3M Class Action Case; United States District Court, District of South Carolina, Charleston Division, MDL No. 18-mm-2873-RMG; Case No. 2:23-CV-03147-RMG
11. Closed session discussion with legal counsel and city staff pursuant to Government Code 54956.9 - Anticipated or threatened litigation concerning accessibility

City Council went into closed session at 6:47 pm and came out at 7:40 pm with no reportable action.

ADJOURNMENT

With no further items left to discuss, Mayor Farr adjourned to the next regular meeting scheduled for August 4th, 2025.

Approve:


Elisa Arteaga, City Clerk