

Gridley City Council – Regular Meeting Agenda

Monday, February 6, 2023; 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.”

The Public is encouraged to attend and participate in person. Comments from the public on agenda items will be accepted until 4 pm on February 6th, 2023, via email to csantana@gridley.ca.us or via the payment/document drop box at Gridley City Hall and will be conveyed to the Council for consideration.

You may view using the following link, ID, and passcode:

<https://us06web.zoom.us/j/85642173945?pwd=emw5QjJhM3pzUXZmTGk2UWJnb1V4dz09>

Webinar ID: 856 4217 3945

Passcode: 235111

To make a public comment during the Community Participation Forum or during the public portion of any agenda item, use the ‘raise hand’ feature and you will be called on when it’s your turn to speak.

CALL TO ORDER - Mayor Farr

ROLL CALL

PLEDGE OF ALLEGIANCE – Councilmember Calderon

INVOCATION – Deacon Dan Boger, St. Timothy’s Episcopal Church

PROCLAMATION – Recognizing Officer Clint Massey and Officer Adam Reussery for Actions During an Emergency Situation Which Resulted in the Saving of a Human Life

INTRODUCTION OF NEW OR PROMOTED EMPLOYEES

- Steven Edwards, Maintenance Worker II

COMMUNITY PARTICIPATION FORUM - *Members of the public may address the City Council on matters not listed on the agenda. The City Council may not discuss nor take action on any community participation item brought forward by a member of the community. Comments are requested to be limited to three (3) minutes.*

CONSENT AGENDA

1. City Council Minutes Dated January 23, 2023.
2. Ordinance No. 843-2023 Second Reading by Title Only: An Application to Rezone Three Parcels

approximately 4.6 acres from Heavy Industrial (M-2) to General Commercial (C-2). (APN 021-270-043, -044, and -014)

3. November 2022, December 2022, January 2023 City Expenditure Reports

ITEMS FOR CONSIDERATION

- 4. Informational Update from Cal Fire Chief, Sean Norman
- 5. Informational Update from Utility Director, Jake Carter
- 6. Resolution No. 2023-R-002: Tentative Subdivision Map to Subdivide One Parcel Consisting of Approximately 12.3 Acres into Five Parcels to Develop the Site into Two Highway Commercial Parcels and Three Multi-Family Affordable Housing Developments Located on the West Side of State Highway 99
- 7. Resolution No. 2023-R-004: A Resolution to Enter into an Agreement with Butte County Related to Parcel Ownership and to Authorize the City Administrator to Administrate and Execute Agreements, and Contracts on Behalf of the City Council.
- 8. Resolution No. 2023-R-005: General Plan Amendment to amend the Lad Use Designation from the Various Residential Land Use Designations of Residential, Very Low Density, Residential, Low Density, Residential, Medium Density, Residential, High Density 1, and residential, High Density 2 to Residential Providing Consistency Related to Recent State Legislation Supporting Increased Housing Densities in All Zones Creating Non-Conformance to the General Plan (City Wide)
- 9. Resolution No. 2023-R-006: A Resolution of the City of Gridley Certifying and Adopting Final BEWA Plus Initial Study and Mitigated Negative Declaration Report (Sch#2022090465) and the Mitigation Monitoring and Reporting Program for the Feather River Sewer Crossing Project, Dates January 2023
- 10. Contract Award for Local Roadway Safety Plan Preparation

CITY STAFF AND COUNCIL COMMITTEE REPORTS - *Brief updates from City staff and brief reports on conferences, seminars, and meetings attended by the Mayor and City Council members, if any.*

CITY ADMINISTRATOR REPORTS - *Brief updates and reports on conferences, seminars, and meetings attended by the City Administrator, if any.*

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

Treasurer’s Report ending June 2022 and September 2022	2/21/2023
Compensation Plan Amendment for Recreation Coordinator	2/21/2023
Broadband Feasibility Study Proposal	2/21/2023
General Plan, Sphere of Influence Amendment Contract Award	3/20/2023
Industrial Park Final Map	3/20/2023

CLOSED SESSION – None

ADJOURNMENT – adjourning to a Regular meeting on February 21st, 2023.

NOTE 1: POSTING OF AGENDA- This agenda was posted on the public bulletin board at City Hall at or before 6:00 p.m., February 3rd, 2023. This agenda along with all attachments is available for public viewing online at www.gridley.ca.us and at the Administration Counter in City Hall, 685 Kentucky Street, Gridley, CA.

NOTE 2: REGARDING UNSCHEDULED MATTERS – In accordance with state law, it shall be the policy of this Council that no action shall be taken on any item presented during the public forum or on unscheduled matters unless the Council, by majority vote, determines that an emergency situation exists, or, unless the Council by a two-thirds vote finds that the need to take action arose subsequent to the posting of this agenda.

Proclamation

Gridley City Council

RECOGNIZING POLICE OFFICER CLINT MASSEY FOR HIS ACTIONS DURING AN EMERGENCY SITUATION WHICH RESULTED IN THE SAVING OF A HUMAN LIFE

WHEREAS, Officer Clint Massey on December 23, 2022 responded to a call for service at the King Wah Restaurant, regarding an individual who was unconscious, unresponsive and no signs of life; and

WHEREAS, Officer Clint Massey used his training and experience in the use of Cardio Pulmonary Resuscitation (CPR) to revive this individual; and

NOW THEREFORE, THE CITY COUNCIL HEREBY RECOGNIZES Officer Clint Massey for his actions on December 23, 2022, during an emergency situation which resulted in the saving of a human life. Officer Massey's proper application of training and experience exemplifies his dedication to duty, the preservation of life, and service to the community.

Mike Farr, Mayor

Bruce Johnson, Vice Mayor

James Roberts, Council Member

Catalina Sanchez, Council Member

J. Angel Calderon, Council Member

Proclamation

Gridley City Council

RECOGNIZING POLICE SERGEANT ADAM REUSSER FOR HIS ACTIONS DURING AN EMERGENCY SITUATION WHICH RESULTED IN THE SAVING OF A HUMAN LIFE

WHEREAS, Sergeant Adam Reusser on December 23, 2022 responded to a call for service at the King Wah Restaurant, regarding an individual who was unconscious, unresponsive and no signs of life; and

WHEREAS, Sergeant Adam Reusser recognized the life threatening situation and instructed Officer Clint Massey to use his training and experience in the use of Cardio Pulmonary Resuscitation (CPR) to revive this individual; and

NOW THEREFORE, THE CITY COUNCIL HEREBY RECOGNIZES Sergeant Adam Reusser for his actions on the night of December 23, 2022, during an emergency situation which resulted in the saving of a human life. Sergeant Adam Reusser's actions exemplify his dedication to duty, the preservation of life, and service to the community.

Mike Farr, Mayor

Bruce Johnson, Vice Mayor

James Roberts, Council Member

Catalina Sanchez, Council Member

J. Angel Calderon, Council Member

Gridley City Council – Special Meeting Minutes

Monday, January 23, 2023; 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

Councilmembers

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

Staff Present: Cliff Wagner, City Administrator
Rodney Harr, Chief of Police
Jake Carter, Utility Director
Tony Galyean, City Attorney
Donna Decker, City Planner
Dave Harden, City Engineer

PLEDGE OF ALLEGIANCE

Councilmember Sanchez led the Pledge of Allegiance.

INVOCATION – None

PROCLAMATION – None

INTRODUCTION OF NEW OR PROMOTED EMPLOYEES - None

COMMUNITY PARTICIPATION FORUM –

City Administrator acknowledged the public comments that were submitted by Gridley resident, Pat Coughlan, via email regarding item #6. The comments were distributed to Council and a copy will be kept with the minutes.

CONSENT AGENDA

1. City Council Minutes Dated December 19th, 2022.

2. Approval of Utility Director Employment Agreement

3. City Council Committee Assignments

Motion to approve consent agenda was made by Vice Mayor Johnson, seconded by Councilmember Roberts.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Sanchez, Calderon, Roberts

Motion passed, 5-0

ITEMS FOR CONSIDERATION

4. Gridley 2022 Sports Complex Phase 1 RRT Project (Project# TX-04-002)

City Engineer, Dave Harden, presented the staff report seeking approval to begin the design and prepare construction documents to place the Gridley Sports Complex Phase 1 out for bid.

After brief Council discussion, motion to approve was made by Councilmember Calderon, seconded by Vice Mayor Johnson.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Sanchez, Calderon, Roberts

Motion passed, 5-0

5. 2023 City of Gridley Public Works Design and Construction Standards Details and Specifications Update

City Administrator, Cliff Wagner, addressed the Council to explain the need for an update to the City's Construction Standards. City Engineer, Dave Harden, presented the task order which outlined what this job will entail to complete.

Motion to approve the task order was made by Councilmember Sanchez, seconded by Councilmember Roberts.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Sanchez, Calderon, Roberts

Motion passed, 5-0

6. Site Development Plan:

Resolution No. 2023-R-001: A Resolution to amend the General Plan land use designation from Industrial (I) to Commercial (C), and to adopt a Mitigated Negative Declaration. (APN 021-270-043, -044, and -014)

Ordinance No. 843-2023 First Reading by Title Only: An application to rezone three parcels approximately 4.6 acres from Heavy Industrial (M-2) to General Commercial (C-2). (APN 021-270-043, -044, and -014)

SDP 1-22: Application for a site development plan to develop a 5,200 square foot convenience market, a 16-pump fuel canopy for autos, a 4-pump fuel canopy for

tractor/trucks/semis, a 1,344 square foot carwash, and an 824-square foot coffee kiosk with 2 driveway accesses at SR 99 and West Liberty Road.
(APN 021-270-043 and -044)

LM 1-22: An application to merge two parcels consisting of approximately 3.41-total acres, located on the northwest corner of West Liberty Road and State Route 99. (APN 021-270-043 and -044)

Planning Director Donna Decker provided a thorough review of the proposed site development plan to Council.

Councilmember Sanchez expressed visibility concerns for travelers travelling East bound onto Highway 99.

Pat Coghlan provided written comments and briefly spoke stating his safety concerns.

Motion to approve Resolution 2023-R-001 was made by Vice Mayor Johnson, seconded by Councilmember Roberts.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Calderon, Roberts

Noes: Sanchez

Motion passed, 4-1

Motion to accept the first reading by title only of Ordinance 843-2023 was made by Councilmember Sanchez, seconded by Councilmember Roberts.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Sanchez, Calderon, Roberts

Motion passed, 5-0

7. Resolution No. 2023-R-002: Application for a tentative subdivision map to subdivide one parcel consisting of approximately 12.34 acres into five (5) parcels for a commercial and multi-family housing development located on the west side of State Route 99.
(APN: 021-110-033)

Planning Director Decker, requested to continue this item until the next regular Council meeting.

8. Resolution No. 2023-R-003: A Resolution of the City Council of the City of Gridley Authorizing and Designating City Representatives to Vote the City's Interests in Governance Agreements Associated with City's Participation in Programs, Projects, and Services as a Member of the Northern California Power Agency

City Administrator Wagner requested Council approve Resolution 2023-R-003 that appoints both Jake Carter and Catalina Sanchez as representatives to NCPA Committees and Mike Farr as the Alternate Representative to the NCPA Commission and other various NCPA committees.

Motion to approve was made by Councilmember Roberts, seconded by Councilmember Sanchez.

ROLL CALL VOTE:

Ayes: Farr, Johnson, Sanchez, Calderon, Roberts

Motion passed, 5-0

9. Department of Parks and Recreation Waivers and Release Forms

City Attorney, Tony Galyean, explained the City’s need to implement waiver and release forms which participant groups and individuals should sign prior to the use or rental of City facilities and property or prior to participation in City sponsored recreation programs in order to further mitigate the City’s exposure to liability. This item was provided as informational only.

CITY STAFF AND COUNCIL COMMITTEE REPORTS - None

CITY ADMINISTRATOR REPORTS - None

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

Treasurer’s Report FYE 21-22	2/20/2023
Broadband Feasibility Study Proposal	2/20/2023
Orchard View Final Map	2/6/2023
General Plan Amendment/Pre-zone	2/6/2023
Butte County/City of Gridley Land Development	2/6/2023
General Plan, Sphere of Influence Amendment Contract Award	3/20/2023
Industrial Park Final Map	3/20/2023

CLOSED SESSION-

10. “Conference with Legal Counsel Regarding Existing Litigation Pursuant to Government Code 54956.9 (Michael Miller vs City of Gridley; Butte County Superior Court, Case No. 21CV02975”

Council went into closed session at 7:48 pm and came out at 8:01 pm with no reportable action.

ADJOURNMENT

With no further items left to discuss, Mayor Farr adjourned to the next regular meeting on February 6th, 2023.

Cliff Wagner, City Administrator

City Council Item #2
Staff Report

Date: February 6, 2023
To: Mayor and City Council Members
From: Donna Decker, Planning Department
Subject: Second reading by title only of Ordinance 843-2023 to rezone three parcels consisting of approximately 4.6 acres from Heavy Industrial (M-2) to General Commercial (C-2). (APN 021-270-043, -044, and -014)

<input checked="" type="checkbox"/>	Regular
<input type="checkbox"/>	Special
<input type="checkbox"/>	Closed
<input type="checkbox"/>	Emergency

Recommendation

Staff respectfully requests the City Council adopt Ordinance 843-2022, by reading of title only.

Discussion

On November 16, 2022, the project was presented to the Planning Commission for recommendation to the City Council for adoption to rezone the approximately 4.6 acres currently zoned Heavy Industrial (M-2) to Commercial (C-2). On January 23, 2023, the project in its entirety was presented to the City Council for consideration of the two legislative actions consisting of a General Plan Amendment and Rezone of the three properties. The Site Development Plan Review and Lot Merger are both Planning Commission and staff level approvals, respectively. On January 23, 2023, the City Council adopted resolution numbers 2023-R-0001 to amend the General Plan land use designation and adopt a Mitigated Negative Declaration in support of the development. The first reading of Ordinance 843-2023 to rezone the properties was voted for adoption. The City Council voted:

2023-R-001	General Plan Amendment and Mitigated Negative Declaration	4-1 (Passed; Sanchez voted no)
843-2023	Ordinance to Rezone	5-0 (1 st reading adopted)

The proposed project was approved; Ordinance 843-2023 returns to the City Council for its second reading, becoming effective 30 days thereafter, March 6, 2023.

Public Notice

A notice was posted at City Hall, made available at the Administration public counter, and placed on the City website for review.

Environmental Review

On January 23, 2023, the City Council adopted a Mitigated Negative Declaration by adopting Resolution No. 2023-R-001 for the project, finding there are no environmental impacts and/or impacts are reduced to a less than significant level.

Financial Impact

There are no direct or indirect costs to the City.

Compliance with City Council Strategic Plan or Budget Goals

This recommendation is consistent with the ongoing effort to be responsive and transparent regarding all land use matters.

Attachments Ordinance No. 843-2023

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GRIDLEY TO REZONE AN APPROXIMATELY 4.6-ACRES FROM HEAVY INDUSTRIAL (M-2) TO COMMERCIAL (C-2), LOCATED ON THE WEST SIDE OF HWY 99. (APN 021-270-014, -043, & -044)

WHEREAS, the Planning Commission held a publicly noticed hearing on November 16, 2022 regarding the proposal to rezone approximately 4.6-acres from Heavy Industrial (M-2) to General Commercial (C-2); and,

WHEREAS, at the close of the November 16, 2022 public hearing the Planning Commission recommended the City Council approve rezoning the property; and,

WHEREAS, the City Council reviewed the recommendation of the Planning Commission, considered the Initial Study and Mitigated Negative Declaration, and has found that the proposed rezone could not have a significant effect on the environment; and,

WHEREAS, the City Council accepted the General Plan Amendment and Mitigated Negative Declaration by adopting Resolution Number 2023-R-001 on January 23, 2023; and,

WHEREAS, the City Council duly introduced Ordinance 843-2023 by reading of title only at a regular meeting of the City Council held on January 23, 2023; and,

WHEREAS, the City Council of the City of Gridley ordains as follows:

SECTION 1: The City Council finds that the rezone of Assessor Parcel Number 021-270-014, 021-270-43 and 021-270-044 is consistent with the 2030 General Plan and the amendment adopted thereto as 2023-R-001 in addition to adopting the Initial Study and Mitigated Negative Declaration.

SECTION 2: The City Council of the City of Gridley approves the rezone of Assessor Parcel Numbers 021-270-014, 021-270-43 and 021-270-044 of 4.60-acres from Heavy Industrial (M-2) to General Commercial (C-2).

SECTION 3: The Zoning Map of the City of Gridley on file with the City Clerk, designating and dividing the City into zoning districts, is hereby amended, in accordance with the herein description and Exhibit A.

SECTION 4: This ordinance shall be effective thirty (30) days from the date of the second reading of the ordinance.

I HEREBY CERTIFY that the foregoing resolution for the property rezone of APN 021-270-014, 021-270-43, and 021-270-044 as noted in Sections 1-4 and as shown on Exhibit A was duly introduced by reading of title only at the regular City Council meeting of the City of Gridley held on the 6th of February, 2023, by the following vote:

AYES: COUNCIL MEMBERS _____

NOES: COUNCIL MEMBERS _____

ABSTAIN: COUNCIL MEMBERS _____

ABSENT: COUNCIL MEMBERS _____

ATTEST:

APPROVE:

Cliff Wagner, City Clerk

Michael Farr, Mayor

APPROVED AS TO FORM:

Anthony Galyean, City Attorney

EXHIBIT A

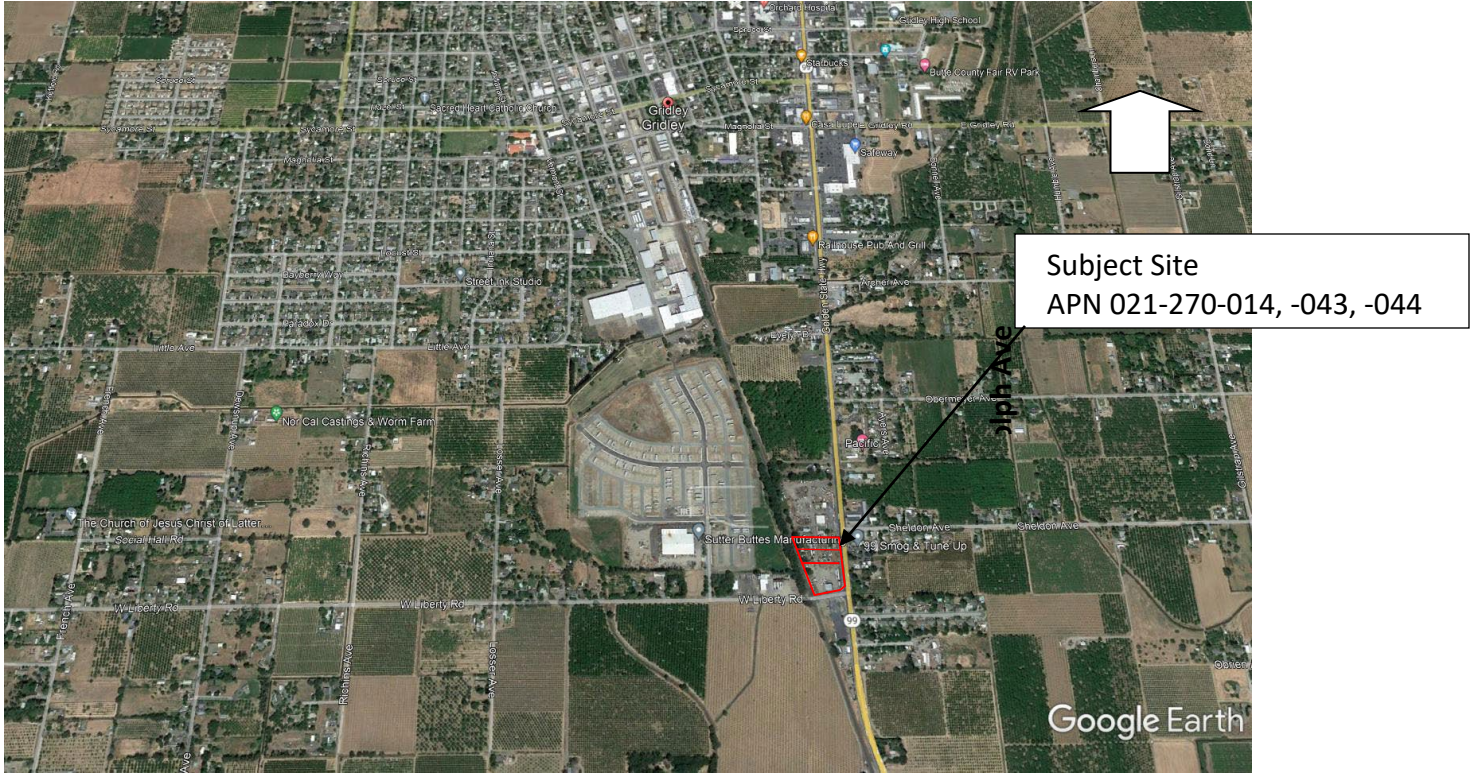
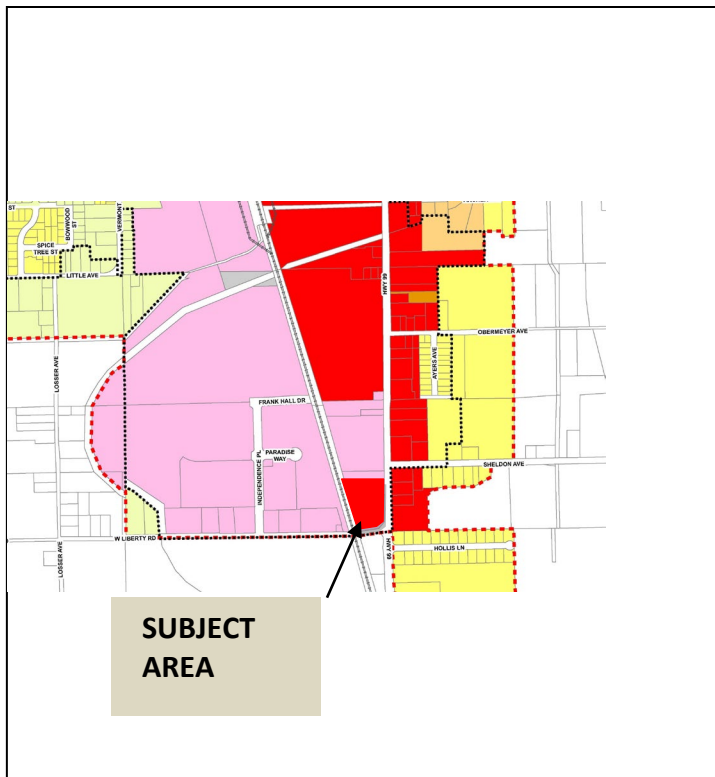


Figure 1: Location Map



Zoning:

From existing:

Heavy Industrial (M-2)

To proposed:

General Commercial (C-2)



November 2022 Expenditure Report



Gridley, CA

Check Report

By Check Number

Date Range: 11/01/2022 - 11/30/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: General Checking-General Checking						
VVM01	V&V MANUFACTURING, INC.	11/02/2022	Regular	0.00	4,098.64	973507
ASI01	ADMINISTRATIVE SOLUTIONS	11/15/2022	Regular	0.00	1,397.50	973518
SIL04	ANALI SILVA	11/15/2022	Regular	0.00	112.50	973519
AND12	ANDES POOL SUPPLY	11/15/2022	Regular	0.00	193.00	973520
ATT14	AT&T	11/15/2022	Regular	0.00	1,426.33	973521
	Void	11/15/2022	Regular	0.00	0.00	973522
AUT03	AUTO ZONE INC.	11/15/2022	Regular	0.00	37.54	973523
AZC01	AZCO	11/15/2022	Regular	0.00	715.80	973524
BEN02	BEN TOILET RENTALS	11/15/2022	Regular	0.00	297.30	973525
BAR0001	BROOKLYN G. BARNETTE	11/15/2022	Regular	0.00	112.50	973526
BUR04	BURTON'S FIRE, INC.	11/15/2022	Regular	0.00	7,265.64	973527
BUT01	BUTTE AUTO PARTS	11/15/2022	Regular	0.00	46.41	973528
ACE02	CANDELARIO ACE HARDWARE	11/15/2022	Regular	0.00	336.76	973529
	Void	11/15/2022	Regular	0.00	0.00	973530
VIL09	CARMEN VILLALOBOS-SANTANA	11/15/2022	Regular	0.00	75.00	973531
COL0001	COLANTUONO, HIGHSMITH & WHATLEY, PC	11/15/2022	Regular	0.00	12,657.68	973532
COM17	COMCAST	11/15/2022	Regular	0.00	168.52	973533
DEC02	DECKER ENGINEERING SERVICES, LLC	11/15/2022	Regular	0.00	4,935.00	973534
DUR01	DURHAM PENTZ TRUCK CENTER	11/15/2022	Regular	0.00	682.71	973535
EFF01	EFFICIENCY SERVICES GROUP, LLC	11/15/2022	Regular	0.00	3,580.00	973536
ENT03	ENTERPRISE-RECORD, MERCUR	11/15/2022	Regular	0.00	799.00	973537
FED01	FEDERAL EXPRESS CORP	11/15/2022	Regular	0.00	72.06	973538
JUA01	GREGORIA LICEA JUAREZ	11/15/2022	Regular	0.00	90.00	973539
RIC0002	HELEN MARIE RICKERTSEN	11/15/2022	Regular	0.00	120.00	973540
HIT01	HI-TECH EMERGENCY VEHICLE	11/15/2022	Regular	0.00	122.44	973541
COO10	JARED COOLEY	11/15/2022	Regular	0.00	379.50	973542
FRA13	JAZMIN LILIANA MARTINEZ FRAGOSO	11/15/2022	Regular	0.00	112.50	973543
JEF04	JEFFERSON SOLUTIONS, INC.	11/15/2022	Regular	0.00	4,700.00	973544
RIC0001	JORDYN M. RICKERTSEN	11/15/2022	Regular	0.00	112.50	973545
LEI02	KATRINA LEISHMAN	11/15/2022	Regular	0.00	89.32	973546
LAK01	LAKEVIEW PETROLEUM CO	11/15/2022	Regular	0.00	12,065.31	973547
SCH01	LES SCHWAB TIRE CENTER	11/15/2022	Regular	0.00	44.99	973548
LIG03	LIGHTBEAM POWER COMPANY G	11/15/2022	Regular	0.00	5,998.75	973549
MES02	MESSENGER PUBLISHING GROU	11/15/2022	Regular	0.00	838.50	973550
NCC01	NCCSIF FINANCIAL SERVICES	11/15/2022	Regular	0.00	52,155.25	973551
OFF02	OFFICE DEPOT	11/15/2022	Regular	0.00	23.17	973552
ORE01	O'REILLY AUTOMOTIVE, INC.	11/15/2022	Regular	0.00	59.92	973553
PGE01	P G & E CO	11/15/2022	Regular	0.00	279.27	973554
PAC16	PACIFIC INSTITUTE OF DEFE	11/15/2022	Regular	0.00	600.00	973555
WIL19	RAFAEL LITO WILKINS III	11/15/2022	Regular	0.00	62.99	973556
RIL0002	RILEIGHS OUTDOOR, LLC	11/15/2022	Regular	0.00	2,925.00	973557
RTS01	RT'S AUTO BODY	11/15/2022	Regular	0.00	690.77	973558
ROS08	SERENITY ROSSITER	11/15/2022	Regular	0.00	112.50	973559
SYL02	SILVIA ELENA CORDERO	11/15/2022	Regular	0.00	2,700.00	973560
STA01	STANDARD INSURANCE CO	11/15/2022	Regular	0.00	3,533.79	973561
ADV05	SUPERIOR CALIFORNIA OFFICE EQUIPMENT, INC.	11/15/2022	Regular	0.00	625.94	973562
UPS05	THE UPS STORE	11/15/2022	Regular	0.00	13.28	973563
FAR0001	TYLER WILLIAM FARR	11/15/2022	Regular	0.00	112.50	973564
IMP01	U.S. BANK CORPORATE PAYMENT SYSTEMS	11/15/2022	Regular	0.00	16,088.53	973565
	Void	11/15/2022	Regular	0.00	0.00	973566
	Void	11/15/2022	Regular	0.00	0.00	973567
	Void	11/15/2022	Regular	0.00	0.00	973568
USB05	US BANK	11/15/2022	Regular	0.00	523.42	973569
VER02	VERIZON WIRELESS	11/15/2022	Regular	0.00	12.94	973570

Check Report

Date Range: 11/01/2022 - 11/30/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
ACC08	ACCESS INFORMATION MGMT	11/15/2022	Regular	0.00	138.63	973571
APP09	APPLIED INDUSTRIAL TECHNO	11/15/2022	Regular	0.00	78.17	973572
ARA01	ARAMARK UNIFORM SERVICES	11/15/2022	Regular	0.00	27.87	973573
BUT01	BUTTE AUTO PARTS	11/15/2022	Regular	0.00	575.56	973574
ACE02	CANDELARIO ACE HARDWARE	11/15/2022	Regular	0.00	78.21	973575
CRA01	CRANMER ENGINEERING	11/15/2022	Regular	0.00	655.00	973576
FER02	FERGUSON ENTERPRISES, INC	11/15/2022	Regular	0.00	105.11	973577
FGL01	FGL ENVIRONMENTAL, INC.	11/15/2022	Regular	0.00	185.00	973578
SCH01	LES SCHWAB TIRE CENTER	11/15/2022	Regular	0.00	410.36	973579
LPS01	LPS TACTICAL & PERSONAL	11/15/2022	Regular	0.00	2,284.43	973580
MAC01	MAC'S HARDWARE & RENTAL	11/15/2022	Regular	0.00	246.68	973581
MAT08	MATT PEARCE PRECISION	11/15/2022	Regular	0.00	475.00	973582
NOR23	NORTH VALLEY ARBOR MANAGEMENT INC.	11/15/2022	Regular	0.00	7,600.00	973583
NOR09	NORTHERN CALIFORNIA GLOVE	11/15/2022	Regular	0.00	102.96	973584
ONE02	ONESOURCE DISTRIBUTORS	11/15/2022	Regular	0.00	383.96	973585
PAW02	Paws Clinic of Oroville	11/15/2022	Regular	0.00	195.00	973586
PLA16	PLANET TECHNOLOGIES	11/15/2022	Regular	0.00	7,913.76	973587
GUY01	RENTAL GUYS	11/15/2022	Regular	0.00	115.40	973588
SHA02	SHADD'S JANITORIAL	11/15/2022	Regular	0.00	674.72	973589
TER01	TEREX UTILITIES WEST	11/15/2022	Regular	0.00	1,119.50	973590
OKO0001	The Okonite Company Inc.	11/15/2022	Regular	0.00	37,721.97	973591
TRI01	TRI-CITY POWERED EQUIP	11/15/2022	Regular	0.00	87.26	973592
WHE02	WHEELER RANCH & FEED	11/15/2022	Regular	0.00	48.50	973593
GRI01	GRIDLEY COUNTRY FORD	11/15/2022	Regular	0.00	3,509.21	973594
BUT22	BUTTE COUNTY LAFCO	11/15/2022	Regular	0.00	1,639.72	973595
STA04	STATE BOARD EQUALIZATION	11/15/2022	Regular	0.00	1,500.00	973596
ACC09	ACCULARM SECURITY SYSTEMS	11/30/2022	Regular	0.00	105.00	973605
ARR07	ARROW TEK, INC.	11/30/2022	Regular	0.00	114.00	973606
ATT08	AT&T	11/30/2022	Regular	0.00	239.83	973607
ATT0001	AT&T	11/30/2022	Regular	0.00	69.55	973608
AUT03	AUTO ZONE INC.	11/30/2022	Regular	0.00	7.64	973609
BEN02	BEN TOILET RENTALS	11/30/2022	Regular	0.00	212.36	973610
BUT01	BUTTE AUTO PARTS	11/30/2022	Regular	0.00	126.90	973611
ACE02	CANDELARIO ACE HARDWARE	11/30/2022	Regular	0.00	376.56	973612
VIL09	CARMEN VILLALOBOS-SANTANA	11/30/2022	Regular	0.00	277.50	973613
CHA0001	CELENA STEPHANIE DIXSON	11/30/2022	Regular	0.00	399.00	973614
CLA02	CLARK & SONS	11/30/2022	Regular	0.00	49.34	973615
WAG0001	CLIFFORD M. WAGNER	11/30/2022	Regular	0.00	450.00	973616
COM17	COMCAST	11/30/2022	Regular	0.00	522.27	973617
COR01	CORBIN WILLITS SYSTEM, IN	11/30/2022	Regular	0.00	2,433.89	973618
DEC02	DECKER ENGINEERING SERVICES, LLC	11/30/2022	Regular	0.00	5,535.00	973619
DEP13	DEPARTMENT OF JUSTICE	11/30/2022	Regular	0.00	49.00	973620
FAS02	FASTENAL	11/30/2022	Regular	0.00	5,272.13	973621
FOO02	FOOTHILL FIRE PROTECTION,	11/30/2022	Regular	0.00	506.06	973622
GRI01	GRIDLEY COUNTRY FORD	11/30/2022	Regular	0.00	363.28	973623
HER0001	HERCULES INDUSTRIES, INC.	11/30/2022	Regular	0.00	21.06	973624
HDL02	HINDERLITER, DE LLAMAS & ASSOCIATES	11/30/2022	Regular	0.00	1,133.18	973625
HOU03	HOUSING TOOLS LLC	11/30/2022	Regular	0.00	768.00	973626
NEL01	J C NELSON SUPPLY CO	11/30/2022	Regular	0.00	152.33	973627
MID07	MidAmerica Administrative	11/30/2022	Regular	0.00	225.00	973628
MIN07	MINASIAN, MEITH, SOARES, SEXTON & COOPER LI	11/30/2022	Regular	0.00	604.45	973629
MOT07	MOTOROLA SOLUTIONS	11/30/2022	Regular	0.00	648,201.00	973630
NOR02	NORTHERN CALIF POWER AGCY	11/30/2022	Regular	0.00	406,940.00	973631
NOR11	Northern California Joint Pole Assoc.	11/30/2022	Regular	0.00	10.64	973632
OFF02	OFFICE DEPOT	11/30/2022	Regular	0.00	347.29	973633
PGE01	P G & E CO	11/30/2022	Regular	0.00	2,039.73	973634
PIT01	PITNEY BOWES	11/30/2022	Regular	0.00	475.93	973635
PRE03	PREMIER ACCESS INSURANCE	11/30/2022	Regular	0.00	5,558.43	973636
R041	R&R HORN CONTRACTORS INC	11/30/2022	Regular	0.00	14,416.25	973637
GUY01	RENTAL GUYS	11/30/2022	Regular	0.00	657.62	973638
RIC01	Rich, Fuidge, Bordsen & Gaylean, Inc.	11/30/2022	Regular	0.00	4,301.50	973639

Check Report

Date Range: 11/01/2022 - 11/30/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
SYL02	SILVIA ELENA CORDERO	11/30/2022	Regular	0.00	2,620.00	973640
STA01	STANDARD INSURANCE CO	11/30/2022	Regular	0.00	3,816.50	973641
STB01	STB ELECTRICAL TEST	11/30/2022	Regular	0.00	2,095.33	973642
RIC0003	TAYLOR ANDREA RICKERTSEN	11/30/2022	Regular	0.00	112.50	973643
TER01	TEREX UTILITIES WEST	11/30/2022	Regular	0.00	2,680.36	973644
EVE03	TIAA COMMERCIAL FINANCE,	11/30/2022	Regular	0.00	96.56	973645
TRIO001	TRIPLEPOINT ENVIRONMENTAL LLC	11/30/2022	Regular	0.00	2,500.00	973646
USB05	US BANK	11/30/2022	Regular	0.00	339.13	973647
VER02	VERIZON WIRELESS	11/30/2022	Regular	0.00	401.29	973648
VIS04	VISION SERVICE PLAN - (CA	11/30/2022	Regular	0.00	629.02	973649
YUB10	YUBA CITY TREASURER	11/30/2022	Regular	0.00	2,572.60	973650
ANI01	ANIXTER	11/30/2022	Regular	0.00	31,340.45	973651
ARA01	ARAMARK UNIFORM SERVICES	11/30/2022	Regular	0.00	38.74	973652
BEC02	BECK'S SHOES, INC.	11/30/2022	Regular	0.00	300.00	973653
BUT01	BUTTE AUTO PARTS	11/30/2022	Regular	0.00	872.50	973654
ACE02	CANDELARIO ACE HARDWARE	11/30/2022	Regular	0.00	185.76	973655
DEP13	DEPARTMENT OF JUSTICE	11/30/2022	Regular	0.00	137.00	973656
FGL01	FGL ENVIRONMENTAL, INC.	11/30/2022	Regular	0.00	304.00	973657
HUS01	HUST BROTHERS	11/30/2022	Regular	0.00	18.53	973658
MAC01	MAC'S HARDWARE & RENTAL	11/30/2022	Regular	0.00	370.02	973659
RIC02	RICHARD'S TREE SERVICE, INC	11/30/2022	Regular	0.00	3,200.00	973660
SHA02	SHADD'S JANITORIAL	11/30/2022	Regular	0.00	133.59	973661
TRI01	TRI-CITY POWERED EQUIP	11/30/2022	Regular	0.00	45.00	973662
CAL70	CALIFORNIA CHOICE BENEFIT	11/20/2022	Bank Draft	0.00	23,365.04	DFT0001357
CAL70	CALIFORNIA CHOICE BENEFIT	11/20/2022	Bank Draft	0.00	22,636.51	DFT0001380
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	571.71	DFT0001396
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	856.26	DFT0001397
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	2,827.81	DFT0001398
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	4,456.21	DFT0001399
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	2,714.07	DFT0001400
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	3,108.90	DFT0001401
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	2,662.74	DFT0001402
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	6,638.23	DFT0001403
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	1,964.76	DFT0001404
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	1,971.40	DFT0001405
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	571.71	DFT0001411
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	856.26	DFT0001412
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	2,827.81	DFT0001413
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	4,456.21	DFT0001414
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	3,118.43	DFT0001415
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	3,572.06	DFT0001416
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	3,073.81	DFT0001417
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	7,663.01	DFT0001418
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	2,074.27	DFT0001419
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/18/2022	Bank Draft	0.00	2,081.29	DFT0001420
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	0.96	DFT0001470
CAL59	CALIFORNIA PUBLIC EMPLOYE	11/04/2022	Bank Draft	0.00	1.10	DFT0001471

Bank Code General Checking Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	234	133	0.00	1,369,845.55
Manual Checks	0	0	0.00	0.00
Voided Checks	0	5	0.00	0.00
Bank Drafts	24	24	0.00	104,070.56
EFT's	0	0	0.00	0.00
	258	162	0.00	1,473,916.11

Check Report

Date Range: 11/01/2022 - 11/30/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: Payroll-Payroll						
AME29	American Fidelity Assuran	11/02/2022	Regular	0.00	100.00	14509
AME30	AMERICAN FIDELITY ASSURAN	11/02/2022	Regular	0.00	1,033.72	14510
BUT43	CHILD SUPPORT SRVCS.	11/02/2022	Regular	0.00	240.00	14511
CIT03	CITY OF GRIDLEY	11/02/2022	Regular	0.00	60.00	14512
GRI12	GRIDLEY POLICE	11/02/2022	Regular	0.00	1,109.00	14513
IBE01	I.B.E.W. - LOCAL #1245	11/02/2022	Regular	0.00	2,223.89	14514
ICM01	ICMA RETIREMENT TRUST-457	11/02/2022	Regular	0.00	6,654.17	14515
BUT43	CHILD SUPPORT SRVCS.	11/08/2022	Regular	0.00	46.15	14516
BUT43	CHILD SUPPORT SRVCS.	11/21/2022	Regular	0.00	46.15	14526
AME29	American Fidelity Assuran	11/30/2022	Regular	0.00	110.00	14536
AME30	AMERICAN FIDELITY ASSURAN	11/30/2022	Regular	0.00	959.37	14537
BUT43	CHILD SUPPORT SRVCS.	11/30/2022	Regular	0.00	240.00	14538
CIT03	CITY OF GRIDLEY	11/30/2022	Regular	0.00	54.00	14539
GRI12	GRIDLEY POLICE	11/30/2022	Regular	0.00	1,138.00	14540
IBE01	I.B.E.W. - LOCAL #1245	11/30/2022	Regular	0.00	2,210.16	14541
ICM01	ICMA RETIREMENT TRUST-457	11/30/2022	Regular	0.00	6,679.49	14542
INT07	INTERNAL REVENUE SERVICE	11/04/2022	Bank Draft	0.00	4,779.62	DFT0001406
INT07	INTERNAL REVENUE SERVICE	11/04/2022	Bank Draft	0.00	15,378.99	DFT0001407
INT07	INTERNAL REVENUE SERVICE	11/04/2022	Bank Draft	0.00	1,299.08	DFT0001408
EMP01	EMPLOYMENT DEVELOPMENT	11/04/2022	Bank Draft	0.00	6,073.17	DFT0001409
INT07	INTERNAL REVENUE SERVICE	11/18/2022	Bank Draft	0.00	4,956.42	DFT0001421
INT07	INTERNAL REVENUE SERVICE	11/18/2022	Bank Draft	0.00	15,212.01	DFT0001422
INT07	INTERNAL REVENUE SERVICE	11/18/2022	Bank Draft	0.00	1,091.56	DFT0001423
EMP01	EMPLOYMENT DEVELOPMENT	11/18/2022	Bank Draft	0.00	6,039.97	DFT0001424
INT07	INTERNAL REVENUE SERVICE	11/04/2022	Bank Draft	0.00	0.70	DFT0001472
INT07	INTERNAL REVENUE SERVICE	11/04/2022	Bank Draft	0.00	5.20	DFT0001473
EMP01	EMPLOYMENT DEVELOPMENT	11/04/2022	Bank Draft	0.00	2.22	DFT0001474

Bank Code Payroll Summary

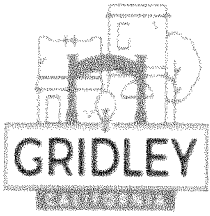
Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	41	16	0.00	22,904.10
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	11	11	0.00	54,838.94
EFT's	0	0	0.00	0.00
	52	27	0.00	77,743.04

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	275	149	0.00	1,392,749.65
Manual Checks	0	0	0.00	0.00
Voided Checks	0	5	0.00	0.00
Bank Drafts	35	35	0.00	158,909.50
EFT's	0	0	0.00	0.00
	310	189	0.00	1,551,659.15

Fund Summary

Fund	Name	Period	Amount
999	Cash Clearing	11/2022	1,551,659.15
			1,551,659.15



Gridley, CA

Payroll Bank Transaction Report

By Payment Number

Date: 11/1/2022 - 11/30/2022

Payroll Set: 01 - City of Gridley

Payment Number	Payment Date	Payment Type	Employee Number	Check Amount	Direct Deposit Amount	Total Payment
3469	11/04/2022	Regular	MOL01	0	2164.56	2164.56
3470	11/04/2022	Regular	SAN05	0	1777.57	1777.57
3471	11/04/2022	Regular	WAG01	0	4392.48	4392.48
3472	11/04/2022	Regular	COO04	0	1680.37	1680.37
3473	11/04/2022	Regular	STO03	0	2005.34	2005.34
3474	11/04/2022	Regular	BIR01	0	5656.98	5656.98
3475	11/04/2022	Regular	CAL02	0	3598.7	3598.7
3476	11/04/2022	Regular	CAR03	0	7075.89	7075.89
3477	11/04/2022	Regular	SMI04	0	6068.54	6068.54
3478	11/04/2022	Regular	ALC01	0	1189.77	1189.77
3479	11/04/2022	Regular	ART01	0	3907.75	3907.75
3480	11/04/2022	Regular	GAL01	0	1387.25	1387.25
3481	11/04/2022	Regular	PIN01	0	2141.85	2141.85
3482	11/04/2022	Regular	RAM02	0	1907.22	1907.22
3483	11/04/2022	Regular	TAV01	0	2054.88	2054.88
3484	11/04/2022	Regular	VIE01	0	1223.44	1223.44
3485	11/04/2022	Regular	MUR01	0	1846.49	1846.49
3486	11/04/2022	Regular	BOW02	0	1771.27	1771.27
3487	11/04/2022	Regular	CAR04	0	1808.77	1808.77
3488	11/04/2022	Regular	COO03	0	3371.32	3371.32
3489	11/04/2022	Regular	DEW01	0	73.79	73.79
3490	11/04/2022	Regular	ESP01	0	74.68	74.68
3491	11/04/2022	Regular	FAR01	0	2824.89	2824.89
3492	11/04/2022	Regular	GAR03	0	2855.19	2855.19
3493	11/04/2022	Regular	HAR01	0	3638.76	3638.76
3494	11/04/2022	Regular	LAR01	0	2789.53	2789.53
3495	11/04/2022	Regular	LOP01	0	3237.32	3237.32
3496	11/04/2022	Regular	MAS01	0	1819.57	1819.57
3497	11/04/2022	Regular	MAU01	0	1083.5	1083.5
3498	11/04/2022	Regular	MIT01	0	2773.55	2773.55
3499	11/04/2022	Regular	OLS01	0	2449.03	2449.03
3500	11/04/2022	Regular	PAS01	0	1753.55	1753.55
3501	11/04/2022	Regular	REU01	0	3026.36	3026.36
3502	11/04/2022	Regular	WIL06	0	147.58	147.58
3503	11/04/2022	Regular	WRO01	0	1462.16	1462.16
3504	11/04/2022	Regular	ZIE01	0	1654.02	1654.02
3505	11/04/2022	Regular	LEI01	0	786.34	786.34
3506	11/04/2022	Regular	SCH04	0	499.44	499.44
3507	11/04/2022	Regular	BRO01	0	1814.14	1814.14
3508	11/04/2022	Regular	CAL04	0	1251.19	1251.19
3509	11/04/2022	Regular	CHA02	0	980.95	980.95
3510	11/04/2022	Regular	CLA02	0	2492.04	2492.04
3511	11/04/2022	Regular	COX01	0	3282.31	3282.31
3512	11/04/2022	Regular	JIM01	0	1790.06	1790.06
3513	11/04/2022	Regular	MEL02	0	3504.15	3504.15
3514	11/04/2022	Regular	ORO01	0	1218.57	1218.57
3515	11/04/2022	Regular	PIP01	0	3954.62	3954.62
3516	11/04/2022	Regular	RAM04	0	1508.08	1508.08
3517	11/04/2022	Regular	TAY01	0	1875.87	1875.87
3518	11/04/2022	Regular	VIL-001	0	1397.55	1397.55
3519	11/04/2022	Regular	WEB01	0	2074.57	2074.57
3520	11/18/2022	Regular	MOL01	0	2164.56	2164.56
3521	11/18/2022	Regular	SAN05	0	1813.51	1813.51
3522	11/18/2022	Regular	WAG01	0	4392.48	4392.48
3523	11/18/2022	Regular	COO04	0	1590.01	1590.01
3524	11/18/2022	Regular	STO03	0	2005.34	2005.34
3525	11/18/2022	Regular	FAR03	0	184.7	184.7
3526	11/18/2022	Regular	JOH02	0	184.7	184.7
3527	11/18/2022	Regular	TOR03	0	184.7	184.7
3528	11/18/2022	Regular	BIR01	0	6326.98	6326.98
3529	11/18/2022	Regular	CAL02	0	3266.36	3266.36

3530	11/18/2022	Regular	CAR03	0	6904.91	6904.91
3531	11/18/2022	Regular	NELO2	0	2032.13	2032.13
3532	11/18/2022	Regular	NIE01	0	1836.04	1836.04
3533	11/18/2022	Regular	SMI04	0	4259.19	4259.19
3534	11/18/2022	Regular	ALC01	0	1093.08	1093.08
3535	11/18/2022	Regular	ART01	0	3907.75	3907.75
3536	11/18/2022	Regular	GAL01	0	1455.66	1455.66
3537	11/18/2022	Regular	PIN01	0	2123.12	2123.12
3538	11/18/2022	Regular	RAM02	0	1907.22	1907.22
3539	11/18/2022	Regular	TAV01	0	2054.88	2054.88
3540	11/18/2022	Regular	VIE01	0	655.09	655.09
3541	11/18/2022	Regular	MUR01	0	1858.69	1858.69
3542	11/18/2022	Regular	BOW02	0	1771.27	1771.27
3543	11/18/2022	Regular	CAR04	0	1808.77	1808.77
3544	11/18/2022	Regular	COO03	0	3142.29	3142.29
3545	11/18/2022	Regular	DEW01	0	73.79	73.79
3546	11/18/2022	Regular	ESP01	0	112.01	112.01
3547	11/18/2022	Regular	FAR01	0	2824.9	2824.9
3548	11/18/2022	Regular	GAR03	0	2625.09	2625.09
3549	11/18/2022	Regular	HAR01	0	3638.78	3638.78
3550	11/18/2022	Regular	KIM001	0	883.22	883.22
3551	11/18/2022	Regular	LAR01	0	3217.54	3217.54
3552	11/18/2022	Regular	LOP01	0	2021.47	2021.47
3553	11/18/2022	Regular	MAS01	0	2163.15	2163.15
3554	11/18/2022	Regular	MAU01	0	1363.22	1363.22
3555	11/18/2022	Regular	MIT01	0	2773.55	2773.55
3556	11/18/2022	Regular	OLS01	0	2449.03	2449.03
3557	11/18/2022	Regular	PAS01	0	1753.55	1753.55
3558	11/18/2022	Regular	PRE01	0	86.09	86.09
3559	11/18/2022	Regular	REU01	0	3283.11	3283.11
3560	11/18/2022	Regular	ROD03	0	73.79	73.79
3561	11/18/2022	Regular	SMI03	0	2781.14	2781.14
3562	11/18/2022	Regular	WIL06	0	73.79	73.79
3563	11/18/2022	Regular	WRO01	0	1544.7	1544.7
3564	11/18/2022	Regular	ZIE01	0	1649.68	1649.68
3565	11/18/2022	Regular	LEI01	0	461.27	461.27
3566	11/18/2022	Regular	SCH04	0	551.71	551.71
3567	11/18/2022	Regular	BAL01	0	408.46	408.46
3568	11/18/2022	Regular	BRO01	0	1814.15	1814.15
3569	11/18/2022	Regular	CAL04	0	1073.29	1073.29
3570	11/18/2022	Regular	CLA02	0	1583.49	1583.49
3571	11/18/2022	Regular	COX01	0	4544.55	4544.55
3572	11/18/2022	Regular	JIM01	0	1790.06	1790.06
3573	11/18/2022	Regular	MEL02	0	2417.43	2417.43
3574	11/18/2022	Regular	ORO01	0	1098.57	1098.57
3575	11/18/2022	Regular	PIP01	0	3954.61	3954.61
3576	11/18/2022	Regular	RAM04	0	1508.08	1508.08
3577	11/18/2022	Regular	TAY01	0	2816.64	2816.64
3578	11/18/2022	Regular	VIL-001	0	1267.79	1267.79
3579	11/18/2022	Regular	WEB01	0	1808.05	1808.05
14503	11/04/2022	Regular	HIL04	1060.61	0	1060.61
14504	11/04/2022	Regular	OLS01	1922.86	0	1922.86
14505	11/04/2022	Regular	REU01	2406.6	0	2406.6
14506	11/04/2022	Regular	SAN06	306.81	0	306.81
14507	11/04/2022	Regular	BEN01	1757.92	0	1757.92
14508	11/04/2022	Regular	LIT01	1926.41	0	1926.41
14517	11/18/2022	Regular	CAL03	184.7	0	184.7
14518	11/18/2022	Regular	CAR04	724.7	0	724.7
14519	11/18/2022	Regular	HIL04	1124.37	0	1124.37
14520	11/18/2022	Regular	OLS01	1922.86	0	1922.86
14521	11/18/2022	Regular	REU01	2406.6	0	2406.6
14522	11/18/2022	Regular	SAN06	298.2	0	298.2
14523	11/18/2022	Regular	BEN01	1757.92	0	1757.92
14524	11/18/2022	Regular	LIT01	1926.41	0	1926.41
14525	11/18/2022	Regular	SMI04	243.76	0	243.76
Total:				19970.73	238536.98	258507.71



December 2022
Expenditure Report



Gridley, CA

Check Report

By Check Number

Date Range: 12/01/2022 - 12/31/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: General Checking-General Checking						
UT10002	UTILITY FINANCIAL SOLUTIONS, LLC	12/06/2022	Regular	0.00	3,693.75	973663
ASI01	ADMINISTRATIVE SOLUTIONS	12/09/2022	Regular	0.00	1,527.50	973664
APP01	APPEAL-DEMOCRAT	12/09/2022	Regular	0.00	510.70	973665
ATT14	AT&T	12/09/2022	Regular	0.00	1,394.61	973666
	Void	12/09/2022	Regular	0.00	0.00	973667
AUT03	AUTO ZONE INC.	12/09/2022	Regular	0.00	25.46	973668
ACE02	CANDELARIO ACE HARDWARE	12/09/2022	Regular	0.00	35.30	973669
COL0001	COLANTUONO, HIGHSMITH & WHATLEY, PC	12/09/2022	Regular	0.00	14,702.65	973670
COM17	COMCAST	12/09/2022	Regular	0.00	158.52	973671
DEC02	DECKER ENGINEERING SERVICES, LLC	12/09/2022	Regular	0.00	2,962.50	973672
DEP20	DEPT OF INDUSTRIAL RELATI	12/09/2022	Regular	0.00	225.00	973673
DUR01	DURHAM PENTZ TRUCK CENTER	12/09/2022	Regular	0.00	2,153.86	973674
EFF01	EFFICIENCY SERVICES GROUP, LLC	12/09/2022	Regular	0.00	3,875.29	973675
EID02	EIDE BAILY LLP	12/09/2022	Regular	0.00	90,000.00	973676
GRI01	GRIDLEY COUNTRY FORD	12/09/2022	Regular	0.00	2,529.52	973677
HIT01	HI-TECH EMERGENCY VEHICLE	12/09/2022	Regular	0.00	45.34	973678
NEL01	J C NELSON SUPPLY CO	12/09/2022	Regular	0.00	60.14	973679
PEN0003	JACQUELINE R. PENA	12/09/2022	Regular	0.00	437.31	973680
LAK01	LAKEVIEW PETROLEUM CO	12/09/2022	Regular	0.00	13,582.37	973681
LIG03	LIGHTBEAM POWER COMPANY G	12/09/2022	Regular	0.00	4,781.69	973682
MAN08	MANN, URRUTIA, NELSON, CP	12/09/2022	Regular	0.00	6,000.00	973683
MES02	MESSENGER PUBLISHING GROU	12/09/2022	Regular	0.00	288.00	973684
NOR11	Northern California Joint Pole Assoc.	12/09/2022	Regular	0.00	12.40	973685
OFF02	OFFICE DEPOT	12/09/2022	Regular	0.00	427.95	973686
PGE01	P G & E CO	12/09/2022	Regular	0.00	469.87	973687
RES07	RESERVE ACCOUNT	12/09/2022	Regular	0.00	8,000.00	973688
RIC01	Rich, Fuidge, Bordsen & Gaylean, Inc.	12/09/2022	Regular	0.00	1,795.50	973689
ADV05	SUPERIOR CALIFORNIA OFFICE EQUIPMENT, INC.	12/09/2022	Regular	0.00	469.09	973690
UPS05	THE UPS STORE	12/09/2022	Regular	0.00	80.56	973691
USB05	US BANK	12/09/2022	Regular	0.00	554.12	973692
WHE02	WHEELER RANCH & FEED	12/09/2022	Regular	0.00	42.79	973693
ARA01	ARAMARK UNIFORM SERVICES	12/09/2022	Regular	0.00	59.62	973694
BIG01	BIG VALLEY AG SERVICES	12/09/2022	Regular	0.00	2,456.03	973695
BIO01	BIOLYNCEUS BIOLOGICAL SOLUTIONS LLC	12/09/2022	Regular	0.00	2,851.03	973696
BUT01	BUTTE AUTO PARTS	12/09/2022	Regular	0.00	435.64	973697
BUT31	BUTTE COMMUNITY COLLEGE	12/09/2022	Regular	0.00	400.00	973698
CAL79	CALIFORNIA TREE AND LANDSCAPE CONSULTING,	12/09/2022	Regular	0.00	487.50	973699
ACE02	CANDELARIO ACE HARDWARE	12/09/2022	Regular	0.00	116.19	973700
CHI24	CHICO FARM & ORCHARD	12/09/2022	Regular	0.00	132.49	973701
CRA01	CRANMER ENGINEERING	12/09/2022	Regular	0.00	2,405.00	973702
DOW05	Down Range INVESTMENTS, LLC	12/09/2022	Regular	0.00	833.62	973703
	Void	12/09/2022	Regular	0.00	0.00	973704
DUR01	DURHAM PENTZ TRUCK CENTER	12/09/2022	Regular	0.00	485.00	973705
FGL01	FGL ENVIRONMENTAL, INC.	12/09/2022	Regular	0.00	524.00	973706
FOO02	FOOTHILL FIRE PROTECTION,	12/09/2022	Regular	0.00	1,021.95	973707
GCS01	GCS ENVOIRONMENTAL EQUIP	12/09/2022	Regular	0.00	3,065.05	973708
GRI01	GRIDLEY COUNTRY FORD	12/09/2022	Regular	0.00	132.95	973709
GRI02	GRIDLEY HONDA	12/09/2022	Regular	0.00	20.95	973710
BAL01	KNIFE RIVER CONSTRUCTION	12/09/2022	Regular	0.00	1,426.32	973711
SCH01	LES SCHWAB TIRE CENTER	12/09/2022	Regular	0.00	2,332.05	973712
MAC01	MAC'S HARDWARE & RENTAL	12/09/2022	Regular	0.00	361.79	973713
WEB50	MITCHELL WEBER	12/09/2022	Regular	0.00	214.49	973714
STO04	STOHLMAN'S UNION SERVICE	12/09/2022	Regular	0.00	44.27	973715
TRIO1	TRI-CITY POWERED EQUIP	12/09/2022	Regular	0.00	47.19	973716

Check Report

Date Range: 12/01/2022 - 12/31/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
LEI02	KATRINA LEISHMAN	12/14/2022	Regular	0.00	1,891.95	973717
VIS02	VISONI BROTHERS, INC	12/14/2022	Regular	0.00	11,583.00	973718
VIS02	VISONI BROTHERS, INC	12/14/2022	Regular	0.00	-11,583.00	973718
GRI01	GRIDLEY COUNTRY FORD	12/20/2022	Regular	0.00	36,252.71	973726
BUT22	BUTTE COUNTY LAFCO	12/28/2022	Regular	0.00	5,000.00	973731
AND12	ANDES POOL SUPPLY	12/28/2022	Regular	0.00	65.00	973732
LOP00	ARMANDO LOPEZ	12/28/2022	Regular	0.00	379.50	973733
ATT08	AT&T	12/28/2022	Regular	0.00	239.83	973734
BRO02	BROWER'S TOW SERVICE INC	12/28/2022	Regular	0.00	85.00	973735
ACE02	CANDELARIO ACE HARDWARE	12/28/2022	Regular	0.00	64.32	973736
MAS0004	CLINT MASSEY	12/28/2022	Regular	0.00	310.50	973737
COM17	COMCAST	12/28/2022	Regular	0.00	179.06	973738
COR01	CORBIN WILLITS SYSTEM, IN	12/28/2022	Regular	0.00	2,433.89	973739
BIR02	DANNY BIRKHOLTZ	12/28/2022	Regular	0.00	111.45	973740
DEC02	DECKER ENGINEERING SERVICES, LLC	12/28/2022	Regular	0.00	5,115.00	973741
DUR01	DURHAM PENTZ TRUCK CENTER	12/28/2022	Regular	0.00	1,347.81	973742
FAS02	FASTENAL	12/28/2022	Regular	0.00	516.15	973743
GRI25	GRIDLEY UNIFIED	12/28/2022	Regular	0.00	2,380.00	973744
GRI25	GRIDLEY UNIFIED	12/28/2022	Regular	0.00	200.00	973745
HOL08	HOLT OF CALIFORNIA, INC	12/28/2022	Regular	0.00	2,152.26	973746
HOU03	HOUSING TOOLS LLC	12/28/2022	Regular	0.00	1,250.00	973747
NEL01	J C NELSON SUPPLY CO	12/28/2022	Regular	0.00	310.97	973748
COO10	JARED COOLEY	12/28/2022	Regular	0.00	50.00	973749
WHI0001	JODI L WHITE	12/28/2022	Regular	0.00	4,000.00	973750
MEN0001	KANE MENTH	12/28/2022	Regular	0.00	40.00	973751
HIL09	KATIE HILL	12/28/2022	Regular	0.00	425.50	973752
LAK01	LAKEVIEW PETROLEUM CO	12/28/2022	Regular	0.00	1,929.54	973753
MAC01	MAC'S HARDWARE & RENTAL	12/28/2022	Regular	0.00	267.85	973754
MAN08	MANN, URRUTIA, NELSON, CP	12/28/2022	Regular	0.00	15,000.00	973755
MET04	METROPOLITAN TRANSPORTATION COMMISSION	12/28/2022	Regular	0.00	2,000.00	973756
NOR09	NORTHERN CALIFORNIA GLOVE	12/28/2022	Regular	0.00	562.01	973757
PGE01	P G & E CO	12/28/2022	Regular	0.00	725.93	973758
PET02	PETERSON	12/28/2022	Regular	0.00	2,040.22	973759
RIC01	Rich, Fuidge, Bordsen & Gaylean, Inc.	12/28/2022	Regular	0.00	8,770.00	973760
CAR15	RYAN CARLSON	12/28/2022	Regular	0.00	150.00	973761
SEN0002	SENIOR HOUSING ASSOCIATES	12/28/2022	Regular	0.00	2,500.00	973762
SYL02	SILVIA ELENA CORDERO	12/28/2022	Regular	0.00	2,620.00	973763
EVE03	TIAA COMMERCIAL FINANCE,	12/28/2022	Regular	0.00	96.56	973764
TRI0001	TRIPLEPOINT ENVIRONMENTAL LLC	12/28/2022	Regular	0.00	2,500.00	973765
TYL01	TYLER TECHNOLOGIES, INC	12/28/2022	Regular	0.00	1,216.84	973766
IMP01	U.S. BANK CORPORATE PAYMENT SYSTEMS	12/28/2022	Regular	0.00	8,735.45	973767
	Void	12/28/2022	Regular	0.00	0.00	973768
	Void	12/28/2022	Regular	0.00	0.00	973769
USB05	US BANK	12/28/2022	Regular	0.00	146.93	973770
VER02	VERIZON WIRELESS	12/28/2022	Regular	0.00	388.39	973771
WHE02	WHEELER RANCH & FEED	12/28/2022	Regular	0.00	42.79	973772
99S01	99 SMOG AND TUNE UP	12/28/2022	Regular	0.00	56.00	973773
ACC08	ACCESS INFORMATION MGMT	12/28/2022	Regular	0.00	138.63	973774
ARA01	ARAMARK UNIFORM SERVICES	12/28/2022	Regular	0.00	104.89	973775
BUT01	BUTTE AUTO PARTS	12/28/2022	Regular	0.00	769.35	973776
ACE02	CANDELARIO ACE HARDWARE	12/28/2022	Regular	0.00	47.26	973777
CAS11	CASEY'S AUTO REPAIR	12/28/2022	Regular	0.00	643.47	973778
CDW02	CDW LLC	12/28/2022	Regular	0.00	5,569.04	973779
DOW05	Down Range INVESTMENTS, LLC	12/28/2022	Regular	0.00	119.04	973780
DUR01	DURHAM PENTZ TRUCK CENTER	12/28/2022	Regular	0.00	110.00	973781
FGL01	FGL ENVIRONMENTAL, INC.	12/28/2022	Regular	0.00	957.00	973782
FOO02	FOOTHILL FIRE PROTECTION,	12/28/2022	Regular	0.00	1,289.34	973783
GEN06	GENERAL PACIFIC, INC.	12/28/2022	Regular	0.00	18,393.17	973784
GRI02	GRIDLEY HONDA	12/28/2022	Regular	0.00	150.14	973785
SCH01	LES SCHWAB TIRE CENTER	12/28/2022	Regular	0.00	80.49	973786
MAC01	MAC'S HARDWARE & RENTAL	12/28/2022	Regular	0.00	468.60	973787

Check Report

Date Range: 12/01/2022 - 12/31/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
PAP01	PAPE MACHINERY, INC.	12/28/2022	Regular	0.00	45.29	973788
REY01	R.E.Y. ENGINEERS, INC.	12/28/2022	Regular	0.00	98.66	973789
STO04	STOHLMAN'S UNION SERVICE	12/28/2022	Regular	0.00	244.71	973790
SWR01	SWRCB	12/28/2022	Regular	0.00	28,934.00	973791
HOS01	THE HOSE SHOP, LLC	12/28/2022	Regular	0.00	1,607.89	973792
CAL70	CALIFORNIA CHOICE BENEFIT	12/20/2022	Bank Draft	0.00	21,763.08	DFT0001395
CAL70	CALIFORNIA CHOICE BENEFIT	12/20/2022	Bank Draft	0.00	21,832.91	DFT0001410
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	571.71	DFT0001476
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	856.26	DFT0001477
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	2,827.82	DFT0001478
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	4,456.21	DFT0001479
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	3,603.58	DFT0001480
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	4,127.81	DFT0001481
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	3,081.26	DFT0001482
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	7,681.60	DFT0001483
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	2,140.15	DFT0001484
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/02/2022	Bank Draft	0.00	2,147.41	DFT0001485
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	571.71	DFT0001495
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	842.87	DFT0001496
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	2,827.82	DFT0001497
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	4,391.17	DFT0001498
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	3,453.24	DFT0001499
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	3,821.56	DFT0001500
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	2,929.05	DFT0001501
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	7,312.88	DFT0001502
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	2,026.73	DFT0001503
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/16/2022	Bank Draft	0.00	1,992.43	DFT0001504
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	69.38	DFT0001510
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	61.92	DFT0001511
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	69.38	DFT0001519
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	61.92	DFT0001520
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	69.38	DFT0001525
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	61.92	DFT0001526
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	69.38	DFT0001531
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	61.92	DFT0001532
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	69.38	DFT0001537
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/21/2022	Bank Draft	0.00	76.78	DFT0001538
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	571.71	DFT0001542
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	842.87	DFT0001543
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	2,827.82	DFT0001544
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	4,391.17	DFT0001545
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	3,492.87	DFT0001546
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	3,865.42	DFT0001547
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	3,039.80	DFT0001548
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	7,589.37	DFT0001549
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	2,134.12	DFT0001550
CAL59	CALIFORNIA PUBLIC EMPLOYE	12/29/2022	Bank Draft	0.00	2,098.00	DFT0001551

Bank Code General Checking Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	230	115	0.00	366,598.30
Manual Checks	0	0	0.00	0.00
Voided Checks	0	5	0.00	-11,583.00
Bank Drafts	42	42	0.00	136,783.77
EFT's	0	0	0.00	0.00
	272	162	0.00	491,799.07

Check Report

Date Range: 12/01/2022 - 12/31/2022

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: Payroll-Payroll						
BUT43	CHILD SUPPORT SRVCS.	12/07/2022	Regular	0.00	46.15	14543
INT07	INTERNAL REVENUE SERVICE	12/02/2022	Bank Draft	0.00	5,081.00	DFT0001486
INT07	INTERNAL REVENUE SERVICE	12/02/2022	Bank Draft	0.00	14,526.32	DFT0001487
INT07	INTERNAL REVENUE SERVICE	12/02/2022	Bank Draft	0.00	817.72	DFT0001488
EMP01	EMPLOYMENT DEVELOPMENT	12/02/2022	Bank Draft	0.00	5,939.83	DFT0001489
INT07	INTERNAL REVENUE SERVICE	12/13/2022	Bank Draft	0.00	246.08	DFT0001491
INT07	INTERNAL REVENUE SERVICE	12/13/2022	Bank Draft	0.00	1,072.42	DFT0001492
EMP01	EMPLOYMENT DEVELOPMENT	12/13/2022	Bank Draft	0.00	434.05	DFT0001493
INT07	INTERNAL REVENUE SERVICE	12/16/2022	Bank Draft	0.00	5,245.74	DFT0001505
INT07	INTERNAL REVENUE SERVICE	12/16/2022	Bank Draft	0.00	16,409.17	DFT0001506
INT07	INTERNAL REVENUE SERVICE	12/16/2022	Bank Draft	0.00	850.06	DFT0001507
EMP01	EMPLOYMENT DEVELOPMENT	12/16/2022	Bank Draft	0.00	6,635.71	DFT0001508
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	34.28	DFT0001512
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	244.78	DFT0001513
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	113.82	DFT0001514
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	89.04	DFT0001515
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	1,054.81	DFT0001516
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	314.13	DFT0001517
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	53.56	DFT0001521
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	426.61	DFT0001522
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	181.84	DFT0001523
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	52.16	DFT0001527
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	415.05	DFT0001528
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	176.92	DFT0001529
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	41.00	DFT0001533
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	313.40	DFT0001534
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	137.48	DFT0001535
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	43.78	DFT0001539
INT07	INTERNAL REVENUE SERVICE	12/21/2022	Bank Draft	0.00	345.66	DFT0001540
EMP01	EMPLOYMENT DEVELOPMENT	12/21/2022	Bank Draft	0.00	147.34	DFT0001541
INT07	INTERNAL REVENUE SERVICE	12/29/2022	Bank Draft	0.00	5,291.47	DFT0001552
INT07	INTERNAL REVENUE SERVICE	12/29/2022	Bank Draft	0.00	17,370.29	DFT0001553
INT07	INTERNAL REVENUE SERVICE	12/29/2022	Bank Draft	0.00	527.76	DFT0001554
EMP01	EMPLOYMENT DEVELOPMENT	12/29/2022	Bank Draft	0.00	7,121.39	DFT0001555

Bank Code Payroll Summary

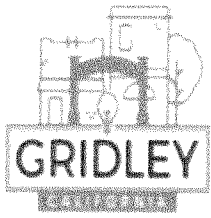
Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	1	1	0.00	46.15
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	33	33	0.00	91,754.67
EFT's	0	0	0.00	0.00
	34	34	0.00	91,800.82

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	231	116	0.00	366,644.45
Manual Checks	0	0	0.00	0.00
Voided Checks	0	5	0.00	-11,583.00
Bank Drafts	75	75	0.00	228,538.44
EFT's	0	0	0.00	0.00
	306	196	0.00	583,599.89

Fund Summary

Fund	Name	Period	Amount
999	Cash Clearing	12/2022	583,599.89
			<u>583,599.89</u>



Gridley, CA

Payroll Bank Transaction Report

By Payment Number

Date: 12/1/2022 - 12/31/2022

Payroll Set: 01 - City of Gridley

Payment Number	Payment Date	Payment Type	Employee Number	Check Amount	Direct Deposit Amount	Total Payment
3580	12/02/2022	Regular	MOL01	0	2164.56	2164.56
3581	12/02/2022	Regular	SAN05	0	1812.59	1812.59
3582	12/02/2022	Regular	WAG01	0	4392.49	4392.49
3583	12/02/2022	Regular	COO04	0	1583.31	1583.31
3584	12/02/2022	Regular	STO03	0	2005.34	2005.34
3585	12/02/2022	Regular	BIR01	0	4550.56	4550.56
3586	12/02/2022	Regular	CAL02	0	3056.6	3056.6
3587	12/02/2022	Regular	CAR03	0	5526.9	5526.9
3588	12/02/2022	Regular	NELO2	0	4410.45	4410.45
3589	12/02/2022	Regular	NIE01	0	3846.37	3846.37
3590	12/02/2022	Regular	SMI04	0	4570.45	4570.45
3591	12/02/2022	Regular	ALC01	0	975.66	975.66
3592	12/02/2022	Regular	ART01	0	3907.75	3907.75
3593	12/02/2022	Regular	GAL01	0	1454.73	1454.73
3594	12/02/2022	Regular	PIN01	0	2122.2	2122.2
3595	12/02/2022	Regular	RAM02	0	1906.29	1906.29
3596	12/02/2022	Regular	TAV01	0	2053.96	2053.96
3597	12/02/2022	Regular	VIE01	0	1058.23	1058.23
3598	12/02/2022	Regular	MUR01	0	1842.43	1842.43
3599	12/02/2022	Regular	BOW02	0	1955.8	1955.8
3600	12/02/2022	Regular	CAR04	0	1808.77	1808.77
3601	12/02/2022	Regular	COO03	0	2684.18	2684.18
3602	12/02/2022	Regular	ESP01	0	199.84	199.84
3603	12/02/2022	Regular	FAR01	0	2824.9	2824.9
3604	12/02/2022	Regular	GAR03	0	2759.09	2759.09
3605	12/02/2022	Regular	HAR01	0	3638.78	3638.78
3606	12/02/2022	Regular	HIL04	0	1019.61	1019.61
3607	12/02/2022	Regular	KIM001	0	2086.73	2086.73
3608	12/02/2022	Regular	LAR01	0	3009.87	3009.87
3609	12/02/2022	Regular	LOP01	0	1912.19	1912.19
3610	12/02/2022	Regular	MAS01	0	1991.02	1991.02
3611	12/02/2022	Regular	MAU01	0	1319.65	1319.65
3612	12/02/2022	Regular	MIT01	0	2773.55	2773.55
3613	12/02/2022	Regular	OLS01	0	2624.73	2624.73
3614	12/02/2022	Regular	PAS01	0	1753.55	1753.55
3615	12/02/2022	Regular	REU01	0	3230.88	3230.88
3616	12/02/2022	Regular	SMI03	0	2471.66	2471.66
3617	12/02/2022	Regular	WRO01	0	1656.45	1656.45
3618	12/02/2022	Regular	ZIE01	0	1732.28	1732.28
3619	12/02/2022	Regular	LEI01	0	920.16	920.16
3620	12/02/2022	Regular	SCH04	0	331.35	331.35
3621	12/02/2022	Regular	BRO01	0	1813.22	1813.22
3622	12/02/2022	Regular	CAL04	0	1020.64	1020.64
3623	12/02/2022	Regular	CLA02	0	2743.43	2743.43
3624	12/02/2022	Regular	COX01	0	3281.39	3281.39
3625	12/02/2022	Regular	JIM01	0	1789.14	1789.14
3626	12/02/2022	Regular	MEL02	0	2416.51	2416.51
3627	12/02/2022	Regular	PIP01	0	3954.61	3954.61
3628	12/02/2022	Regular	RAM04	0	1507.15	1507.15
3629	12/02/2022	Regular	TAY01	0	2981.18	2981.18
3630	12/02/2022	Regular	VIL-001	0	1121.32	1121.32
3631	12/02/2022	Regular	WEB01	0	1807.13	1807.13
3632	12/16/2022	Regular	MOL01	0	2164.56	2164.56
3633	12/16/2022	Regular	SAN05	0	1776.65	1776.65
3634	12/16/2022	Regular	WAG01	0	4392.48	4392.48
3635	12/16/2022	Regular	COO04	0	1548.64	1548.64
3636	12/16/2022	Regular	STO03	0	2005.34	2005.34
3637	12/16/2022	Regular	FAR03	0	184.7	184.7
3638	12/16/2022	Regular	JOH02	0	184.7	184.7
3639	12/16/2022	Regular	BIR01	0	6259.06	6259.06
3640	12/16/2022	Regular	CAL02	0	3056.6	3056.6

3641	12/16/2022	Regular	CAR03	0	5878.03	5878.03
3642	12/16/2022	Regular	NEL02	0	4410.45	4410.45
3643	12/16/2022	Regular	NIE01	0	3846.37	3846.37
3644	12/16/2022	Regular	SMI04	0	4590.47	4590.47
3645	12/16/2022	Regular	ALC01	0	1218.53	1218.53
3646	12/16/2022	Regular	ART01	0	3907.76	3907.76
3647	12/16/2022	Regular	GAL01	0	1454.74	1454.74
3648	12/16/2022	Regular	PIN01	0	2122.19	2122.19
3649	12/16/2022	Regular	RAM02	0	1906.29	1906.29
3650	12/16/2022	Regular	TAV01	0	2078.66	2078.66
3651	12/16/2022	Regular	VIE01	0	1319.32	1319.32
3652	12/16/2022	Regular	MUR01	0	1809.22	1809.22
3653	12/16/2022	Regular	BOW02	0	2668.41	2668.41
3654	12/16/2022	Regular	CAR04	0	1808.77	1808.77
3655	12/16/2022	Regular	COO03	0	2688.79	2688.79
3656	12/16/2022	Regular	DEW01	0	258.26	258.26
3657	12/16/2022	Regular	ESP01	0	149.34	149.34
3658	12/16/2022	Regular	FAR01	0	2824.9	2824.9
3659	12/16/2022	Regular	GAR03	0	2741.3	2741.3
3660	12/16/2022	Regular	HAR01	0	3638.78	3638.78
3661	12/16/2022	Regular	HIL04	0	1088.46	1088.46
3662	12/16/2022	Regular	KIM001	0	1594.44	1594.44
3663	12/16/2022	Regular	LAR01	0	2850.52	2850.52
3664	12/16/2022	Regular	LOP01	0	2060.47	2060.47
3665	12/16/2022	Regular	MAS01	0	2118	2118
3666	12/16/2022	Regular	MAU01	0	1263.6	1263.6
3667	12/16/2022	Regular	MIT01	0	2773.55	2773.55
3668	12/16/2022	Regular	OLS01	0	2449.76	2449.76
3669	12/16/2022	Regular	PAS01	0	1826.05	1826.05
3670	12/16/2022	Regular	PRE01	0	122.98	122.98
3671	12/16/2022	Regular	REU01	0	3380.27	3380.27
3672	12/16/2022	Regular	ROD03	0	86.09	86.09
3673	12/16/2022	Regular	SMI03	0	4228.66	4228.66
3674	12/16/2022	Regular	WIL06	0	798.44	798.44
3675	12/16/2022	Regular	WRO01	0	1471.76	1471.76
3676	12/16/2022	Regular	ZIE01	0	1657.26	1657.26
3677	12/16/2022	Regular	LEI01	0	762.33	762.33
3678	12/16/2022	Regular	SCH04	0	493.02	493.02
3679	12/16/2022	Regular	BRO01	0	1813.22	1813.22
3680	12/16/2022	Regular	CLA02	0	1906.43	1906.43
3681	12/16/2022	Regular	COX01	0	3281.39	3281.39
3682	12/16/2022	Regular	JIM01	0	1789.14	1789.14
3683	12/16/2022	Regular	MEL02	0	3565.45	3565.45
3684	12/16/2022	Regular	PIP01	0	3954.61	3954.61
3685	12/16/2022	Regular	RAM04	0	1507.15	1507.15
3686	12/16/2022	Regular	TAY01	0	2815.71	2815.71
3687	12/16/2022	Regular	WEB01	0	2126.95	2126.95
3688	12/29/2022	Regular	MOL01	0	2176.52	2176.52
3689	12/29/2022	Regular	SAN05	0	1790.21	1790.21
3690	12/29/2022	Regular	WAG01	0	4415.73	4415.73
3691	12/29/2022	Regular	COO04	0	1537.72	1537.72
3692	12/29/2022	Regular	STO03	0	2142.47	2142.47
3693	12/29/2022	Regular	BIR01	0	6774.2	6774.2
3694	12/29/2022	Regular	CAL02	0	3084.58	3084.58
3695	12/29/2022	Regular	CAR03	0	4249.44	4249.44
3696	12/29/2022	Regular	NEL02	0	4452.73	4452.73
3697	12/29/2022	Regular	NIE01	0	3859.89	3859.89
3698	12/29/2022	Regular	SMI04	0	4037.11	4037.11
3699	12/29/2022	Regular	ALC01	0	1102.1	1102.1
3700	12/29/2022	Regular	ART01	0	3980.42	3980.42
3701	12/29/2022	Regular	GAL01	0	1545.61	1545.61
3702	12/29/2022	Regular	PIN01	0	2295.35	2295.35
3703	12/29/2022	Regular	RAM02	0	2183.25	2183.25
3704	12/29/2022	Regular	TAV01	0	2145.12	2145.12
3705	12/29/2022	Regular	VIE01	0	1178.06	1178.06
3706	12/29/2022	Regular	MUR01	0	1844.34	1844.34
3707	12/29/2022	Regular	BOW02	0	2828.29	2828.29
3708	12/29/2022	Regular	CAR04	0	1892.49	1892.49
3709	12/29/2022	Regular	COO03	0	2874.25	2874.25
3710	12/29/2022	Regular	ESP01	0	183.2	183.2

3711	12/29/2022	Regular	FAR01	0	2868.4	2868.4
3712	12/29/2022	Regular	GAR03	0	3222.07	3222.07
3713	12/29/2022	Regular	HAR01	0	3721.36	3721.36
3714	12/29/2022	Regular	HIL04	0	1294.92	1294.92
3715	12/29/2022	Regular	KIM001	0	1987.32	1987.32
3716	12/29/2022	Regular	LAR01	0	3029.39	3029.39
3717	12/29/2022	Regular	LOP01	0	2258.08	2258.08
3718	12/29/2022	Regular	MAS01	0	2664.2	2664.2
3719	12/29/2022	Regular	MAU01	0	1778.69	1778.69
3720	12/29/2022	Regular	MIT01	0	3012.44	3012.44
3721	12/29/2022	Regular	OLS01	0	2696.86	2696.86
3722	12/29/2022	Regular	PAS01	0	1887.73	1887.73
3723	12/29/2022	Regular	PRE01	0	73.79	73.79
3724	12/29/2022	Regular	REU01	0	3715.91	3715.91
3725	12/29/2022	Regular	SMI03	0	4097.59	4097.59
3726	12/29/2022	Regular	WIL06	0	221.37	221.37
3727	12/29/2022	Regular	WRO01	0	1724.97	1724.97
3728	12/29/2022	Regular	ZIE01	0	1689.74	1689.74
3729	12/29/2022	Regular	LEI01	0	518.88	518.88
3730	12/29/2022	Regular	SCH04	0	467.33	467.33
3731	12/29/2022	Regular	BRO01	0	1867.12	1867.12
3732	12/29/2022	Regular	CLA02	0	2072.31	2072.31
3733	12/29/2022	Regular	COX01	0	6274.47	6274.47
3734	12/29/2022	Regular	JIM01	0	1829.13	1829.13
3735	12/29/2022	Regular	MEL02	0	2433.44	2433.44
3736	12/29/2022	Regular	PIP01	0	4048.85	4048.85
3737	12/29/2022	Regular	RAM04	0	1523.55	1523.55
3738	12/29/2022	Regular	TAY01	0	1915.71	1915.71
3739	12/29/2022	Regular	WEB01	0	1864.58	1864.58
14527	12/02/2022	Regular	MUR01	1039.83	0	1039.83
14528	12/02/2022	Regular	CAR04	1078.08	0	1078.08
14529	12/02/2022	Regular	COO03	3471.94	0	3471.94
14530	12/02/2022	Regular	HAR02	246.35	0	246.35
14531	12/02/2022	Regular	LAR01	2007.08	0	2007.08
14532	12/02/2022	Regular	OLS01	1922.86	0	1922.86
14533	12/02/2022	Regular	SAN06	285.2	0	285.2
14534	12/02/2022	Regular	BEN01	1756.99	0	1756.99
14535	12/02/2022	Regular	LIT01	1947.34	0	1947.34
14544	12/13/2022	Regular	LEI01	5277.66	0	5277.66
14545	12/16/2022	Regular	STO03	197.1	0	197.1
14546	12/16/2022	Regular	CAL03	184.7	0	184.7
14547	12/16/2022	Regular	ART01	197.1	0	197.1
14548	12/16/2022	Regular	BOW02	197.1	0	197.1
14549	12/16/2022	Regular	CAR04	197.1	0	197.1
14550	12/16/2022	Regular	CAR04	568.99	0	568.99
14551	12/16/2022	Regular	FAR01	3090.13	0	3090.13
14552	12/16/2022	Regular	FAR01	197.1	0	197.1
14553	12/16/2022	Regular	HAR02	188.94	0	188.94
14554	12/16/2022	Regular	HAR01	197.1	0	197.1
14555	12/16/2022	Regular	LAR01	197.1	0	197.1
14556	12/16/2022	Regular	MIT01	197.1	0	197.1
14557	12/16/2022	Regular	OLS01	197.1	0	197.1
14558	12/16/2022	Regular	REU01	2406.6	0	2406.6
14559	12/16/2022	Regular	REU01	197.1	0	197.1
14560	12/16/2022	Regular	WRO01	197.1	0	197.1
14561	12/16/2022	Regular	SAN06	364.43	0	364.43
14562	12/16/2022	Regular	BEN01	1756.99	0	1756.99
14563	12/16/2022	Regular	LIT01	1947.34	0	1947.34
14564	12/16/2022	Regular	PIP01	197.1	0	197.1
14565	12/21/2022	Regular	CAR03	6365.8	0	6365.8
14566	12/29/2022	Regular	ART01	4117.71	0	4117.71
14567	12/29/2022	Regular	BOW02	2000.37	0	2000.37
14568	12/29/2022	Regular	MIT01	2604.95	0	2604.95
14569	12/29/2022	Regular	OLS01	1922.86	0	1922.86
14570	12/29/2022	Regular	SAN06	331.35	0	331.35
14571	12/29/2022	Regular	BEN01	1756.99	0	1756.99
14572	12/29/2022	Regular	LIT01	1953.21	0	1953.21
Total:				52959.89	378393.93	431353.82



Completed Payments

Filters Applied

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1 to 1
of 1

Date	Payment	Type	Status	Amount	Currency
12/29/2022	MidAmerica	Wire	Successful	84,102.00	USD

CHIPS Confirmation No

Debit Account

Beneficiary

CITY OF GRIDLEY

AUL Health Benefit

Acct No USD

Trust/MidAmerica

Payment ID

Acct No JSD

42

BANK OF AMERICA

OBI

ABA No

City of Gridley - G80419

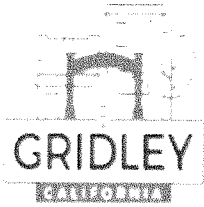
HRA Retiree 2nd FY 22-23

Gridley

1 to 1
of 1



January 2023
Expenditure Report



Gridley, CA

Check Report

By Check Number

Date Range: 01/01/2023 - 01/31/2023

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: General Checking-General Checking						
VIS02	VISONI BROTHERS, INC	01/04/2023	Regular	0.00	11,583.00	973793
BID01	BIDWELL TITLE & ESCROW	01/04/2023	Regular	0.00	67,934.68	973794
ATT0001	AT&T	01/06/2023	Regular	0.00	69.55	973795
ACE02	CANDELARIO ACE HARDWARE	01/06/2023	Regular	0.00	86.95	973796
COM17	COMCAST	01/06/2023	Regular	0.00	353.21	973797
HUS01	HUST BROTHERS	01/06/2023	Regular	0.00	18.33	973798
MIN07	MINASIAN, MEITH, SOARES, SEXTON & COOPER LI	01/06/2023	Regular	0.00	666.05	973799
NCC01	NCCSIF FINANCIAL SERVICES	01/06/2023	Regular	0.00	52,155.25	973800
NOR02	NORTHERN CALIF POWER AGCY	01/06/2023	Regular	0.00	481,738.00	973801
OFF02	OFFICE DEPOT	01/06/2023	Regular	0.00	738.22	973802
PGE01	P G & E CO	01/06/2023	Regular	0.00	3,683.42	973803
STA01	STANDARD INSURANCE CO	01/06/2023	Regular	0.00	3,748.41	973804
USB05	US BANK	01/06/2023	Regular	0.00	198.60	973805
VER02	VERIZON WIRELESS	01/06/2023	Regular	0.00	12.94	973806
BRO02	BROWER'S TOW SERVICE INC	01/06/2023	Regular	0.00	200.00	973807
BUT01	BUTTE AUTO PARTS	01/06/2023	Regular	0.00	122.20	973808
ACE02	CANDELARIO ACE HARDWARE	01/06/2023	Regular	0.00	168.32	973809
DEL06	DELL MARKETING L.P.	01/06/2023	Regular	0.00	541.76	973810
DUR01	DURHAM PENTZ TRUCK CENTER	01/06/2023	Regular	0.00	55.00	973811
MAC01	MAC'S HARDWARE & RENTAL	01/06/2023	Regular	0.00	296.02	973812
OFF02	OFFICE DEPOT	01/06/2023	Regular	0.00	143.90	973813
RTS01	RT'S AUTO BODY	01/06/2023	Regular	0.00	390.00	973814
STA29	STATE OF CA, GOVERNOR'S O	01/06/2023	Regular	0.00	322.00	973815
SWR01	SWRCB	01/06/2023	Regular	0.00	16,586.76	973816
TRI01	TRI-CITY POWERED EQUIP	01/06/2023	Regular	0.00	34.29	973817
WOE0001	W.O.E., INC.	01/06/2023	Regular	0.00	4,117.32	973818
AND12	ANDES POOL SUPPLY	01/11/2023	Regular	0.00	81.39	973819
ASC02	ASCAP	01/11/2023	Regular	0.00	420.00	973820
ATT14	AT&T	01/11/2023	Regular	0.00	1,413.48	973821
	Void	01/11/2023	Regular	0.00	0.00	973822
BEN02	BEN TOILET RENTALS	01/11/2023	Regular	0.00	45.51	973823
BUT08	BUTTE COUNTY ELECTIONS DI	01/11/2023	Regular	0.00	614.14	973824
ACE02	CANDELARIO ACE HARDWARE	01/11/2023	Regular	0.00	729.55	973825
	Void	01/11/2023	Regular	0.00	0.00	973826
COM17	COMCAST	01/11/2023	Regular	0.00	158.52	973827
DEC02	DECKER ENGINEERING SERVICES, LLC	01/11/2023	Regular	0.00	4,980.00	973828
EID02	EIDE BAILLY LLP	01/11/2023	Regular	0.00	71,035.50	973829
EVE01	EVERGREEN JOB & SAFETY TRAINING, INC	01/11/2023	Regular	0.00	1,775.00	973830
EXP0001	EXPLORE BUTTE COUNTY	01/11/2023	Regular	0.00	2,601.78	973831
GIB02	GIBT	01/11/2023	Regular	0.00	1,500.00	973832
GRI01	GRIDLEY COUNTRY FORD	01/11/2023	Regular	0.00	2,605.35	973833
HOU03	HOUSING TOOLS LLC	01/11/2023	Regular	0.00	1,400.00	973834
CAL80	J ANGEL CALDERON	01/11/2023	Regular	0.00	108.00	973835
ROB02	JAMES ROBERTS	01/11/2023	Regular	0.00	108.00	973836
KNO0001	KNOWBE4 INC.	01/11/2023	Regular	0.00	283.38	973837
SCH01	LES SCHWAB TIRE CENTER	01/11/2023	Regular	0.00	1,447.06	973838
LIG03	LIGHTBEAM POWER COMPANY G	01/11/2023	Regular	0.00	2,730.60	973839
GAR0001	LYNETTE GARTON	01/11/2023	Regular	0.00	15.00	973840
MAC0002	MACQUARIE EQUIPMENT CAPITAL INC.	01/11/2023	Regular	0.00	365.72	973841
MES02	MESSENGER PUBLISHING GROU	01/11/2023	Regular	0.00	308.00	973842
FAR0002	MICHAEL W. FARR	01/11/2023	Regular	0.00	108.00	973843
NOR11	Northern California Joint Pole Assoc.	01/11/2023	Regular	0.00	10.84	973844
NOR44	NORTHWEST PUBLIC POWER AS	01/11/2023	Regular	0.00	3,021.63	973845
PRE03	PREMIER ACCESS INSURANCE	01/11/2023	Regular	0.00	9,136.35	973846

Check Report

Date Range: 01/01/2023 - 01/31/2023

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
RIC01	Rich, Fudge, Bordsen & Gaylean, Inc.	01/11/2023	Regular	0.00	4,027.00	973847
THY01	THYSSENKRUPP ELEVATOR COR	01/11/2023	Regular	0.00	899.73	973848
USB05	US BANK	01/11/2023	Regular	0.00	385.42	973849
VIS04	VISION SERVICE PLAN - (CA	01/11/2023	Regular	0.00	600.55	973850
BUT20	BUTTE COUNTY FIRE DEPT	01/11/2023	Regular	0.00	5,500.00	973851
OKO0001	The Okonite Company Inc.	01/11/2023	Regular	0.00	21,106.80	973852
COU15	COUNTY OF BUTTE	01/11/2023	Regular	0.00	5,500.00	973861
SIL04	ANALI SILVA	01/20/2023	Regular	0.00	77.50	973864
ARA01	ARAMARK UNIFORM SERVICES	01/20/2023	Regular	0.00	27.87	973865
AUT03	AUTO ZONE INC.	01/20/2023	Regular	0.00	73.42	973866
BAUER	BAUER COMPRESSORS	01/20/2023	Regular	0.00	1,053.92	973867
OAK04	BETHANY OAKLEY	01/20/2023	Regular	0.00	40.00	973868
BUT01	BUTTE AUTO PARTS	01/20/2023	Regular	0.00	1,523.82	973869
ACE02	CANDELARIO ACE HARDWARE	01/20/2023	Regular	0.00	884.96	973870
	Void	01/20/2023	Regular	0.00	0.00	973871
CLO01	CLOSE LUMBER INC	01/20/2023	Regular	0.00	2,982.67	973872
COL0001	COLANTUONO, HIGHSMITH & WHATLEY, PC	01/20/2023	Regular	0.00	5,432.00	973873
COM17	COMCAST	01/20/2023	Regular	0.00	179.06	973874
JOH0001	CONNER JOHNS	01/20/2023	Regular	0.00	54.25	973875
CRA01	CRANMER ENGINEERING	01/20/2023	Regular	0.00	2,475.00	973876
DEC02	DECKER ENGINEERING SERVICES, LLC	01/20/2023	Regular	0.00	4,905.00	973877
DEP13	DEPARTMENT OF JUSTICE	01/20/2023	Regular	0.00	71.00	973878
DOW05	Down Range INVESTMENTS, LLC	01/20/2023	Regular	0.00	847.24	973879
EFF01	EFFICIENCY SERVICES GROUP, LLC	01/20/2023	Regular	0.00	3,580.00	973880
FGL01	FGL ENVIRONMENTAL, INC.	01/20/2023	Regular	0.00	343.00	973881
GRI01	GRIDLEY COUNTRY FORD	01/20/2023	Regular	0.00	72.17	973882
HUS01	HUST BROTHERS	01/20/2023	Regular	0.00	37.37	973883
ITR01	ITRON, INC.	01/20/2023	Regular	0.00	1,121.86	973884
FRA13	JAZMIN LILIANA MARTINEZ FRAGOSO	01/20/2023	Regular	0.00	77.50	973885
COX05	JESSICA MAGNES-COX	01/20/2023	Regular	0.00	40.00	973886
TEA05	JOANNA TEAL	01/20/2023	Regular	0.00	181.50	973887
RIC0001	JORDYN M. RICKERTSEN	01/20/2023	Regular	0.00	69.75	973888
JIM50	JOSE R. JIMENEZ	01/20/2023	Regular	0.00	300.00	973889
K-G0001	K-GAS, INC.	01/20/2023	Regular	0.00	1,242.55	973890
BAL01	KNIFE RIVER CONSTRUCTION	01/20/2023	Regular	0.00	670.69	973891
LAK01	LAKEVIEW PETROLEUM CO	01/20/2023	Regular	0.00	7,552.08	973892
SCH01	LES SCHWAB TIRE CENTER	01/20/2023	Regular	0.00	1,246.73	973893
MAC01	MAC'S HARDWARE & RENTAL	01/20/2023	Regular	0.00	1,190.16	973894
TAY04	MARYSA TAYLOR	01/20/2023	Regular	0.00	93.00	973895
MES02	MESSENGER PUBLISHING GROU	01/20/2023	Regular	0.00	1,086.00	973896
MOT08	MOTOROLA SOLUTIONS INC. LEASE PAYMENTS	01/20/2023	Regular	0.00	103,813.00	973897
COR13	NICOLE CORONA	01/20/2023	Regular	0.00	69.75	973898
NOR09	NORTHERN CALIFORNIA GLOVE	01/20/2023	Regular	0.00	386.35	973899
ORE01	O'REILLY AUTOMOTIVE, INC.	01/20/2023	Regular	0.00	200.90	973900
TRIO5	PREMIER PRINT & MAIL	01/20/2023	Regular	0.00	305.66	973901
STE13	REGAN STEWART	01/20/2023	Regular	0.00	93.00	973902
SAC03	SACRAMENTO TRUCK CENTER	01/20/2023	Regular	0.00	66.46	973903
TAY01	SCOTT TAYLOR	01/20/2023	Regular	0.00	284.01	973904
ADV05	SUPERIOR CALIFORNIA OFFICE EQUIPMENT, INC.	01/20/2023	Regular	0.00	1,402.35	973905
SYA01	SYAR INDUSTRIES, INC.	01/20/2023	Regular	0.00	2,226.81	973906
TYL01	TYLER TECHNOLOGIES, INC	01/20/2023	Regular	0.00	2,095.00	973907
FAR0001	TYLER WILLIAM FARR	01/20/2023	Regular	0.00	77.50	973908
USB05	US BANK	01/20/2023	Regular	0.00	138.00	973909
VER02	VERIZON WIRELESS	01/20/2023	Regular	0.00	388.55	973910
WHE02	WHEELER RANCH & FEED	01/20/2023	Regular	0.00	112.41	973911
BEN11	BENNETT ENGINEERING SERVI	01/31/2023	Regular	0.00	99,160.64	973918
	Void	01/31/2023	Regular	0.00	0.00	973919
	Void	01/31/2023	Regular	0.00	0.00	973920
	Void	01/31/2023	Regular	0.00	0.00	973921
	Void	01/31/2023	Regular	0.00	0.00	973922
CDW02	CDW LLC	01/31/2023	Regular	0.00	519.64	973923

Check Report

Date Range: 01/01/2023 - 01/31/2023

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
DAT01	DATCO	01/31/2023	Regular	0.00	556.50	973924
DEP13	DEPARTMENT OF JUSTICE	01/31/2023	Regular	0.00	49.00	973925
IIM01	INTERNATIONAL INSTITUTE OF MUNICIPAL CLERK	01/31/2023	Regular	0.00	225.00	973926
LAK01	LAKEVIEW PETROLEUM CO	01/31/2023	Regular	0.00	4,893.10	973927
PGE01	P G & E CO	01/31/2023	Regular	0.00	813.86	973928
TRI0001	TRIPLEPOINT ENVIRONMENTAL LLC	01/31/2023	Regular	0.00	2,500.00	973929
IMPO1	U.S. BANK CORPORATE PAYMENT SYSTEMS	01/31/2023	Regular	0.00	10,263.10	973930
	Void	01/31/2023	Regular	0.00	0.00	973931
	Void	01/31/2023	Regular	0.00	0.00	973932
USB05	US BANK	01/31/2023	Regular	0.00	60.31	973933
USB05	US BANK	01/31/2023	Regular	0.00	86.62	973934
CAL70	CALIFORNIA CHOICE BENEFIT	01/20/2023	Bank Draft	0.00	20,754.05	DFT0001475
CAL70	CALIFORNIA CHOICE BENEFIT	01/20/2023	Bank Draft	0.00	2,559.95	DFT0001490
CAL70	CALIFORNIA CHOICE BENEFIT	01/20/2023	Bank Draft	0.00	19,772.26	DFT0001494
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	584.41	DFT0001567
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	861.60	DFT0001568
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	2,825.59	DFT0001569
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	4,387.71	DFT0001570
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	4,049.20	DFT0001571
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	4,481.09	DFT0001572
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	3,124.35	DFT0001573
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	7,800.48	DFT0001574
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	2,050.20	DFT0001575
CAL59	CALIFORNIA PUBLIC EMPLOYE	01/13/2023	Bank Draft	0.00	2,015.50	DFT0001576

Bank Code General Checking Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	291	117	0.00	1,061,306.07
Manual Checks	0	0	0.00	0.00
Voided Checks	0	9	0.00	0.00
Bank Drafts	13	13	0.00	75,266.39
EFT's	0	0	0.00	0.00
	304	139	0.00	1,136,572.46

Check Report

Date Range: 01/01/2023 - 01/31/2023

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
Bank Code: Payroll-Payroll						
AME29	American Fidelity Assuran	01/05/2023	Regular	0.00	120.00	14573
AME30	AMERICAN FIDELITY ASSURAN	01/05/2023	Regular	0.00	1,005.52	14574
BUT43	CHILD SUPPORT SRVCS.	01/05/2023	Regular	0.00	240.00	14575
CIT03	CITY OF GRIDLEY	01/05/2023	Regular	0.00	54.00	14576
GRI12	GRIDLEY POLICE	01/05/2023	Regular	0.00	1,389.00	14577
IBE01	I.B.E.W. - LOCAL #1245	01/05/2023	Regular	0.00	3,579.66	14578
ICM01	ICMA RETIREMENT TRUST-457	01/05/2023	Regular	0.00	6,803.32	14579
INT07	INTERNAL REVENUE SERVICE	01/13/2023	Bank Draft	0.00	5,299.12	DFT0001577
INT07	INTERNAL REVENUE SERVICE	01/13/2023	Bank Draft	0.00	16,215.11	DFT0001578
INT07	INTERNAL REVENUE SERVICE	01/13/2023	Bank Draft	0.00	499.10	DFT0001579
EMP01	EMPLOYMENT DEVELOPMENT	01/13/2023	Bank Draft	0.00	6,498.92	DFT0001580

Bank Code Payroll Summary

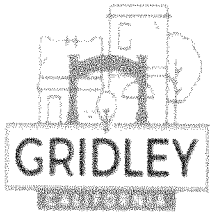
Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	24	7	0.00	13,191.50
Manual Checks	0	0	0.00	0.00
Voided Checks	0	0	0.00	0.00
Bank Drafts	4	4	0.00	28,512.25
EFT's	0	0	0.00	0.00
	28	11	0.00	41,703.75

All Bank Codes Check Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	315	124	0.00	1,074,497.57
Manual Checks	0	0	0.00	0.00
Voided Checks	0	9	0.00	0.00
Bank Drafts	17	17	0.00	103,778.64
EFT's	0	0	0.00	0.00
	332	150	0.00	1,178,276.21

Fund Summary

Fund	Name	Period	Amount
999	Cash Clearing	1/2023	<u>1,178,276.21</u>
			1,178,276.21



Gridley, CA

Payroll Bank Transaction Report

By Payment Number

Date: 1/1/2023 - 1/31/2023

Payroll Set: 01 - City of Gridley

Payment		Payment Type	Employee		Check Amount	Direct Deposit	Total Payment
Number	Payment Date		Number			Amount	
3740	01/13/2023	Regular	MOL01		0	2178.42	2178.42
3741	01/13/2023	Regular	SAN05		0	2264.26	2264.26
3742	01/13/2023	Regular	WAG01		0	4823.11	4823.11
3743	01/13/2023	Regular	COO04		0	1502.8	1502.8
3744	01/13/2023	Regular	STO03		0	2019.2	2019.2
3745	01/13/2023	Regular	BIR01		0	5688.12	5688.12
3746	01/13/2023	Regular	CAL02		0	3351.39	3351.39
3747	01/13/2023	Regular	CAR03		0	5311.17	5311.17
3748	01/13/2023	Regular	CAR05		0	3920.4	3920.4
3749	01/13/2023	Regular	NEL02		0	4429.54	4429.54
3750	01/13/2023	Regular	NIE01		0	3902.23	3902.23
3751	01/13/2023	Regular	SMI04		0	5214.06	5214.06
3752	01/13/2023	Regular	ALC01		0	877.07	877.07
3753	01/13/2023	Regular	ART01		0	3963.6	3963.6
3754	01/13/2023	Regular	GAL01		0	1766.81	1766.81
3755	01/13/2023	Regular	PIN01		0	2688.58	2688.58
3756	01/13/2023	Regular	RAM02		0	2008.35	2008.35
3757	01/13/2023	Regular	TAV01		0	2061.19	2061.19
3758	01/13/2023	Regular	VIE01		0	940.64	940.64
3759	01/13/2023	Regular	MUR01		0	2169.87	2169.87
3760	01/13/2023	Regular	BOW02		0	1989.11	1989.11
3761	01/13/2023	Regular	CAR04		0	1952.02	1952.02
3762	01/13/2023	Regular	COO03		0	2704.68	2704.68
3763	01/13/2023	Regular	ESP01		0	186.66	186.66
3764	01/13/2023	Regular	FAR01		0	2856.51	2856.51
3765	01/13/2023	Regular	GAR03		0	2955.86	2955.86
3766	01/13/2023	Regular	HAR01		0	3689.92	3689.92
3767	01/13/2023	Regular	HIL04		0	1172.63	1172.63
3768	01/13/2023	Regular	KIM001		0	2097.66	2097.66
3769	01/13/2023	Regular	LAR01		0	3347.27	3347.27
3770	01/13/2023	Regular	LOP01		0	2558.27	2558.27
3771	01/13/2023	Regular	MAS01		0	2528.32	2528.32
3772	01/13/2023	Regular	MAU01		0	2310.96	2310.96
3773	01/13/2023	Regular	MIT01		0	2773.55	2773.55
3774	01/13/2023	Regular	OLS01		0	2480.65	2480.65
3775	01/13/2023	Regular	PAS01		0	1854.64	1854.64
3776	01/13/2023	Regular	PRE01		0	24.59	24.59
3777	01/13/2023	Regular	REU01		0	3673.56	3673.56
3778	01/13/2023	Regular	ROD03		0	122.98	122.98
3779	01/13/2023	Regular	SMI03		0	3104.94	3104.94
3780	01/13/2023	Regular	WIL06		0	270.57	270.57
3781	01/13/2023	Regular	WRO01		0	1638.75	1638.75
3782	01/13/2023	Regular	ZIE01		0	2113.29	2113.29
3783	01/13/2023	Regular	LEI01		0	1059.34	1059.34
3784	01/13/2023	Regular	SCH04		0	201.69	201.69
3785	01/13/2023	Regular	BAL01		0	537.15	537.15
3786	01/13/2023	Regular	BRO01		0	1841.83	1841.83
3787	01/13/2023	Regular	CLA02		0	2902.65	2902.65
3788	01/13/2023	Regular	COX01		0	3312.17	3312.17
3789	01/13/2023	Regular	EDW01		0	1521.39	1521.39
3790	01/13/2023	Regular	JIM01		0	2161.82	2161.82
3791	01/13/2023	Regular	MEL02		0	4224.96	4224.96
3792	01/13/2023	Regular	PIP01		0	4012.73	4012.73
3793	01/13/2023	Regular	RAM04		0	1529.63	1529.63
3794	01/13/2023	Regular	TAY01		0	1905.38	1905.38
3795	01/13/2023	Regular	WEB01		0	1927.6	1927.6
3796	01/27/2023	Regular	MOL01		0	2180.42	2180.42
3797	01/27/2023	Regular	SAN05		0	1779.56	1779.56
3798	01/27/2023	Regular	WAG01		0	4479.91	4479.91
3799	01/27/2023	Regular	COO04		0	1661.78	1661.78
3800	01/27/2023	Regular	STO03		0	1924.25	1924.25

3801	01/27/2023	Regular	FAR03		0	184.7	184.7
3802	01/27/2023	Regular	JOH02		0	184.7	184.7
3803	01/27/2023	Regular	BIR01		0	4544.11	4544.11
3804	01/27/2023	Regular	CAL02		0	3253.23	3253.23
3805	01/27/2023	Regular	CAR03		0	5309.44	5309.44
3806	01/27/2023	Regular	CAR05		0	4699.7	4699.7
3807	01/27/2023	Regular	NEL02		0	4429.54	4429.54
3808	01/27/2023	Regular	NIE01		0	3902.23	3902.23
3809	01/27/2023	Regular	SMI04		0	4217.08	4217.08
3810	01/27/2023	Regular	ALC01		0	1100.34	1100.34
3811	01/27/2023	Regular	ART01		0	3963.6	3963.6
3812	01/27/2023	Regular	GAL01		0	1408.13	1408.13
3813	01/27/2023	Regular	PIN01		0	2143.07	2143.07
3814	01/27/2023	Regular	RAM02		0	2010.36	2010.36
3815	01/27/2023	Regular	TAV01		0	2061.19	2061.19
3816	01/27/2023	Regular	VIE01		0	950.09	950.09
3817	01/27/2023	Regular	MUR01		0	1869.59	1869.59
3818	01/27/2023	Regular	BOW02		0	1989.12	1989.12
3819	01/27/2023	Regular	CAR04		0	2027.5	2027.5
3820	01/27/2023	Regular	COO03		0	2704.68	2704.68
3821	01/27/2023	Regular	ESP01		0	236.6	236.6
3822	01/27/2023	Regular	FAR01		0	2856.51	2856.51
3823	01/27/2023	Regular	GAR03		0	2780.79	2780.79
3824	01/27/2023	Regular	HAR01		0	3689.92	3689.92
3825	01/27/2023	Regular	HIL04		0	1112.77	1112.77
3826	01/27/2023	Regular	KIM001		0	1600.24	1600.24
3827	01/27/2023	Regular	LAR01		0	2930.37	2930.37
3828	01/27/2023	Regular	LOP01		0	2336.18	2336.18
3829	01/27/2023	Regular	MAS01		0	2442.38	2442.38
3830	01/27/2023	Regular	MAU01		0	1708.49	1708.49
3831	01/27/2023	Regular	MIT01		0	2773.55	2773.55
3832	01/27/2023	Regular	OLS01		0	2671.02	2671.02
3833	01/27/2023	Regular	PAS01		0	1854.64	1854.64
3834	01/27/2023	Regular	REU01		0	3348.09	3348.09
3835	01/27/2023	Regular	SMI03		0	2588.42	2588.42
3836	01/27/2023	Regular	WRO01		0	1563.49	1563.49
3837	01/27/2023	Regular	ZIE01		0	2113.29	2113.29
3838	01/27/2023	Regular	LEI01		0	670.65	670.65
3839	01/27/2023	Regular	SCH04		0	489.83	489.83
3840	01/27/2023	Regular	BAL01		0	358.1	358.1
3841	01/27/2023	Regular	BRO01		0	1843.83	1843.83
3842	01/27/2023	Regular	CLA02		0	1779.89	1779.89
3843	01/27/2023	Regular	COX01		0	5370.81	5370.81
3844	01/27/2023	Regular	EDW01		0	1783.79	1783.79
3845	01/27/2023	Regular	JIM01		0	2054.34	2054.34
3846	01/27/2023	Regular	MELO2		0	3452.39	3452.39
3847	01/27/2023	Regular	PIP01		0	4014.73	4014.73
3848	01/27/2023	Regular	RAM04		0	1600.99	1600.99
3849	01/27/2023	Regular	TAY01		0	3214.64	3214.64
3850	01/27/2023	Regular	WEB01		0	2036.2	2036.2
14581	01/13/2023	Regular	SAN06		21.61	0	21.61
14582	01/13/2023	Regular	BEN01		1775.19	0	1775.19
14583	01/13/2023	Regular	LIT01		1966.31	0	1966.31
14584	01/27/2023	Regular	CAL03		184.7	0	184.7
14585	01/27/2023	Regular	ROB01		0	0	0
14586	01/27/2023	Regular	SAN06		299.61	0	299.61
14587	01/27/2023	Regular	BEN01		1961.71	0	1961.71
14588	01/27/2023	Regular	LIT01		2183.61	0	2183.61
14589	01/27/2023	Regular	WAG01		1182.11	0	1182.11
14590	01/27/2023	Regular	REU01	Reusser, Adam	2420.47	0	2420.47
				Total:	11995.32	268881.8	280877.12



Completed Payments

Filters Applied

s
or
t Value Date new - old

1 to 2 of 2

Date	Payment	Type	Status	Amount	Currency
01/31/2023	Freeform	Wire	Successful	32,825.32	USD

Fed Ref No

Debit Account
CITY OF GRIDLEY
Acct No 3D

Beneficiary
U.S.BANK N.A.
Acct No USD
US BANK, NA
ABA No

Payment ID
43
OBI
Act#241022000 / 2008A
PAYMENT
Invoice#2203048

01/31/2023	Freeform	Wire	Successful	17,045.33	USD
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Fed Ref No

Debit Account
CITY OF GRIDLEY
Acct No USD

Beneficiary
U.S. BANK N.A.
Acct No USD
US BANK, NA
ABA No

Payment ID
44
OBI
Act#241022000 / 2008B
PAYMENT
Inv#2203061 (2/2023)

1 to 2 of 2

City Council Item #4

Informational Update from
Cal Fire Chief, Sean Norman

City Council Item #5

Informational Update from
Utility Director, Jake Carter

City Council Item #6
Staff Report

Date: February 6, 2023
To: Mayor and Councilmembers
From: Donna Decker, Planning Department

X	Regular
	Special
	Closed
	Emergency

Subject: Resolution No. 2023-R-002: Application for a Tentative Subdivision Map to Subdivide One Parcel Consisting of Approximately 12.34 Acres into Five (5) Parcels for a Commercial and Multi-Family Housing Development Located on the West Side of State Route 99. (APN: 021-110-033)

Recommendation

City staff respectfully recommends the City Council adopt Resolution No. 2023-R-002, Tentative Subdivision Map 1-23.

Summary

The applicant submitted a tentative subdivision map to develop a 12.34-acre parcel into five parcels for a commercial and affordable multi-family housing development.

Discussion

Location and site characteristics

The subject site is located on the west side of State Route 99 between Archer Avenue and Evelyn Drive. The existing site has an orchard and a single-family home with a shop. This home will remain until such time a commercial development is considered.

The site is fairly flat having slopes of 1-2% generally across the site. The soils on the site are known as Live Oak Sandy Loam. The soil is classified as Prime Farmland if Irrigated.

Project Description

The project will subdivide one parcel into five parcels; Parcel 1 provides 1.059 acres for commercial development and Parcel 3 provides 1.261 for commercial development adjacent to State Route 99 (SR 99). These parcels are contiguous to SR 99 preserving the city's development goal for highway commercial. Access into the site is from SR 99 with a future extension of Washington Street on the west boundary. The intent is to create parcels to meet the General Plan land use designations along the highway commercial corridor and provide a mixed-use development; this project will have commercial and multi-family housing as a mixed unit development. The applicant has submitted two projects; Orchard View I and Orchard View II to construct affordable housing units from 30-60% of the Butte County AMI (Adjusted Median Income) level.

Parcel 2, 5.43-acres, will be created to develop Orchard View I which was approved on June 14, 2022 as a staff level review in accordance with AB 430. This legislation streamlines approval for affordable housing when the General Plan and zoning are consistent with the proposed development.



Figure 1: Project Location

The proposed development will provide a 48-unit multi-family affordable housing development consisting of five-residential two-story structures, one- 2,735 square-foot single story community building, and 98 parking spaces. Orchard View II, Phase II, is under review for approval. This portion of the development will encompass Parcel 4. This parcel is contiguous to the future Washington Street extension from Manuel Vierra Park. Phase III of the development has not been submitted to the city. The developments rely on CDBG funding anticipating construction to begin mid-summer, 2023.

The project will deed to the city a strip of land on its west boundary adjacent to the UPRR right-of-way which will be the future extension of Washington Street. It is anticipated to reflect a neighborhood street.

General Plan & Zoning Designation

The General Plan land use designation is Commercial. The zoning for the site is HCC/MUCZ allowing mixed use developments along the State Route Corridor. The General Plan amendment and rezone of the property occurred in 2017 in an effort to streamline the SR 99 highway corridor developments by allowing mixed uses. The project is consistent with the land use designations.

Tentative Subdivision Map

The proposed map will subdivide the existing single parcel into five parcels.

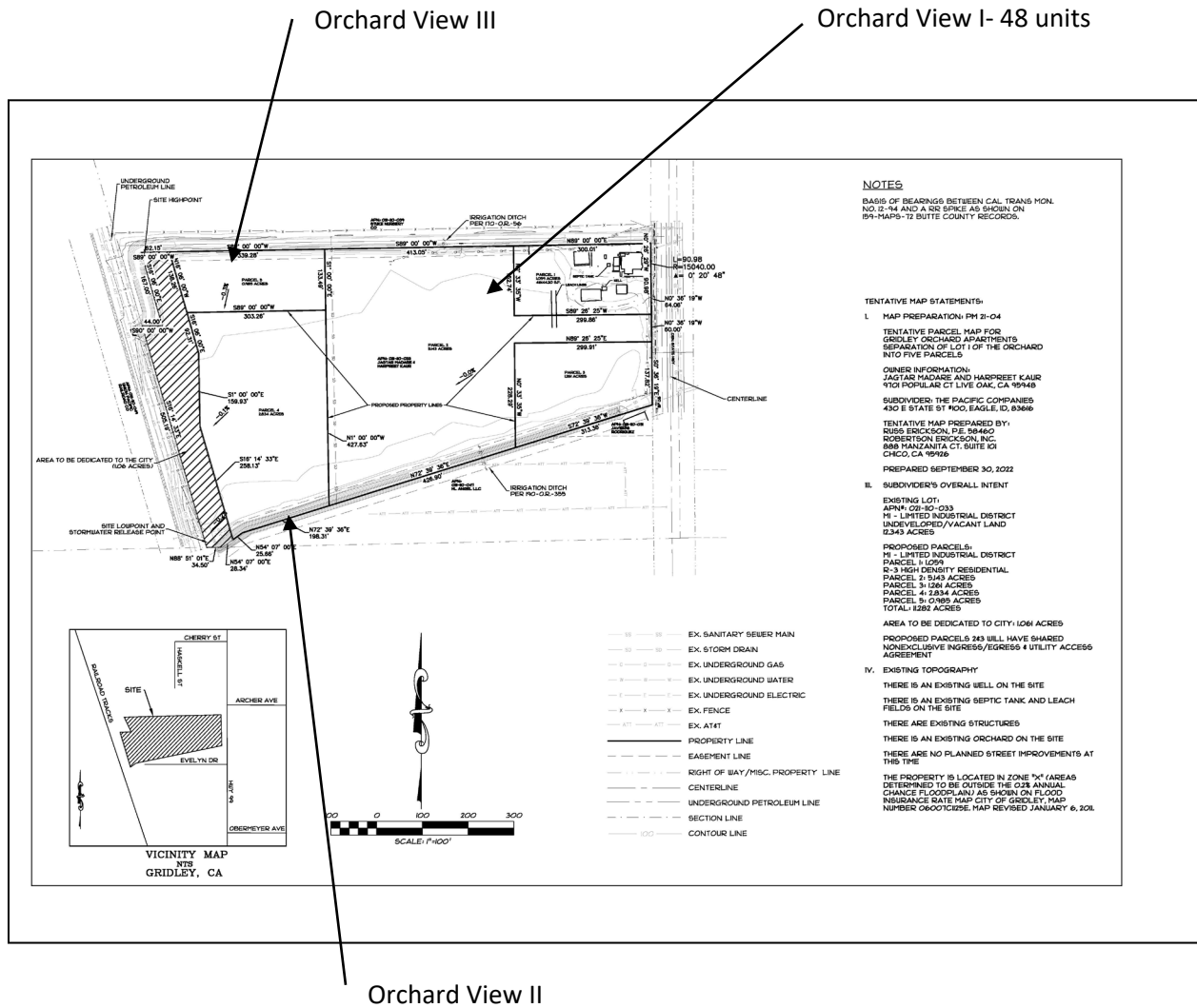


Figure 2: Proposed Tentative Subdivision Map

Tentative Subdivision Map

The tentative subdivision map provides a development having five parcels consistent with the future plans to develop the site. The intent is to maintain Parcels 1 and 3 as highway commercial development and the remainder, Parcels 2, 4 and 5 as multi-family residential. The review and approval of the tentative map is by the City Council. The Planning Commission reviews the proposed map and recommends the City Council take action. Approval of the map is a determination that it meets the subdivision map act.

Prior to a Final (Subdivision) map being recorded, there are public improvements that are required to be constructed such as curb, gutter, sidewalk, and landscaping. Oftentimes, the applicant desires to record a map prior to the improvements being placed. The applicant will then request a Subdivision Improvement Agreement so that the map can be recorded for financing considerations while

construction documents are prepared for permit. The project will construct improvements along the entire frontage from the sites southeast corner to the northeast corner of the existing property. The improvements will be reviewed and approved by both the City of Gridley and Caltrans. Caltrans will issue an encroachment permit for construction for work within its right-of-way.

The applicant intends to phase the development of the site. Phase 1 will include the development of Orchard View I, Phase 2 will construct Orchard View II, Phase 3 will construct Orchard View III and the commercial development will develop sometime in the future which may correspond with the multi-family phasing. Conditions of Approval, contained within the resolution typically reflect standard conditions for a map. Additional conditions have been added and reviewed by the applicant who is in support of the conditions which clarify the timing of improvements and other standard requirements for project permitting. The improvements on SR 99 will be constructed at the time of Phase I development: Orchard View I. The Washington Street extension will be constructed at the time Phases II and III are underway.

The site appears to allow the configuration of land locked parcels—Parcels 4 and 5. These parcels will have access by the project recordation of a reciprocal access, ingress, egress, and utilities throughout the site to all the parcels. Parcels 4 and 5 are contiguous to the future Washington Street extension and will have reciprocity throughout the site; therefore, these parcels are not land locked. The map is consistent with the Subdivision Map Act. Within the resolution are findings the City Council will make in the approval of the resolution.

Multi-Family Development

When all of the phases are complete, it is anticipated the number of multi-family affordable housing units would be approximately 100 units supporting incomes of 30-60% of the AMI. This will help the city to meet its RHNA housing requirements.

The proposed map provides an additional 5 parcels from the Housing Element analysis. The Housing Element Policy HP-2.4 also supports this development:

“The City will encourage infill development in meeting the housing needs required by expanding populations.”

The city is also encouraged by an increase in units on the site, in that, it will also provide additional housing stock for both our local and regional needs due to the losses suffered by the Camp Fire, Bear Fire of 2018 as well as others lost since those events due to fires each year in northern California.

Utilities

The city can provide utilities to the development, storm water, sanitary sewer, and electric. Existing utilities will be extended as required to support the development. The power poles on SR 99 are PGE. Service for electric will be extended from the overhead pole line within the UPRR right-of-way and extended east for the entire development.

Circulation

Access to the development initially be from SR 99. The Washington Street extension will eventually provide connectivity to the downtown area and Manuel Vierra Park.

Drainage

Site drainage will be provided into a city storm drainage system. The system will be calibrated to discharge into Reclamation District 2056 system to the south. The city, applicant, and RD 2056 have had conversation related to access to the drainage facilities. The south property boundary is located at the center flowline of the channel. The multi-family development has been off set to provide access and maintenance of the drainage facilities.

Approval process

The approval process for subdivision maps is not discretionary in that the City Council determines that the map meets the requirements of the Subdivision Map Act.

Planning Commission

The Planning Commission met on January 11, 2023, to review and provide a recommendation to the City Council. The Planning Commission was provided site plans of the approved Orchard View I and II which are staff level approvals under the AB 430 legislation as the proposal is consistent with the General Plan and Zoning and no entitlements were required to proceed. These projects are funded by State of California HCD CDBG funds and anticipate state tax credit funding. The conditions of approval had various duplications; the project was approved per staff recommendations and added that staff will need to modify the conditions to remove such duplications. The project was passed 3-1 with Commissioner Jamison voting no. She desired the project return to the Planning Commission depicting the removal of the duplicate conditions.

Conditions of Approval

Two changes of the conditions of approval were made between the time of the public review at the Planning Commission and the City Council. Duplications and language clarifications were implemented. Additionally, conditions of approval for environmental, noise, biologic, and air quality outlined in the General Plan have been added for clarity where there was a reference only. This will help the developer at the time of construction. Clarification as to the timing of improvements was also added.

Public Notice

A notice was posted in the Gridley Herald 10 days in advance of the City Council public hearing, posted at City Hall, made available at the Administration public counter, and placed on the City website for review.

Environmental Review

The proposed project relies on the City Council adopted Negative Declaration for the General Plan Amendment and the Rezone for the site. Additionally, conditions of approval were incorporated per the General Plan Environmental Impact Report for clarity.

Attachments

Resolution No. 2023-R-002

ATTACHMENT 1
RESOLUTION NO. 2023-R-002

A RESOLUTION OF THE GRIDLEY CITY COUNCIL APPROVING TENTATIVE SUBDIVISION MAP NO. 1-23 TO SUBDIVIDE ONE PARCEL CONSISTING OF APPROXIMATELY 12.34 ACRES INTO FIVE (5) PARCELS LOCATED AT ON THE WEST SIDE OF STATE ROUTE 99 (APN: 021-110-033)

WHEREAS, the City of Gridley has received an application to consider a Tentative Subdivision Map to subdivide an approximately 12.34-acre parcel into five (5) parcels for the development of two commercial sites contiguous to State Route 99 and three parcels for multi-family affordable housing on property located on the west side of State Route 99 in the manner illustrated on a Tentative Subdivision Map received by the City (Exhibit "A" attached); and,

WHEREAS, the subject property consists of one parcel designated as Assessor's Parcel Number 021-110-033 and the proposed Tentative Subdivision Map has been assigned the file number Tentative Subdivision Map No. 1-23 (TSM 1-23); and,

WHEREAS, the Planning Commission considered the Tentative Subdivision Map No. 1-23 at a regular, noticed public hearing on January 11, 2023, considered the staff report regarding the proposed tentative map design and required public improvements, and recommends the City Council approve the Tentative Map 1-23 by adopting resolution 2023-R-004; and,

WHEREAS, the City Council determined that the described Tentative Subdivision Map and its design and improvements are consistent with the General Plan and Zoning Ordinance of the Gridley Municipal Code, Chapter 17, regulations and policies regarding the use and division of land; and,

WHEREAS, the City Council finds that the proposed Tentative Subdivision Map complies with all State and City regulations governing the division of land, and that division and development of the property in the manner set forth on the Tentative Subdivision Map as shown on Exhibit A will not unreasonably interfere with the free and complete use of existing public and/or public utility easements or rights-of-way.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRIDLEY, AS FOLLOWS:

SECTION 1: FINDINGS FOR APPROVAL OF THE TENTATIVE SUBDIVISION MAP

1. That the proposed project is consistent with the City of Gridley General Plan and does not exceed density and intensity standards within the Land Use Element, as amended.

The Commercial standards of the City's General Plan establishes the intent of the development of commercial property. The land use is further defined by the Zoning Ordinance; the project is zoned Highway Commercial Corridor Mixed Use Combining District.

2. That the site is physically suitable for the type of development proposed.
The site is physically suitable for development.
3. That the site is physically suited for the density of development.

The proposed project is for a Tentative Subdivision Map. The development planned for the site is commercial uses contiguous to SR 99 and multi-family residential housing on the remainder. The zoning for the site is designed for mixed uses. The multi-family housing will have a density of approximately

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11 du/acre consistent with R-3, MFR zoning having a density range of 9-15 du/ac allowed within the HCC/MUCZ zoning district.

4. That the designs of the subdivision or the proposed improvements are not likely to cause serious public health problems.

The project will provide all services for a complete project with utilities, on-site and off-site improvements; therefore, the project will not cause public health problems.

5. The design of the project will not conflict with easements, acquired by the public at large, for access through or use of property within the proposed project.

The project will not impact or conflict with any easements or land acquired by the public.

6. The Tentative Subdivision Map conforms to the provisions of the Subdivision Map Act and to the provisions of Gridley Municipal Code Title 16 - Subdivisions (GMC Section 16.15).

The tentative subdivision map complies with the required form and content of tentative subdivision maps, as set forth by the city and based upon the provisions of Title 16 of the Gridley Municipal Code.

7. The tentative parcel map is consistent with good planning and engineering practice (GMC Section 16.15).

The City Engineer has reviewed the tentative subdivision map, and has attached conditions that have been incorporated within the Conditions of Approval. All lots comply with the requirements in the City of Gridley Land Division Standards and Improvement Standards.

8. The project will not be harmful to the public health and safety or the general welfare of the persons residing or working in the area.

The development is not considered potentially harmful to the public health and safety or to the general welfare of persons residing in the vicinity.

9. The project will not result in substantial environmental damage.

The tentative subdivision map would not result in substantial damage to the environment. Development proposed under the subdivision map would be consistent with the type of development in the vicinity, and would not substantially damage the physical environment of the area.

SECTION 2: THE CITY COUNCIL OF THE CITY OF GRIDLEY:

Approves Tentative Subdivision Map 1-23 as described subject to the following conditions of approval:

1. The applicant/property owner shall file a Declaration of Acceptance of the Conditions of Approval within 30 days of approval for the Tentative Subdivision Map 1-23.
2. The Tentative Subdivision Map 1-23 shall expire after a three (3) year period. The applicant may apply for an extension 30 days prior to the expiration of the map as allowed by Title 16 and 17 of the Gridley Municipal Code of up to an additional 2 years.

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3. Use of the site is subject to all zoning regulations described in Gridley Municipal Code as applicable to "HCC/MUCZ" zoning districts, the General Plan requirements, and all applicable requirements of the Gridley Municipal Code.
4. Physical development of the site shall conform to the design approved for Tentative Subdivision Map No. 1-23 and to all of the conditions of approval of that Tentative Subdivision Map.
5. The project shall be required to pay all applicable impact fees for the development of the project.
6. Minor changes may be approved by the Planning Director upon receipt of a substantiated request by the applicant, or their respected designee. Prior to such approval, verification shall be made by each Department that the modification is consistent with the approved application. Changes deemed to be major or significant in nature shall require a formal application for amendment.
7. Prior to any site work, the project applicant shall submit a geotechnical report to the City, prepared by a certified engineering geologist. The project applicant shall incorporate any recommended measures into the final design.
8. Construction of the project shall comply with the requirements of the National Pollution Discharge Elimination (NPDES) Permit and obtain a WDID from the State of California in conformance with the General Construction Storm Water Permit; Storm Water Pollution Prevention Plan (SWPPP) shall be prepared prior to construction activities.
9. Upon commencement of grading and construction activities, the applicant shall implement measures to offset particulate matter and emissions from construction equipment as specified by Butte County Air Quality Management District.
10. Phase I: The developer shall dedicate additional right of way, if required, to the State of California and improve the west frontage on SR 99 to the satisfaction of the City Engineer and Caltrans with curb, gutter, sidewalk and landscaping.

The developer shall offer for dedication an area as depicted on the Tentative Subdivision Map a minimum of a 60-foot wide local residential street right-of-way for the interior extension of Washington Street to the satisfaction of the City Engineer. Phase II development will require the improvement of the road extension. The developer shall work with city staff for the design section of the street extension.

11. The developer shall submit an application to the Planning Department for a Subdivision Improvement Agreement to allow the Final Map to record prior to the construction of off-site and on-site improvements. At the appropriate time Phase I-III at the direction of the City Engineer, the applicant shall submit for review and approval improvement plans that shall include, not limited to, details related to above and underground infrastructure; piping and service laterals, meters, drop inlets, manholes, curb, gutter, and sidewalk, roadway, pavement markings, lighting, hydrants, street signs, electrical, transformer pedestals, and any and all components as required by the City of Gridley, the City Engineer, the Utility Supervisor, and Public Works Manager. Plans shall meet all required state and local ordinances, regulations, and Public Works Development Standards. Omissions on the plans does not constitute approval for the omission. Plans shall be reviewed and approved by the City Engineer and the Gridley Municipal Services Division.

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12. Dedicate a 10-foot non-exclusive public services easement/public utility easement adjacent to all public right-of-way frontages; SR 99 and Washington Street extension.
13. The applicant shall record an easement for the continued use of the existing leach lines serving the existing single-family home located on Parcels 1 and 2. The easement shall sunset when the site is developed with commercial development and the field thus abandoned. The developer of Parcel 1 is responsible for the filling/removal of the field as required by the City Engineer.
14. The developer shall record a reciprocal access, ingress, egress, and utility easement for all parcels 2-5.
15. The developer shall record an easement for access, ingress, egress to the commercial sites, Parcels 1 and 3.
16. The developer shall have utilities stubbed to the commercial parcels, Parcels 1 and 3.
17. Prior to recordation of the final map, the applicant shall coordinate with the Butte County Assessor's Office and Tax Collector to segregate any assessments against the properties and pay any delinquent, current, and future taxes and/or assessments against the properties as required.
18. At the time construction drawings for the appropriate phased portion of the development, off-site improvements are required, the following requirements shall be provided, including but not limited to:

A registered engineer shall prepare and submit the following information to the City Engineer and Gridley Department of Public Works for review and approval:

- a. Calculations identifying the estimated rate of peak stormwater runoff from the cross area of the undivided site and abutting streets - as they exist at the time of approval of the tentative subdivision map- during currently adopted design storm event. The calculations shall be prepared in a manner consistent with the Gridley Public Works Construction Standards, and with standard engineering practice.
- b. Construction details, plans and profiles, typical sections, specifications, and maintenance plans for any proposed stormwater detention facilities to be constructed to serve the parcels created by this subdivision.
- c. An assessment against the development and individual parcels shall be established to fund the on-going maintenance costs associated with any approved stormwater detention facilities, lighting, landscape, and drainage components as determined by the City Engineer.
- d. The design of surface detention facilities shall minimize use of the facility by mosquitoes for breeding by incorporating some or all of the features recommended by the Butte County Mosquito and Vector Control District.
- e. All drainage improvements shall be constructed in conformance with the Gridley Public Works Construction Standards, the City of Gridley Master Drainage Plan, and the details shown on approved construction plans. The developer shall have a registered engineer

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prepare and submit construction details, plans and profiles, typical sections, specifications, and cost estimates to the City Engineer for review and approval appropriate to the phasing of the development.

19. Telephone, cable television, and gas service shall be provided to all parcels and all units in the development in accordance with the Gridley Public Works Construction Standards, the Gridley Municipal Code, and the requirements of the agencies providing these services.
20. If any existing utilities must be relocated as a result of this subdivision, the agencies that own the facilities may require the developer to pay the cost of such relocations.
21. The lots shall be graded in conformance with the Gridley Public Works Construction Standards and the Gridley Municipal Code. Provide existing topo 100 feet beyond boundary and proposed finish grade contour lines both at 1 foot contour intervals. Show all existing public facilities within the 100-foot beyond the site boundary. The developer shall submit grading details, plans and specifications prepared by a registered engineer to the Department of Public Works for review and approval prior to the start of any work. Prior to any site work, grading, or underground work on site, a grading permit shall be applied for and granted by the city of Gridley.
22. The Applicant shall hold harmless the City, its Council Members, its Planning Commission, officers, agents, employees, and representatives from liability for any award, damages, costs and fees incurred by the City and/or awarded to the plaintiff in an action challenging the validity of this tentative subdivision map or any environmental or other documentation related to approval of this tentative subdivision map.
23. In order to mitigate noise impacts from on the residential development, the applicant shall erect a minimum 6'-high solid cmusplit face capped sound wall adjacent to the UPRR right of way to the acceptance of the improvements for the project.
24. Landscaping and irrigation shall be constructed throughout the development to the satisfaction of the Planning Director. A water audit is required prior to issuance of a certificate of occupancy. Provide Landscape Plan for frontage along SR 99 and throughout the development.
25. Provide utility plans for underground infrastructure including water distribution plan depicting proposed sizes and tie in locations; conceptual sewer plan, proposed sizes, slopes, sewer manholes and tie in locations; storm drain pipe locations. The developer shall identify if variances for underground crossings will require variances and be responsible for preparing all necessary forms and plats as required by the Department of Water Resources.
26. The applicant shall coordinate with Gridley Electric specific to the design needs. All new electric utilities shall be underground within subdivision.
27. The developer shall install fire hydrants in conformance with the requirements of the Uniform Fire Code. The number of hydrants installed, as well as the exact location and size of each hydrant and the size of the water main serving each hydrant, shall be as specified in the Code.

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28. Show proposed building setbacks for each building with the site development plans.
29. Street lighting shall be provided within the interior of the development. The lighting layout will be approved by the city and will have decorative acorn lighting. Decorative acorn lighting shall be located on both sides of the entry from SR 99 to the development.
30. Meet requirements of Reclamation District 2056 related to the rate of discharge into the existing facilities. The proposed development shall mitigate the increased stormwater runoff such that RD2056 facilities and properties served by the district aren't impacted due to the increased stormwater.

Reclamation District 2056 may review the drainage plan and analysis and be reimbursed by the applicant for any costs associated with their review to the district.

31. The applicant shall enter into a Subdivision Agreement in order to record the Final Map prior to all improvements constructed. The agreement is a document approved by Council resolution.
32. The applicant/developer may develop the subdivision in phases at the review and approval of the city.
33. All costs related for plan review, design, and improvement plan approval by city staff and/or consultants will be the responsibility of the applicant/developer at actual cost.
34. Install street name signs, traffic control signs, pavement markings and barricades as required in conformance with the Gridley Public Works Construction Standards, as required.
35. All fencing shall be reviewed and approved by the city of Gridley including fencing/wall design adjacent to the UPRR corridor, Butte Water District Canal, and RD 2056 as well as the property contiguous to the commercial sites. The City and the developer shall coordinate for the design of decorative fencing.
36. All residential structures shall provide a fire sprinkler system that meets or exceeds the requirements of the Fire Code.
37. The development shall provide an operable solar system sized to the expected demand. Plans showing the proposed solar design and technical data sheets shall be submitted to the Electric Department for review and approval prior to submitting to Butte County for a building permit. The solar array is preferred to be on the covered parking structures.
38. The applicant/developer is responsible for paying all costs for a third-party inspector during the construction of any or all phases of development, as determined by the City Engineer.
39. Construction practices shall conform to the standards adopted by the ButteCounty Air Quality Management District, which requires that 1) fugitive dust emissions related to construction of public improvements for the subdivision be controlled at all times, 2) all clearing, grading, earth moving or excavation activities must cease during periods of wind exceeding 15 miles per hour averaged over one hour, and 3) large off-road diesel equipment used for grading at the site must be maintained in good operating conditions.

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40. Note on a document to be recorded concurrently with the Final Map that agricultural spraying and keeping of livestock may occur on surrounding properties and that such agricultural uses are permitted by the zoning of those properties and will not be abated unless the zoning changes.
41. The project applicant shall conduct preconstruction surveys to determine if Sanford's arrowhead, Giant garter snake, Northern harrier, Swainson's hawk, Greater sandhill crane, Burrowing owl, and Silver-haired bat exist on the site. Should any of the listed be discovered, the applicant shall obtain the necessary approvals for Incidental Take from the CDFW.

Burrowing Owl

Within 14 days prior to any ground disturbing activities for each phase of construction, the project applicant shall retain a qualified biologist to conduct a preconstruction survey of the site, any off-site improvement areas, and all publicly accessible potential burrowing owl habitat within 500 feet of the project construction footprint. The survey shall be performed in accordance with the applicable sections CDFW Staff Report on Burrowing Owl Mitigation. The qualified biologist shall be familiar with burrowing owl identification, behavior, and biology, and shall meet the minimum qualifications for such preconstruction survey. If the survey does not identify any nesting burrowing owls on the site, further mitigation is not required for that phase unless activity ceases for a period in excess of 14 days in which case the survey requirements and obligations shall be repeated. If active burrowing owl dens are found within the survey area in an area where disturbance would occur, the project applicant shall implement measures as determined by the qualified biologist. During the breeding season (February 1 through August 31), the following measures will be implemented:

Disturbance-free buffers will be established around the active burrow. During the peak of the breeding season, between April 1 and August 15, a minimum of a 500-foot buffer will be maintained. Between August 16 and March 31, a minimum of a 150-foot buffer will be maintained. The qualified biologist will determine, in consultation with the City of Gridley Planning Division and CDFW, if the buffer should be increased or decreased based on-site conditions, breeding status, and non-project-related disturbance at the time of construction. Monitoring of the active burrow will be conducted by the qualified biologist during construction on a weekly basis to verify that no disturbance is occurring. After the qualified biologist determines that the young have fledged and are foraging independently, or that breeding attempts were not successful, the owls may be excluded in accordance with the non-breeding season measures below. Daily monitoring will be conducted for one week prior to exclusion to verify the status of owls at the burrow.

During the non-breeding season (September 1 to January 31), owls occupying burrows that cannot be avoided will be passively excluded consistent with Appendix E of the 2012 CDFW Staff Report: Within 24 hours prior to installation of one-way doors, a survey will be conducted to verify the status of burrowing owls on the site.

Passive exclusion will be conducted using one-way doors on all burrows suitable for burrowing owl occupation.

One-way doors shall be left in place a minimum of 48 hours to ensure burrowing owls have left the burrow before excavation.

While the one-way doors are in place, the qualified biologist will visit the site twice daily to monitor for evidence that owls are inside and are unable to escape. If owls are trapped, the device shall be reset and another 48-hour period shall begin. After a minimum of 48 hours, the one-way doors will be removed and the burrows will be excavated using hand tools to prevent reoccupation. The use of a pipe is recommended to stabilize the burrow to prevent collapsing until the entire burrow has been excavated

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and it can be determined that no owls reside inside the burrow. After the owls have been excluded, the excavated burrow locations will be surveyed a minimum of three times over two weeks to detect burrowing owls if they return. The site will be managed to prevent reoccupation of burrowing owls (e.g., disking, grading, manually collapsing burrows) until development is complete. If burrowing owls are found outside the project site during preconstruction surveys, the qualified bi-ologist shall evaluate the potential for disturbance. Passive exclusion of burrowing owls shall be avoided to the maximum extent feasible where no ground disturbance will occur. In cases where ground disturbance occurs within the no-disturbance buffer of an occupied burrow, the qualified bi-ologist shall determine in consultation with the City of Gridley Planning Division and CDFW whether reduced buffers, additional monitoring, or passive exclusion is appropriate.

Compensatory Mitigation, if Active Owl Dens are Present: If active burrowing owl dens are present and the project would impact active dens, the project applicant shall provide compensatory mitigation in accordance with the requirements of the CDFW. Such mitigation shall include the permanent protection of land, which is deemed to be suitable burrowing owl habitat through a conservation easement deeded to a non-profit conservation organization or public agency with a conservation mission, or the purchase of burrowing owl conservation bank credits from a CDFW-approved burrowing owl conservation bank. In determining the location and amount of acreage required for permanent protection, the project applicant, in conjunction with the City of Gridley Planning Division, shall seek lands that include the same types of vegetation communities and fossorial mammal populations found in the lost foraging habitat.

Swainson's Hawk

If project construction plans require ground disturbance that represents potential nesting habitat for migratory birds or other raptors including Swainson's hawk, the project contractor shall initiate such activity between September 1st and January 31st, outside the bird nesting season, to the extent feasible. If tree removal must occur during the avian breeding season (February 1st to August 31st), a qualified biologist shall conduct a survey for ground-nesting birds. The survey shall be conducted 14 days prior to the commencement of construction and include all potential ground-nesting sites and trees and shrubs within 75 feet of the entire project site. The findings of the survey shall be submitted to the City of Gridley Planning Department. If nesting passerines or raptors are identified during the survey within 75 feet of the project site, a 75-foot buffer around the ground nest or nest tree shall be fenced with orange construction fencing. If the ground nest or nest tree is located off the project site, then the buffer shall be demarcated as per above. The size of the buffer may be altered if a qualified biologist conducts behavioral observations and determines the nesting passerines are well acclimated to disturbance. If acclimation has occurred, the biologist shall prescribe a modified buffer that allows sufficient room to prevent undue disturbance/harassment to the nesting birds. Construction or earth-moving activity shall not occur within the established buffer until a qualified biologist has determined that the young have fledged (that is, left the nest) and have attained sufficient flight skills to avoid project construction zones, which typically occurs by July 15th. However, the date may be earlier or later, and would have to be determined by a qualified biologist. If a qualified biologist is not hired to watch the nesting passerines, then the buffers shall be maintained in place through the month of August and work within the buffer may commence September 1st.

Prior to the issuance of a grading permit, the dedication of land suitable for replacement Swainson's hawk foraging habitat shall be dedicated by the project applicant at a ratio of 1:1 for all existing unpaved areas within the project site. The location of the replacement foraging habitat shall be coordinated with, and approved by, the CDFW, and shall be acquired prior to development of the project site. Proof of CDFW approval shall be submitted to the City of Gridley Planning Department.

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Giant Garter Snake

During the pre-construction survey, the biologist shall investigate the site for habitat or evidence of the Giant Garter Snake on or proximate to the subject site. Protective fencing shall be erected on the north, east, and south property lines to mitigate migration into the site during construction.

42. The biologist shall submit a report documenting the site investigation and findings prior to the onset of construction activities. This includes any BMPs required by the General Construction Permit, clearing or grubbing, demolition of existing structures and/or roughgrading. The report shall be submitted to the City of Gridley Planning Department for review and acceptance of the findings of the biologic site review.
43. Prior to the commencement of construction, an archaeologist meeting the Secretary of the Interior's Professional Qualification Standards for prehistoric and historic archaeologist for the purpose of recording, protecting, or curating the discovery as appropriate shall be retained to conduct a survey of the site and a thorough records search. The archaeologist shall be required to submit to the Planning Department for review and approval a report of the findings and method of curation or protection of the resources. During construction, the developer shall submit plans to the Planning Department for review and approval which indicate (via notation on the improvement plans) that if historic and/or cultural resources are encountered during site grading or other site work, all such work shall be halted immediately within 100 feet and the developer shall immediately notify the Planning Department of the discovery. In such case, the developer shall be required, at their own expense, to retain the services of a qualified archaeologist.
44. If human remains, or remains that are potentially human, are found during construction, a professional archaeologist shall ensure reasonable protection measures are taken to protect the discovery from disturbance. The archaeologist shall notify the Butte County Coroner (per §7050.5 of the State Health and Safety Code). The provisions of §7050.5 of the California Health and Safety Code, §5097.98 of the California Public Resources Code, and Assembly Bill 2641 will be implemented. If the Coroner determines the remains are Native American and not the result of a crime scene, then the coroner will notify the Native American Heritage Commission (NAHC), which then will designate a Native American Most Likely Descendant (MLD) for the project (§5097.98 of the Public Resources Code). The designated MLD will have 48 hours from the time access to the property is granted to make recommendations concerning treatment of the remains. If the applicant does not agree with the recommendations of the MLD, the NAHC can mediate (§5097.91 of the Public Resources Code). If an agreement is not reached, the qualified archaeologist or most likely descendent must rebury the remains where they will not be further disturbed (§5097.98 of the Public Resources Code). This will also include either recording the site with the NAHC or the appropriate Information Center, using an open space or conservation zoning designation or easement, or recording a reinternment document with the county in which the property is located (AB 2641). Work cannot resume within the no-work radius until the City of Gridley, through consultation as appropriate, determine that the treatment measures have been completed to their satisfaction.
45. Prior to the start of construction activities, the project applicant shall submit a construction equipment inventory list to the City Engineer demonstrating compliance with U.S. EPA CARB, and BCAQD requirements. The list shall be updated if additional equipment will be used to ensure the compliance. The use of alternatively fueled construction equipment, such as hybrid electric or natural gas-powered equipment, would also be acceptable, given that such technologies are implemented to a level sufficient to achieve similar emission reductions.
46. Project noise-generating construction activities shall occur within the hours identified in Gridley Municipal Code.

ATTACHMENT 1
RESOLUTION NO. 2023-R-002

- 47. All noise-producing project equipment and vehicles using internal- combustion engines shall be equipped with manufacturers- recommended mufflers and be maintained in good working condition.
- 48. All mobile or fixed noise-producing equipment used on the project site that are regulated for noise by Title 7 of the Gridley Municipal Code, §17.74.030 and shall comply with such regulations while in the course of project activity.
- 49. Electrically powered equipment shall be used, where feasible, instead of pneumatic or internal-combustion-powered equipment.
- 50. Material stockpiles and mobile equipment staging, parking, and maintenance areas shall be located as far as practicable from noise-sensitive receptors.
- 51. Project area and site access road speed limits shall be established by conditions of approval to the project and enforced during the construction period in conjunction with MM 14.8 below.

I HEREBY CERTIFY that the foregoing resolution was duly introduced and passed at the regular City Council meeting of the City of Gridley held on the 6th day of February, 2023, by the following vote:

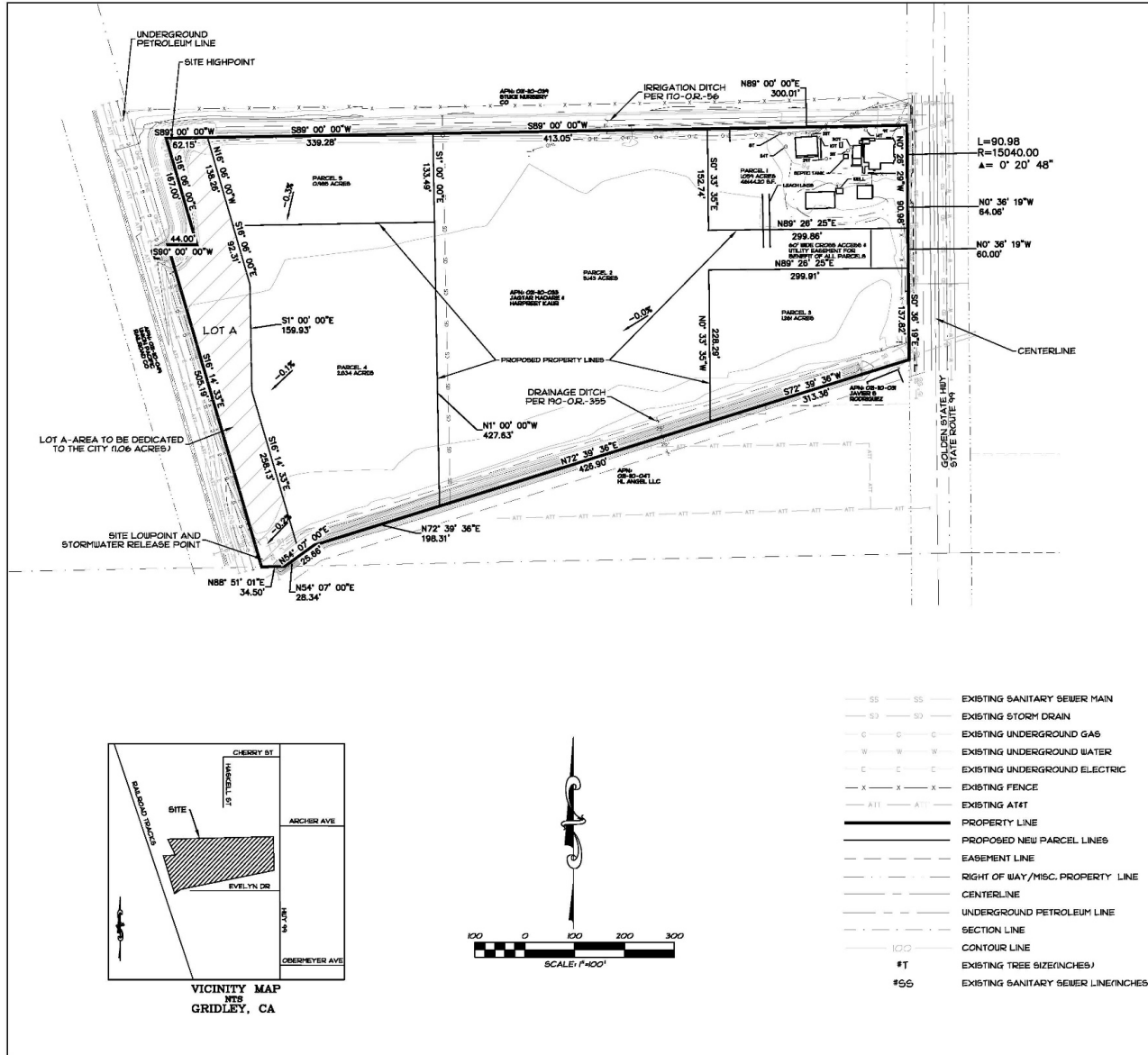
AYES:	COUNCIL MEMBERS	_____
NOES:	COUNCIL MEMBERS	_____
ABSTAIN:	COUNCIL MEMBERS	_____
ABSENT:	COUNCIL MEMBERS	_____

ATTEST:

APPROVE:

Cliff Wagner, City Clerk

Michael Farr, Mayor



NOTES

BASIS OF BEARINGS BETWEEN CAL TRANS MON. NO. 12-94 AND A RR SPIKE AS SHOWN ON 159-MAPS-72 BUTTE COUNTY RECORDS.

TENTATIVE MAP STATEMENTS:

I. MAP PREPARATION: PM 21-04

TENTATIVE SUBDIVISION MAP FOR GRIDLEY ORCHARD APARTMENTS SEPARATION OF LOT 1 OF THE ORCHARD INTO FIVE PARCELS

OWNER INFORMATION:
JAGTAR MADARE AND HARPREET KAUR
9701 POPULAR CT LIVE OAK, CA 95948

SUBDIVIDER: THE PACIFIC COMPANIES
430 E STATE ST #100, EAGLE, ID, 83626

PREPARED NOVEMBER 8, 2022

II. SUBDIVIDER'S OVERALL INTENT

EXISTING LOT:
APN# 021-80-033
HCC/MUCZ-HIGHWAY COMMERCIAL CORRIDOR MIXED USE
COMBINING ZONE
UNDEVELOPED/VACANT LAND
12.343 ACRES

PROPOSED PARCELS:
HCC/MUCZ-HIGHWAY COMMERCIAL CORRIDOR MIXED USE
COMBINING ZONE
PARCEL 1 1.079 ACRES
PARCEL 2 5.433 ACRES
PARCEL 3 1.281 ACRES
PARCEL 4 2.834 ACRES
PARCEL 5 0.985 ACRES
TOTAL: 12.882 ACRES

AREA TO BE DEDICATED TO CITY: 1.066 ACRES

PROPOSED PARCELS 2, 4 & 5 WILL HAVE SHARED NONEXCLUSIVE INGRESS/EGRESS & UTILITY ACCESS AGREEMENT. UTILITY EASEMENT WILL ALSO INCLUDE EXISTING LEACHLINES UNTIL ABANDONED.

IV. EXISTING TOPOGRAPHY

THERE IS AN EXISTING WELL ON THE SITE

THERE IS AN EXISTING SEPTIC TANK AND LEACH FIELDS ON THE SITE

THERE ARE EXISTING STRUCTURES

THERE IS AN EXISTING ORCHARD ON THE SITE

OFFSITE IMPROVEMENTS TO OCCUR AT SR 99

THE PROPERTY IS LOCATED IN ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON FLOOD INSURANCE RATE MAP CITY OF GRIDLEY, MAP NUMBER 06007C125E, MAP REVISED JANUARY 6, 2016.

SS	SS	EXISTING SANITARY SEWER MAIN
SD	SD	EXISTING STORM DRAIN
C	C	EXISTING UNDERGROUND GAS
W	W	EXISTING UNDERGROUND WATER
E	E	EXISTING UNDERGROUND ELECTRIC
X	X	EXISTING FENCE
AT1	AT1	EXISTING AT&T
---	---	PROPERTY LINE
---	---	PROPOSED NEW PARCEL LINES
---	---	EASEMENT LINE
---	---	RIGHT OF WAY/MISC. PROPERTY LINE
---	---	CENTERLINE
---	---	UNDERGROUND PETROLEUM LINE
---	---	SECTION LINE
---	---	CONTOUR LINE
#T		EXISTING TREE SIZE(INCHES)
#SS		EXISTING SANITARY SEWER LINE(INCHES)

City Council Item #7
Staff Report

Date: February 6, 2023
To: Mayor and City Council Members
From: Donna Decker, Planning Department

X	Regular
	Special
	Closed
	Emergency

Subject: Resolution 2023-R-004: Resolution to Enter into an Agreement with the County of Butte Related to Parcel Ownership and to Authorize the City Administrator to Administrate and Execute Agreements, and Contracts on Behalf of the City Council

Recommendation

Staff respectfully recommends the City Council adopt Resolution Number 2023-R-004 authorizing the City Administrator to execute agreements and contracts on behalf of the City Council.

Summary

On October 3, 2022, the City Council supported staff to pursue an agreement with Butte County to exchange lands of generally equal value for the benefit of expanding the Public Works Corporation Yard and to grant a parcel of land in the Industrial Park for the Maintenance Corporation Yard of Butte County. Butte County would proceed by constructing a facility that will provide better accommodation and meet its current and future maintenance responsibilities. The Butte County Board of Supervisors have considered this opportunity and also support the direction staff has been working towards for the benefit of both agencies.

A draft agreement, Attachment 2, is attached to this staff report for review. The City Attorney and City Administrator have both reviewed and found it acceptable prior to forwarding it to the City Council. The resolution for the City Administrator to act on behalf of the City Council is attached as Attachment 1. The plan the County is interested in developing is shown on Attachment 3.

Discussion

The Butte County Department of Public Works has a parcel located at 860 Cedar Street (010-123-007) contiguous to the south boundary of the of the City Public Works Corporation Yard. In February 2022, the city completed the process to purchase 235 Virginia Street to support the ongoing expansion and storage needs for maintenance equipment for the Public Works Department. The city currently owns all lots on the block surrounded by Laurel Street, Virginia Street, Kentucky Street and Cedar Street with the exception of the parcel at 860 Cedar Street currently owned by the County and the subject of the proposed agreement. Butte County contacted the city to determine what the process was to demolish and reconstruct their maintenance building on the site. The site has been described as being very small for their needs and they often need to park heavy equipment on the street.

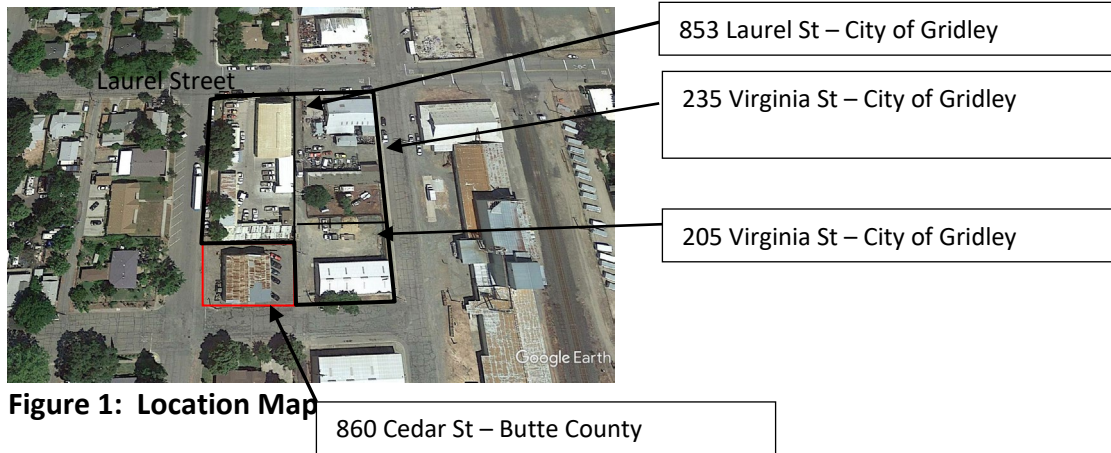


Figure 1: Location Map

Discussions began to determine if the county would be interested in developing a site in the Industrial Park Sports Complex.

On December 31, 2015, the Department of Finance approved the Long Range Property Management Plan for the divestment of capital assets for the lands within the former city of Gridley Redevelopment Agency.

- The City was approved to retain 37.5 acres for government and future government development and use.
- The remaining 33.62 acres are to be sold at fair market value.

The approximately 33.62 acres has been approved to be subdivided into six marketable parcels for the city to divest itself from its capital assets. Of the 37.5 acres retained for government and future government development, a 2.5-acre site was created within the reserved acreage to provide a site for Butte County in exchange for the site at 860 Cedar Street.

The Cedar Street site was appraised in May 2021 for the City’s purchase with a fee simple market value of \$15.45/square foot. The Industrial Park was recently appraised for the parcels with a value ranging from \$1.65 to \$2.05 per square foot. Utilizing the 2021 values would calculate a value of \$134,600 for the Butte County Cedar Street site; this does not include increase of property value from 2021 to 2023.

Utilizing the 2022 appraisal recently conducted for the Industrial Park, the 2.5-acre site valued at the predominant value of \$1.65/sf for other lots this size calculates a value of approximately \$179,685. It is considered that there are significant uncalculable benefits of the agreement in that heavy equipment will no longer be staged on a city right of way or on private properties adjacent to the Butte County Cedar Street parcel, heavy equipment would no longer travel on Downtown city streets, and the City would gain additional lands for its Corporation Yard. Additionally, the development of a site in the Industrial Park will spur continued buildout and provide the County with adequate lands for its expansion and easy movement from the south location outside of the Downtown area to provide its maintenance services without disturbing residential districts.

In lieu of payment, it may be determined the exchange could result in close to equal value for the property on Cedar Street for a parcel in the Industrial Park. Staff believes this is an agreement beneficial to both Agencies.

Public Notice

A notice was posted advertised in the Gridley Herald, posted at City Hall, made available at the Administration public counter, and placed on the City website for review.

Environmental Review

CEQA is not applicable; this is not a project.

Fiscal Impact

There is no fiscal impact at this time.

Compliance with City Council Strategic Plan or Budget Goals

The City Council and City staff are committed to provide the best possible financial practices, the highest possible transparency regarding all financial transactions, and attracting and retaining the most effective, customer focused workforce possible.

Attachments

Resolution No. 2023-R-004

Draft Agreement

Tentative Map

A RESOLUTION AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE AGREEMENTS AND CONTRACTS ON BEHALF OF THE CITY COUNCIL OF THE CITY OF GRIDLEY RELATED TO THE PROPERTY EXCHANGE FOR LANDS OWNED BY THE CITY OF GRIDLEY AND BUTTE COUNTY

WHEREAS, the City of Gridley is the owner of approximately 37.5 acres of land formerly a part of the Redevelopment Agency; and,

WHEREAS, on December 29, 2015, the Department of Finance, State of California, approved the retention of said acres to be used for government and future government development with the remainder to be divested in accordance with the terms of the approved Long Range Property Management Plan; and,

WHEREAS, the City has subdivided the retained area to provide an approximately 2.5 acre parcel for government use; and,

WHEREAS, Butte County has a parcel located at 860 Cedar Street, APN 010-123-007; and,

WHEREAS, the values of said parcels are comparable to effect a transfer of interests, one to the other benefitting both Agencies equally.

NOW, THEREFORE, BE IT RESOLVED:

1. The City of Gridley authorizes the City Administrator to execute agreements and contracts on behalf of the City Council for the transfer of the 2.5-acre parcel owned by the City of Gridley to Butte County and the 0.2 acre parcel located at 860 Cedar Street owned by Butte County to the City of Gridley.

I HEREBY CERTIFY that the foregoing resolution was introduced, passed, and adopted by the City Council of the City of Gridley at a regular meeting held on the 6th day of February, 2023 by the following vote:

AYES: AGENCY MEMBERS _____

NOES: AGENCY MEMBERS _____

ABSTAIN: AGENCY MEMBERS _____

ABSENT: AGENCY MEMBERS _____

ATTEST:

APPROVE:

Clifford Wagner, City Clerk

Michael Farr, Mayor

**REAL PROPERTY CONVEYANCE AGREEMENT
AND JOINT ESCROW INSTRUCTIONS
COUNTY OF BUTTE
and
CITY OF GRIDLEY**

This Real Property Conveyance Agreement and Joint Escrow Instructions, hereinafter "Agreement", with a reference date of November 15, 2022, hereinafter "Reference Date", is entered into by and between the County of Butte, a political subdivision of the State of California, through its Public Works Department, hereinafter "County", and the City of Gridley, hereinafter "City". County and City may be individually referred to as "Party" or collectively referred to as "Parties".

RECITALS

Whereas, County owns certain real property together with appurtenances, including a warehouse of approximately 3,773 square feet, thereto commonly known as the Butte County Gridley Public Works Yard, situate in the County of Butte, State of California, identified by Assessor Parcel Number 010-123-007 with street address of 860 Cedar Street, Gridley, California, hereinafter "Cedar Parcel"; and

Whereas, the Cedar Parcel, comprised of approximately 0.2 acres, is more clearly depicted on Exhibit A – Cedar Parcel Map and more clearly defined on Exhibit B – Cedar Parcel Legal Description, both of which are incorporated herein; and

Whereas, City owns certain unimproved real property in the process of completing subdivision spanning assessor parcel numbers: 021-270-040, 021-270-042, 021-270-041 and 021-240-027 located in Gridley, California, known as the Industrial Sports Complex; and

Whereas, within the Industrial Sports Complex, PARCEL 9, hereinafter "Independence Parcel", is comprised of approximately 2.5 acres located on the easterly portion of Parcel 7, north of and contiguous to the terminus of Paradise Way, and is more clearly depicted as a western portion of "PARCEL 8" on Exhibit E – Independence Parcel Map and more clearly defined in Exhibit F-Independence Parcel Legal Description, both of which are incorporated herein; and

Whereas, the Cedar Parcel, on the corner of Cedar and Kentucky Streets abuts City owned real property on two sides and benefits the City to incorporate the Cedar Parcel into the real property holdings of the City and wishes the County to transfer the Cedar Parcel to the City; and

Whereas, the City, as a part of the subdivision process, is required to divest the City owned Independence Parcel from the City and desires to transfer Independence Parcel to the County; and

Now Therefore, for good and valuable consideration, the receipt and adequacy of which are hereby acknowledged the Parties agree to the following terms and conditions stated herein.

1. GENERAL TERMS OF CONVEYANCE

1.1. Full Execution and Date of Full Execution:

- 1.1.1. This Agreement shall be deemed Fully Executed when signed by all of the Parties to this Agreement.
- 1.1.2. The Date of Full Execution shall be the date upon which the last Party to the Agreement signs.

1.2. Escrow Holder, Joint Escrow Instructions, Closing and Termination:

- 1.2.1. Bidwell Title in Chico, California, shall serve as the escrow holder for the transactions defined herein.
- 1.2.2. Within ten (10) days of full execution of this Agreement, to open escrow, County shall deliver a fully executed copy of this Agreement to the escrow holder.
- 1.2.3. This Agreement also constitutes the joint escrow instructions of the Parties that the escrow holder will use along with any related amendments and supplemental escrow instructions.
- 1.2.4. Parties shall execute supplemental escrow instructions, documents and forms provided by escrow holder that are reasonably necessary to close escrow. In the event of any conflict between the terms of this Agreement and such supplemental escrow instructions, the terms of this Agreement shall control.
- 1.2.5. Close of Escrow:
 - 1.2.5.1. The Parties shall make every effort to close escrow on or before January 31, 2023.
 - 1.2.5.2. In the event the Parties are unable to close escrow by January 31, 2023 or unless terminated, the close of escrow will automatically extend without amendment to this Agreement.
- 1.2.6. Successful Closing of Escrow:
 - 1.2.6.1. Concurrent with section 1.2.6.2 of this Agreement, County shall receive a deed conveying fee title to the Independence Parcel. Fee title conveyance shall be free and clear of any liens or encumbrances except for those items that are to be taken subject to and approved in writing by County prior to close of escrow.
 - 1.2.6.2. Concurrent with section 1.2.6.1 of this Agreement, City shall receive a deed conveying fee title to the Cedar Parcel. Fee title conveyance shall be free and clear of any liens or encumbrances except for those items that are to be taken subject to and approved in writing by City prior to close of escrow.
- 1.2.7. Unsuccessful Closing of Escrow:
 - 1.2.7.1. Should the Parties mutually agree to rescind and/or terminate this Agreement and cancel the escrow, written instructions signed by both Parties shall be delivered to the escrow holder.
 - 1.2.7.2. If either the Cedar Parcel or the Independence Parcel does not convey, neither Parcel will convey.
- 1.2.8. Allocation of Costs:
 - 1.2.8.1. Parties shall each pay fifty percent (50%) of escrow fees
 - 1.2.8.2. County shall pay for any analysis, reports or inspections that County may order or require.

- 1.2.8.3. City shall pay for any analysis, reports or inspections that City may order or require.
- 1.2.8.4. No further compensation is due City by County and no further compensation is due County by City.

1.3. “As-Is-Where-Is”:

EXCEPT AS OTHERWISE PROVIDED IN THIS AGREEMENT, COUNTY HAS AGREED: (1) THE CEDAR PARCEL SHALL BE TRANSFERRED, AND CITY SHALL ACCEPT POSSESSION OF THE CEDAR PARCEL UPON THE CLOSE OF ESCROW ON AN “AS-IS-WHERE-IS” BASIS; (2) COUNTY HAS MADE NO REPRESENTATIONS OR WARRANTIES WHETHER EXPRESSED OR IMPLIED REGARDING THE CEDAR PARCEL, THE USE, THE INTENDED USE, THE CONDITION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE OF THE CEDAR PARCEL OR ANY AMENITIES OR IMPROVEMENTS THEREON (INCLUDING WITHOUT LIMITATION ANY WARRANTY RELATING TO THE VALUE, NATURE OR CONDITION OF THE CEDAR PARCEL, OR THE SUBSURFACE OF THE CEDAR PARCEL, ITS SUITABILITY FOR CITY PURPOSES OR THE STATUS OF THE CEDAR PARCEL UNDER LOCALLY APPLICABLE LAW) EXCEPT THOSE WHICH ARE SPECIFICALLY STATED IN THIS AGREEMENT.

FURTHER, THE PARTIES AGREE, THAT THE CEDAR PARCEL WILL BE TRANSFERRED “AS-IS-WHERE-IS” AND WITH ALL FAULTS, WITH NO RIGHT OF SET-OFF OR ADDITIONAL FUNDING, AND SUCH TRANSFER WILL BE WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND, EXPRESS OR IMPLIED (INCLUDING, WITHOUT LIMITATION, WARRANTY OF INCOME POTENTIAL, OPERATING EXPENSES, USES, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE), AND COUNTY DISCLAIMS AND RENOUNCES ANY SUCH REPRESENTATION OR WARRANTY.

EXCEPT AS OTHERWISE PROVIDED IN THIS AGREEMENT, CITY HAS AGREED: (1) THE INDEPENDENCE PARCEL SHALL BE TRANSFERRED, AND COUNTY SHALL ACCEPT POSSESSION OF THE INDEPENDENCE PARCEL UPON THE CLOSE OF ESCROW ON AN “AS-IS-WHERE-IS” BASIS; (2) CITY HAS MADE NO REPRESENTATIONS OR WARRANTIES WHETHER EXPRESSED OR IMPLIED REGARDING THE INDEPENDENCE PARCEL, THE USE, THE INTENDED USE, THE CONDITION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE OF THE INDEPENDENCE PARCEL OR ANY AMENITIES OR IMPROVEMENTS THEREON (INCLUDING WITHOUT LIMITATION ANY WARRANTY RELATING TO THE VALUE, NATURE OR CONDITION OF THE INDEPENDENCE PARCEL, OR THE SUBSURFACE OF THE INDEPENDENCE PARCEL, ITS SUITABILITY FOR COUNTY PURPOSES OR THE STATUS OF THE INDEPENDENCE PARCEL UNDER LOCALLY APPLICABLE LAW) EXCEPT THOSE WHICH ARE SPECIFICALLY STATED IN THIS AGREEMENT.

FURTHER, THE PARTIES AGREE, THAT THE INDEPENDENCE PARCEL WILL BE TRANSFERRED “AS-IS-WHERE-IS” AND WITH ALL FAULTS, WITH NO RIGHT OF SET-OFF OR ADDITIONAL FUNDING, AND SUCH TRANSFER WILL BE WITHOUT

REPRESENTATION OR WARRANTY OF ANY KIND, EXPRESS OR IMPLIED (INCLUDING, WITHOUT LIMITATION, WARRANTY OF INCOME POTENTIAL, OPERATING EXPENSES, USES, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE), AND CITY DISCLAIMS AND RENOUNCES ANY SUCH REPRESENTATION OR WARRANTY.

2. DISCLOSURES

- 2.1. County shall continue, through the close of Escrow, to disclose facts pertinent to City that could reasonably affect City's decision to acquire or improve the Cedar Parcel.
- 2.2. City shall continue, through the close of Escrow, to disclose facts pertinent to County that could reasonably affect County's decision to acquire or improve the Independence Parcel.

3. CONTINGENCIES

3.1. County Contingencies:

- 3.1.1. May include other inspections deemed necessary by County.
- 3.1.2. This Agreement to convey the Cedar Parcel to City shall remain contingent on final approval by the Butte County Board of Supervisors in a regular and open Board of Supervisors Meeting to declare the Cedar Parcel as surplus to the needs of the County, approve the conveyance of the Cedar Parcel to City by execution of this Agreement and authorize staff to close the escrow.

3.2. City Contingencies:

- 3.2.1. May include other inspections deemed necessary by City.
- 3.2.2. This Agreement to convey the Independence Parcel to County shall remain contingent on final approval by the City of Gridley Council to approve the conveyance of the Independence Parcel to County by execution of this Agreement and authorize staff to close the escrow.

4. RELEASE, POSSESSION AND PERMITTING

4.1. Release

- 4.1.1. Upon the Close of Escrow, County hereby waives, releases, acquits, and forever discharges City, it's agents, directors, officers, and employees, to the maximum extent permitted by law, of and from any and all claims, actions, causes of action, demands, rights, liabilities, damages, losses, costs, expenses, or compensation whatsoever, direct or indirect, known or unknown, foreseen or unforeseen, that it now has or that may arise in the future because of or in any way growing out of or connected with this Agreement or the Independence Parcel (including, without limitation, the condition of the Independence Parcel), except matters arising from City's fraud or intentional misrepresentation.
- 4.1.2. Upon the Close of Escrow, City hereby waives, releases, acquits, and forever discharges County, it's agents, directors, officers, and employees, to the maximum extent permitted by law, of and from any and all claims, actions, causes of action, demands, rights, liabilities, damages, losses, costs, expenses, or compensation whatsoever, direct or indirect, known or unknown, foreseen or unforeseen, that it now has or that may arise in the future because of or in any way growing out of or connected with this Agreement or the Cedar Parcel (including, without limitation, the

condition of the Cedar Parcel), except matters arising from City's fraud or intentional misrepresentation.

4.2. Possession

4.2.1. County shall have access and rights of occupancy to Independence Parcel immediately upon successful close of escrow.

4.2.2. County shall

4.2.2.1. Within one-hundred-twenty (120) days of successful close of escrow, vacate all personal property from Cedar Parcel and provide City with access and keys to the warehouse. County may require and request an extension which shall not be denied unreasonably.

4.2.2.2. For the period between successful close of escrow and vacating Cedar Parcel, continue providing insurance on Cedar Parcel as required in Exhibit G - County Insurance Requirements.

4.3. Permitting, Design and Construction of Independence Parcel

4.3.1. County intends to:

4.3.1.1. Subsequent to successful close of escrow, develop the Independence Parcel with temporary improvements in a manner similar to conceptual plans depicted in Exhibit C - Independence Parcel Conceptual Short Term Plan.

4.3.1.2. Within five (5) years begin design and construction of permanent site and facility improvements in a manner similar to conceptual plans depicted in Exhibit D - Independence Parcel Conceptual Long Term Plan.

4.3.2. Once the close of escrow process is complete, the County shall be the Agency Having Jurisdiction and be responsible for permitting site and facility improvements on Independence Parcel.

4.3.3. During the design and facility construction process, the County shall make every effort to collaborate with City to ensure consistency with the design elements desired by the City.

5. OTHER TERMS AND CONDITIONS

5.1. Waiver and Dispute Resolution and Governing Law:

5.1.1. The waiver of any breach shall not be construed as a continuing waiver of the same breach or a waiver of any subsequent breach.

5.1.2. This Agreement and any other subsequent amendments hereto, shall be governed by and construed in accordance with the laws of the State of California and the County of Butte.

5.1.3. The Parties agree that any dispute or claim in law or equity arising between them out of this Agreement or any resulting transaction shall be mediated in accordance with California State Law.

5.1.4. Those items that shall be excluded from mediation include a judicial or non-judicial foreclosure, or other action or proceeding to enforce a deed of trust or mortgage, an unlawful detainer action, the filing or enforcement of a mechanics lien and any matter that is within the jurisdiction of a probate, small claims or bankruptcy court.

5.2. Severability of Provisions:

If any provision of this Agreement is held to be ineffective or invalid, the remaining provisions will nevertheless be given full force and effect.

5.3. Amendment:

This Agreement nor any provision in it, may be neither extended, amended, modified, altered nor changed, except in writing signed by the Parties.

5.4. Entire Agreement:

All understandings between the Parties are incorporated into this Agreement and intended by the Parties to be the final and complete expression of their covenant and may not be contradicted by evidence of any prior agreement or contemporaneous oral agreement. This Agreement shall be binding upon, and inure to the benefit of the Parties and their successors, heirs and assigns.

5.5. Counterparts: This Agreement and any amendments hereto may be executed in any number of counterparts and by each Party in separate counterparts, each of which when so executed and delivered shall be deemed an original and all of which taken together shall constitute one and the same instrument.

5.6. Loss, Destruction and Condemnation: The Parties agree that, if, before the County transfers legal title or possession of the Cedar Parcel, all or a material part of the Cedar Parcel is destroyed without fault of the County, or is taken by eminent domain by any governmental entity, the City shall be entitled to terminate its obligations under this Agreement by written notice to County and County shall not have the right to enforce this Agreement against the City. If, the City does not elect to terminate this Agreement, then the City may proceed to close as provided herein with an assignment as applicable by County of all County's rights, title and interest in and to any such eminent domain awards and proceeds. County will promptly notify the City in writing of any eminent domain proceedings affecting the Cedar Parcel.

5.7. Notices: Notifications to the Parties shall be in writing and may be served by mail, courier, email or facsimile to the following destinations or as designated in writing by the Parties:

Authority: The Parties executing this Agreement and the instruments referenced herein on behalf of the County and the City have the legal power, right and actual authority to bind the Parties to the terms and conditions hereof.

5.9. Non-Discrimination: There shall be no discrimination against or segregation of, any person or group of persons on account of race, color, creed, religion, sex, sexual orientation, age, disability, marital status, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the Parties, or any person claiming under or through the Parties, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use or occupancy of tenants, lessees, subtenants or vendees in the land.

5.10. Time is of the Essence: Time is of the essence with respect to all provisions of this Agreement.

[REMAINDER OF PAGE LEFT BLANK INTENTIONALLY]

IN WITNESS WHEREOF, the Parties hereto, duly authorized, have executed this Agreement as of the last date written below.

COUNTY

CITY

Cliff Wagner Date
City Administrator

Reviewed As To Form
Butte County Counsel

Reviewed As To Form

Brad J. Stephens Date
Butte County Counsel

Anthony Galyean Date
City Attorney

Joshua Pack Date
Director – Public Works

Exhibit A – Cedar Parcel Map

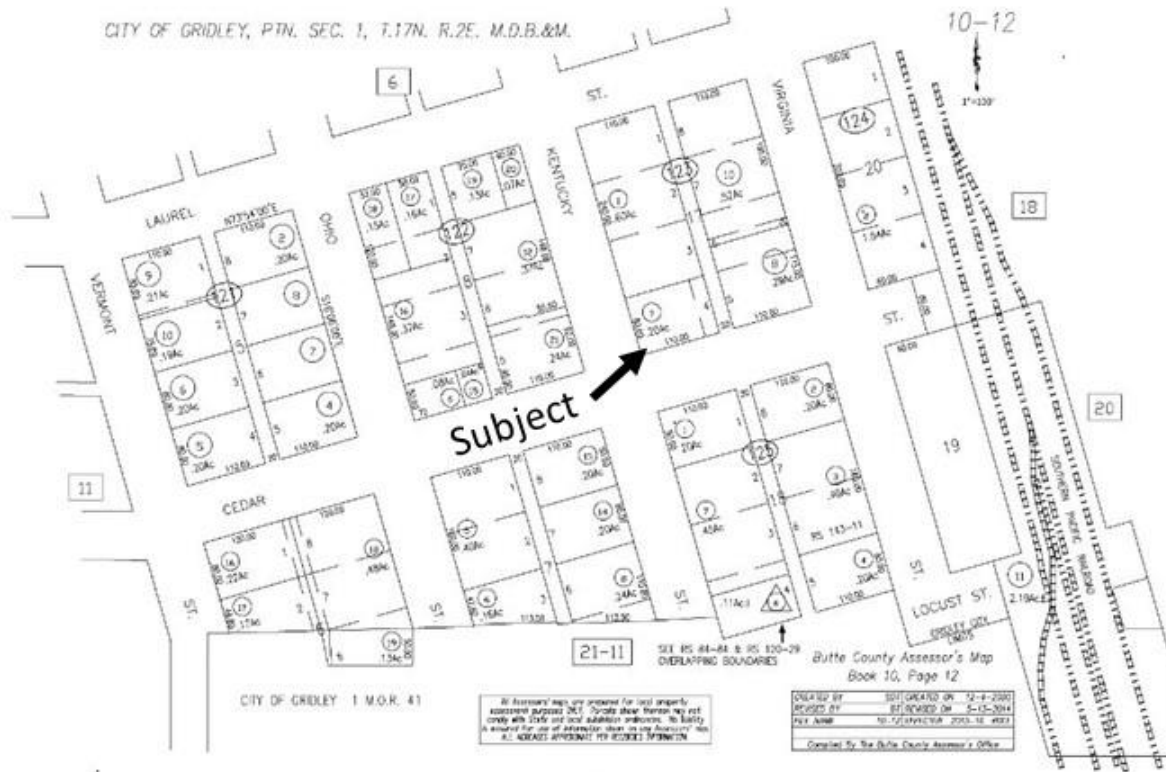


Exhibit B – Cedar Parcel Legal Description

ALL THAT CERTAIN REAL PROPERTY SITUATE IN THE COUNTY OF BUTTE, STATE OF CALIFORNIA, LYING WITHIN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 17 NORTH, RANGE 2 EAST, M.D.B. & M., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT NUMBER FOUR (4) OF BLOCK NUMBER SEVENTEEN (17), AS SHOWN ON THAT CERTAIN MAP ENTITLED, “MAP OF THE TOWN OF GRIDLEY, BUTTE COUNTY, CALIFORNIA”, WHICH MAP WAS RECORDED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF BUTTE ON FEBRUARY 27, 1878 AS BOOK 1 OF MAPS PAGE 41.

Exhibit C Independence Parcel Conceptual Short Term Plan

The purpose of the short-term conceptual plan for Parcel 9 is to document Butte County's aspirations for the parcel and provide conceptual design guidance to establish a temporary working maintenance facility. This conceptual plan will highlight the key features needed to make this parcel into a temporary home for the Gridley Maintenance Crews until a permanent facility is constructed.

The short-term conceptual plan for the parcel includes the following:

- Temporary office trailer
- Temporary small tool equipment storage.
- Placement of temporary surfacing for employee parking and equipment storage
- Temporary fencing installed on all or a portion of Parcel9.
- Installation of temporary lighting for security.

Exhibit D – Independence Parcel Conceptual Long Term Plan

The purpose of the long-term conceptual plan for Parcel 9 is to document Butte County’s aspirations for the parcel and provide conceptual design guidance to establish a permanent working maintenance facility. This conceptual plan will highlight the key features of the permanent facility and provide a timeline for construction.

The long-term conceptual plan for the parcel includes the following:

- Office space
- Shop area for equipment maintenance and storage.
- Equipment storage and parking area
- Material storage area
- Installation of chain-link fence along the perimeter of Parcel 9
- Installation of a security system with lighting.
- Paved parking area for employees
- Landscaped street frontage
- Onsite storm water retention
- Aesthetic building features that are consistent with other improvements within the industrial complex.

Conceptual layout for the improvements is provided on the next page along with a front elevation view of the proposed building.

Butte County’s proposed development schedule for Parcel9:

- | | |
|---|---------------|
| • Solicit Architectural and Engineering Services | December 2022 |
| • Award Architectural and Engineering Services | February 2023 |
| • Conceptual plan complete | July 2023 |
| • Design development / completion of construction documents | |
| • Procurement of building permits | December 2023 |
| • Advertise Project | January 2024 |
| • Award of Project by Board of Supervisors | March 2024 |
| • Contract Execution | April 2024 |
| • Start Construction | June 2024 |
| • Finish construction | December 2024 |
| • County crews occupy building | January 2025 |

Exhibit E – Independence Parcel Map

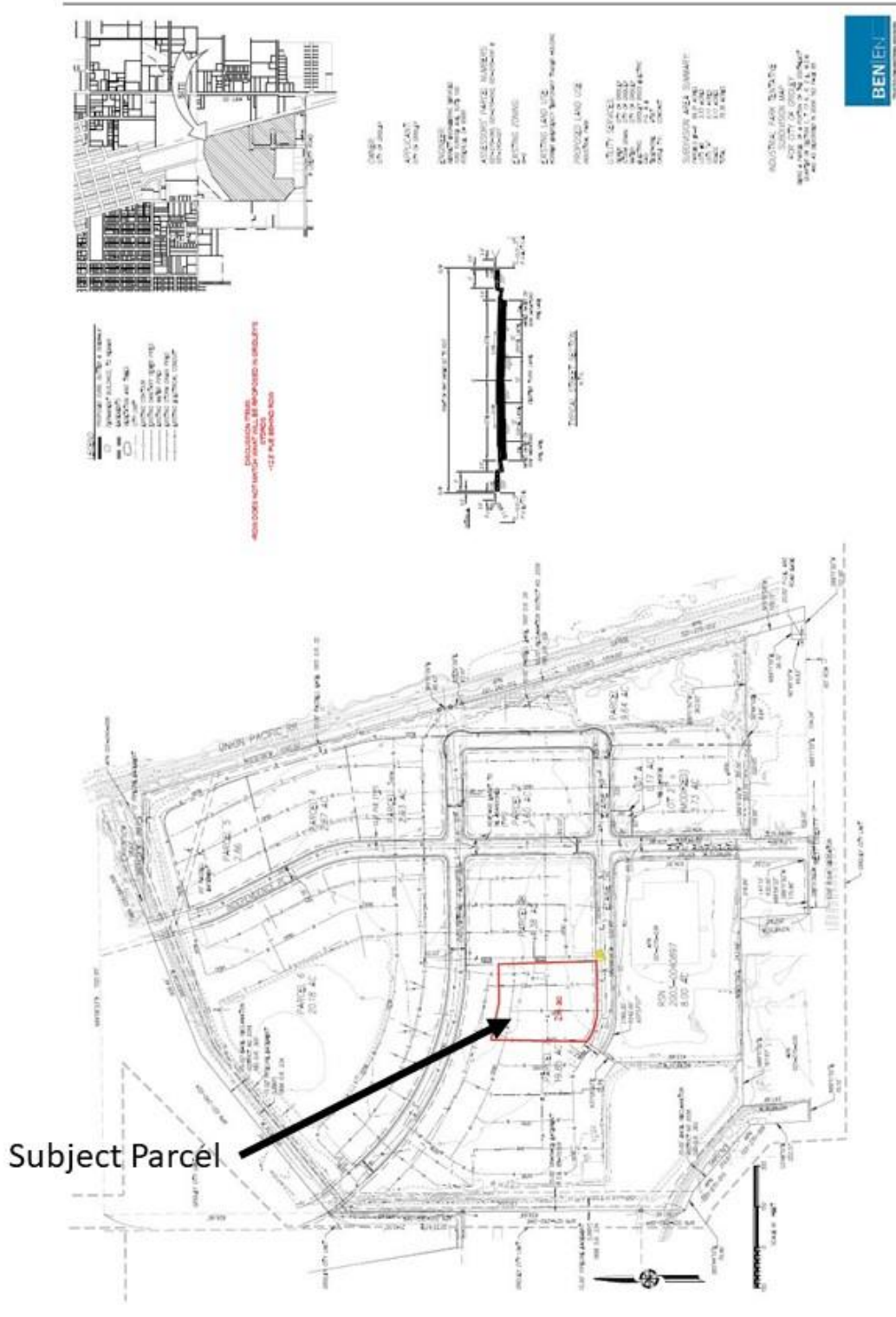


Exhibit F – Independence Parcel Legal Description

Exhibit G – County Insurance Requirements

Upon close of escrow but before COUNTY vacates premises on Cedar Street, COUNTY hereby agrees to insure the Cedar Street site in the same manner and amounts as it does other properties it owns.

Neither CITY nor any officer, employee or volunteer thereof is responsible for any damage or liability occurring by reason of anything done or omitted to be done by COUNTY under or in connection with any work, authority or jurisdiction delegated to COUNTY under this Agreement. It is understood and agreed that, pursuant to Government Code Section 895.4, COUNTY shall fully defend, indemnify and save harmless CITY, its officers, employees and volunteers from all claims, suits, or actions of every nature, kind and description brought for or on account of injury (as defined in Government Code Section 810.8) occurring by reason of anything done or omitted to be done by COUNTY under or in connection with any work, activity or jurisdiction delegated to COUNTY under this Agreement.

Neither COUNTY nor any officer, employee or volunteer thereof is responsible for any damage or liability occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, activity or jurisdiction delegated to CITY under this Agreement. It is understood and agreed that, pursuant to Government Code Section 895.4, CITY shall fully defend, indemnify and save harmless COUNTY, its officers, employees and volunteers from all claims, suits, or actions of every nature, kind and description brought for or on account of injury (as defined in Government Code Section 810.8) occurring by reason of anything done or omitted to be done by CITY under or in connection with any work, authority or jurisdiction delegated to CITY under this Agreement.

City Council Item #8
Staff Report

Date: February 6, 2023
To: Chair and Planning Commissioners
From: Donna Decker, Planning Department

X	Regular
	Special
	Closed
	Emergency

Subject: Resolution No. 2023-R-005: General Plan Amendment to amend the land use designation from the various residential land use designations of Residential, Very Low Density, Residential, Low Density, Residential, Medium Density, Residential, High Density 1, and Residential, High Density 2 to Residential providing consistency related to recent state legislation supporting increased housing densities in all zones creating non-conformance to the General Plan. (City wide)

Recommendation

Staff respectfully recommends the City Council adopt Resolution No. 2023-R-005 amending the General Plan.

Summary

Recent State legislation has continued to ratify new laws to promote the development of housing. These bills have allowed overall density increases that creates an inconsistency with the existing General Plan land use designations particularly in the Residential, Very Low and Residential, Low, land use designations. The purpose of the General Plan is to provide broad over-arching land use designations that are then more defined by Zoning and Title 17, Gridley Municipal Code for uses and allowable land use density. This action would remove all inconsistency from the zoning and General Plan land use designations.

Discussion

The proposed General Plan amendment will revise the detailed residential land use designations such that developments proposed that meet zoning designations will be consistent and further amendment would not be required. Due to recent legislation in support of increased density allowances in new and existing single-family to multi-family developments, densities may become inconsistent for existing neighborhoods. Examples include:

- Staff level review allowing existing residential lots to be split into two parcels;
- Allowance for by-right Accessory Dwelling Units (ADU = Second Units)

Additionally, the city created four designations for single-family residential to legalize existing Downtown lot sizes. The creation of smaller lots is supported by State legislation to create more housing to meet our RHNA (Regional Housing Needs Assessment). The mixed lot sizes also creates better neighborhoods and can serve all market levels.

This, combined with the existing four, single-family residential zoning districts to legalize all lots in the existing Gridley core area and the use of these designations for new housing developments has created an unintended consequence of inconsistent zoning to General Plan land use designations. Each project then requires a General Plan Amendment. The state allows only four such amendments.

Legislation

As in previous years, the California Legislature passed a large volume of laws related to housing in the 2021 legislative session. Some of the laws that the Legislature passed and that Gov. Gavin Newsom has signed into law, grouped into following categories:

- Single-Family Homes and Lots Zoned for Single-Family Residences
- Density
- Streamlining Housing Approvals
- Covenants, Conditions and Restrictions (CC&Rs)
- Equity, Fair Housing and Below Market Rate (BMR) Housing
- Planning and Housing Element Law
- Costs of Housing Production
- Surplus Lands

Various bills in support of streamlining and increasing housing in California have been passed, as noted above, in recent years. As an example, SB9 is a supportive housing bill to allow single family homes to be renovated into duplexes and to allow existing lots to be subdivided as a non-discretionary action (staff level review). These projects subdivide a lot with or without buildings from one lot to two effectively doubling the density over time. In addition, these lots are also allowed to have a second-unit (aka accessory dwelling unit) as well. Therefore a lot can end up having a total number of six units where there was one.

The General Plan Amendment will depict all residential lands as one category--Residential. The determination of density would be through the zoning land use designation.

Planning Commission

On July 20, 2022 the Planning Commission was presented with the opportunity to consider a General Plan Amendment to designation all lands as "Residential" and rely on Title 17, Zoning, of the Gridley Municipal Code to define the density and use of the residential districts, similar to other land use designations.

On November 16, 2022 the Planning Commission reviewed the proposed General Plan Amendment. Mr. Coughlin had pointed out during the public comment period that the General Plan land use designations should be memorialized to ensure the approved land uses in the General Plan were adhered to. In response, the Planning Commission supported forwarding an ordinance to pre-zone the areas to reflect the existing General Plan land use designations. The pre-zoning will be presented to the City Council at a future date.

Environmental Review

The project is exempt from further CEQA analysis because there is no change in land uses analyzed at the time the General Plan was adopted based upon the Draft and Final Environmental Impact Report.

Public Notice

A notice was posted in the Gridley Herald 10 days in advance of the City Council meeting, posted at City Hall, made available at the Administration public counter, and placed on the city website for review.

Attachments

Resolution No. 2023-R-005 General Plan Amendment
Legislation

**ATTACHMENT 1
RESOLUTION NO. 2023-R-005**

GENERAL PLAN AMENDMENT TO AMEND THE LAND USE DESIGNATION FROM THE VARIOUS RESIDENTIAL LAND USE DESIGNATIONS OF RESIDENTIAL, VERY LOW DENSITY, RESIDENTIAL, LOW DENSITY, RESIDENTIAL, MEDIUM DENSITY, RESIDENTIAL, HIGH DENSITY 1, AND RESIDENTIAL, HIGH DENSITY 2 TO RESIDENTIAL PROVIDING CONSISTENCY RELATED TO RECENT STATE LEGISLATION SUPPORTING INCREASED HOUSING DENSITIES IN ALL ZONES CREATING NON-CONFORMANCE TO THE GENERAL PLAN. (CITY WIDE)

WHEREAS, the Planning Commission held publicly noticed hearings on July 20, 2022 and November 16, 2022 regarding an amendment to the General Plan land use designations from the various residential designations to residential; and,

WHEREAS, at the close of the November 16, 2022 public hearing, the Planning Commission recommended that the City Council approve the amendment of the General Plan land use designation citywide from the various residential designations to “Residential” in response to state legislation increasing residential density; and,

WHEREAS, the City Council reviewed the recommendation of the Planning Commission at its February 6, 2023 public hearing finding the amendment to the General Plan land use designation is consistent with the 2030 General Plan; and,

WHEREAS, the City Council recognizes that there is no environmental analysis needed in that the amendment is consistent with the intent of the 2030 Environmental Impact Report adopted on December 4, 2009.

NOW, THEREFORE, BE IT RESOLVED:

1. The City Council of the City of Gridley amends the General Plan land use designations citywide from the various designations of Residential, Very Low Density; Residential, Low Density; Residential, Medium Density; Residential, High Density 1; and, Residential, High Density 2, to Residential, Citywide.
2. The City Council of the City of Gridley acknowledges there is no environmental analysis needed in that the amendment is consistent with the intent of the 2030 Environmental Impact Report adopted on December 4, 2009.
3. The General Plan Map of the City of Gridley on file with the City Clerk, designating and dividing the City into land use districts, is hereby amended, in accordance with the attached Exhibit A.

RESOLUTION NO. 2023-R-005

I HEREBY CERTIFY that the foregoing resolution was introduced, passed, and adopted by the City Council of the City of Gridley at a regular meeting held on the 6th day of February, 2023 by the following vote:

AYES: COUNCIL MEMBERS _____

NOES: COUNCIL MEMBERS _____

ABSTAIN: COUNCIL MEMBERS _____

ABSENT: COUNCIL MEMBERS _____

The undersigned City Clerk and Mayor of the City of Gridley, do hereby attest and certify that the forgoing is a true and full copy of a resolution of the City of Gridley adopted at a duly convened meeting on the date above-mentioned, which has not been altered, amended or repealed.

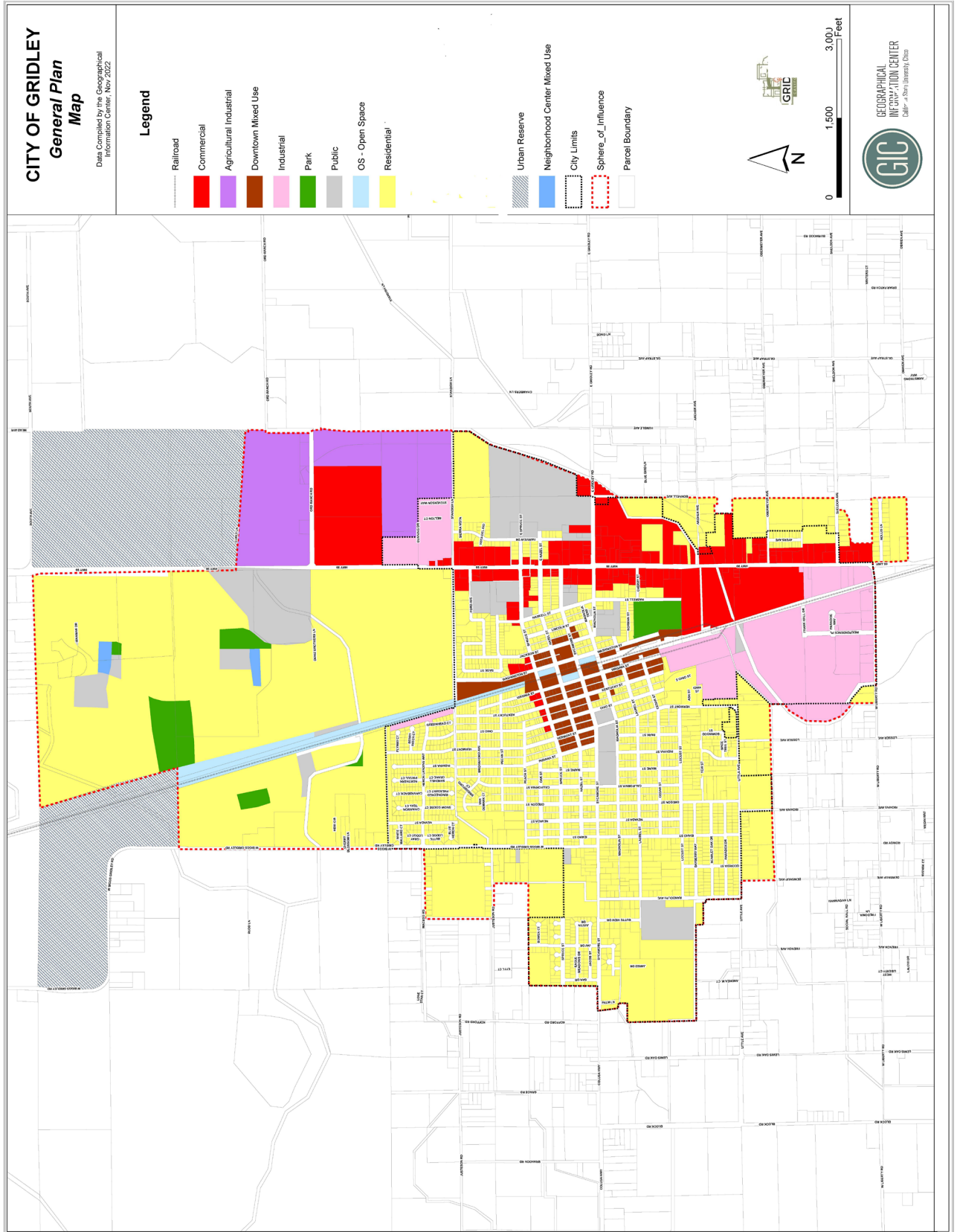
ATTEST:

APPROVE:

Cliff Wagner, City Clerk

Michael Farr, Mayor

EXHIBIT A



Housing legislation (Holland & Knight)

SB 9 (Sen. Toni Atkins) – Duplexes and Lot-Splits

As previously reported, Senate Bill (SB) 9 provides for the ministerial approval of converting existing homes occupied by a homeowner into a duplex if certain eligibility restrictions are satisfied. It also allows a single-family home lot to be split into two lots, and a duplex to be built on each lot, provided that the initial home is occupied by an owner who attests that the owner will continue to live in a unit on the property as their primary residence for at least three years. The most notable exceptions to duplex and lot split by right approvals are 1) the property could not have been used as a rental for the past three years, 2) the property cannot already have an accessory dwelling unit or junior ADU, 3) the new lot may not be less than 40 percent of the property and must be at least 1,200 square feet, 4) modifications to the existing home may not require the demolition of more than 25 percent of an exterior wall, and 5) neither the new duplex nor the lot split with up to four new units (a duplex on each) may not result in a significant adverse impact to the physical environment. SB 9 does not address covenants, conditions or restrictions that may prohibit multifamily development or lot splits. (For additional analysis, please see Holland & Knight's alert, "[California Gov. Signs Landmark Duplex and Lot-Split Legislation into Law](#)," Sept. 17, 2021.)

In addition, Assembly Bill (AB) 1584 (discussed further below under "Covenants, Conditions and Restrictions (CC&Rs)") builds on previously established laws promoting ADUs by declaring unenforceable any CC&R that prohibits, effectively prohibits or restricts the construction or use of an ADU on a lot zoned for single-family use.

SB 10 (Sen. Scott Wiener) – 10-Unit Upzonings

As previously reported, SB 10 provides that if local agencies choose to adopt an ordinance to allow up to 10 dwelling units on any parcel within a transit-rich area or urban infill site, the rezoning will be exempt from environmental review pursuant to the California Environmental Quality Act (CEQA), but subsequent project approvals are not necessarily exempt, unless the local agency adopts a ministerial approval process or there is another exemption or local law that exempts the project. (See Holland & Knight's alert, "[SB 10 to Facilitate Upzonings, But Does Not Include CEQA Exemption for Corresponding Projects](#)," Sept. 20, 2021.)

SB 290 (Sen. Nancy Skinner) – SDBL Amendments

The SDBL grants bonuses, concessions, waivers and parking reductions to projects with qualifying affordable housing. The SDBL continues to be the most commonly used tool to increase housing density and production. SB 290 first builds on a 2018 law by Sen. Skinner, SB 1227, providing for density bonuses for projects that included student housing pursuant to the SDBL. SB 290 adds the ability to request one concession or incentive for projects that include at least 20 percent of the total units for lower-income students in a student housing development. It also requires the agency to report on student housing projects receiving density bonuses as part of a housing element annual report.

More broadly, the SDBL amendments do the following:

- Clarify that the SDBL more broadly applies to projects with for-sale housing by replacing prior references to "common interest developments" with references to for-sale housing
- Provide that when determining the required percentage of units that must be affordable in order to qualify for SDBL benefits, the "total units" or "total dwelling units" *excludes* the units added pursuant to the

SDBL or a local law granting a greater density bonus and *includes* the units designated to satisfy local inclusionary zoning requirements

- Provide that an impact on the physical environment is no longer an appropriate basis for denying a concession or incentive, aligning the SDBL with the Housing Accountability Act's (HAA) basis for denying or reducing the density of a qualifying housing development project
- Impose a new parking maximum of 0.5 spaces per bedroom for a development that includes 40 percent moderate income, for-sale units and is within a half-mile of a major transit stop to which residents have unobstructed access

In another revision related to the SDBL, AB 1584 (a housing omnibus bill discussed further below under "Covenants, Conditions and Restrictions (CC&Rs)" section) amends the HAA to clarify that any SDBL incentives, concessions, waivers and reductions in development standards – and not just the density bonus itself – are disregarded when considering a project's consistency with objective standards under the HAA. This amendment is intended to broaden the scope of SDBL projects eligible for the HAA's protections.

SB 728 (Sen. Robert Hertzberg) – Purchase of Density Bonus Units by Nonprofit Housing Organizations

In connection with for-sale density bonus units that qualified a developer for an award of a density bonus under the SDBL, SB 728 requires that such unit be either 1) initially occupied by a person or family of the required income, offered at an affordable housing cost and subject to an equity sharing agreement, or 2) purchased by a qualified nonprofit housing organization receiving a property tax welfare exemption. For option 2, a recorded contract must memorialize a) affordability restrictions for at least 45 years, b) an equity sharing agreement and c) a repurchase option that requires a subsequent purchaser desiring to sell or convey the property to first offer the nonprofit corporation the opportunity to repurchase the property. This creates more ownership options for nonprofit housing organizations.

SB 478 (Sen. Wiener) – Minimum FAR/Lot Coverage Standards and Prohibition on CC&R Restrictions of FAR for Missing Middle Multifamily Housing

FAR is a common mechanism in local zoning codes that limits the total floor area of a building in relation to the square footage of a lot. SB 478 prohibits agencies from imposing a FAR of less than 1.0 for a housing development project (comprised solely of residential units, a mixed-use development with at least two-thirds of the square footage attributed to residential uses or transitional or supportive housing as defined in the HAA) consisting of three to seven units and a FAR of less than 1.25 for housing development project consisting of eight to 10 units. Additionally, an agency may not deny a housing development project located on an existing legal parcel solely on the basis that the lot area does not meet the agency's requirement for minimum lot size. To qualify, a project must consist of three to 10 units in a multifamily residential zone or mixed-use zone in an urbanized area and cannot be within a single-family zone or within a historic district. SB 478 also makes any private development CC&R void and unenforceable if it effectively prohibits or unreasonably restricts an eligible FAR, as authorized under the new FAR standards and summarized above (and now found in Government Code Section 65913.11).

AB 345 (Assembly Member Sharon Quirk-Silva) – ADU Separate Conveyances

AB 345 further facilitates ADUs by removing the requirement for a local agency to first pass an ordinance allowing the conveyance of an ADU separately from a primary residence (which can be an extended process) before such conveyance occurs and permits an ADU to be sold or conveyed separately from the primary

residence to a qualified buyer (low- and moderate-income individuals and families as defined in California Health and Safety Code Section 50093) and if certain conditions are met, including that the primary residence or ADU was built by a qualified nonprofit corporation and that the property is held pursuant to a recorded tenancy in common agreement. In addition to the current requirements, agreements recorded after Dec. 31, 2021, must also include 1) a delineation of all areas of the property that are for the exclusive use of a cotenant, 2) delineation of each cotenant's responsibility for the costs of taxes, insurance, utilities, general maintenance and repair and improvements associated with the property, and 3) procedures for dispute resolution among cotenants before resorting to legal action.

SB 8 (Sen. Skinner) – Extending Provisions in the Housing Crisis Act

One of the most important recent housing laws is SB 330, also known as the Housing Crisis Act of 2019 (HCA), which 1) limits a locality's ability to prolong the housing approval process, 2) gives housing applicants an opportunity to invoke vesting rights against later-adopted changes to local ordinances, 3) limits cities' ability to impose or enforce housing caps and development moratoria and 4) requires developers who demolish existing housing to provide replacement housing and relocation benefits. Many of these provisions were originally due to sunset in 2025. (See Holland & Knight's previous alert, "[California Legislature Passes Housing Crisis Act of 2019 and Rent Control Bill, Among Others](#)," Sept. 12, 2019.) SB 8 extends until 2034 the HCA provision that prohibits cities from conducting more than five hearings on an application as well as HCA provisions that provide vesting rights for housing projects that submit a qualifying "preliminary application." Applicants who submit qualifying preliminary applications for housing developments prior to Jan. 1, 2030, can now invoke vesting rights until Jan. 1, 2034. SB 8 extends until 2030 provisions that limit localities' authority to impose shifting requirements as part of application "completeness" review, as well as provisions that require localities to render any decision about whether a site is historic at the time the application for the housing development project is deemed complete. SB 8 also enacts a series of reforms intended to provide that HCA provisions apply to both discretionary and ministerial approvals as well as to the construction of a single dwelling unit and makes a series of revisions to the already complex replacement housing and relocation requirements.

AB 1174 (Assembly Member Timothy Grayson) – Reforms to SB 35's Streamlined Ministerial Approval Process for Post-Approval Modifications and Permits

SB 35 of 2017 provides for streamlined ministerial approval of qualifying infill affordable housing developments. In order to qualify, the housing development must meet or comply with a number of requirements, especially 1) consistency with all of the locality's applicable *objective* zoning, subdivision and design review standards, 2) the housing development will not require the demolition of affordable housing or rent controlled units, units that have been occupied in the preceding 10 years or a historic structure, 3) either 10 percent or 50 percent of the units (depending upon the jurisdiction's performance permitting enough housing to meet its share if its state-assigned regional housing need targets) are designated at BMR rents or housing costs, 4) prevailing wage and "skilled and trained" workforce requirements for contractors and subcontractors, and 5) other locational requirements generally targeting infill housing locations. (For further information on SB 35's streamlined ministerial approval process, see Holland & Knight's previous alerts on the firm's legal victories using SB 35 to achieve project approvals: "[Holland & Knight First in California to Secure Housing Approval Through Litigation Under Streamlining Law](#)," Sept. 11, 2020, and "[California Court of Appeal Sides with Holland & Knight Clients in Landmark Housing Case](#)," April 26, 2021.)

AB 1174 further reforms the streamlined ministerial approval statute by addressing the process for modifying the project after an SB 35 permit is issued. The law specifies that the three-year time period during which an SB 35 permit remains valid is paused when a project is sued and while modifications are considered. The law also

clarifies that subsequent permit applications must only meet the objective standards that were in place when the original development application was submitted. As an urgency statute, the law took effect on Sept. 17, 2021.

AB 721 (Assembly Member Bloom) – Covenants That Limit Residential Development Rendered Unenforceable Against Affordable Housing Developments

One of the most under-publicized laws of the 2021 session, AB 721 makes recorded covenants that limit residential development unenforceable against qualifying affordable housing developments. The law builds on existing law that allows parties to eliminate unenforceable racially restrictive covenants from recorded documents – but goes dramatically further by making any recorded CC&Rs that restrict the number, size or location of residences that may be built on a property, or that restrict the number of persons or families who may reside on a property, unenforceable against the owner of a 100 percent BMR housing development that is affordable to lower-income households. There are exceptions for certain conservation easements and covenants required to comply with state or federal law, but the law will nonetheless have significant effect on real estate throughout the state. Since the law does not authorize development that is inconsistent with local zoning and general plans, parties who would have standing to enforce CC&Rs may turn to applicable general plan or zoning laws to enforce residential restrictions, while others may turn to challenging the constitutionality or enforceability of the law, either on a facial basis or as applied to specific development proposals.

AB 1584 (Committee on Housing) – Covenants that Limit an ADU on Single-Family Lot Rendered Unenforceable

AB 1584, a housing omnibus bill, establishes a restriction on contractual development controls that mirrors AB 721 by declaring unenforceable any CC&R contained within a deed, contract, security instrument or other instrument that prohibits, effectively prohibits or restricts the construction or use of an ADU on a lot zoned for single-family use.

AB 491 (Assembly Member Christopher Ward) – State Law Requirement for Multifamily Developments to Integrate BMR Units and Provide Same Access to Common Areas and Amenities

AB 491 requires that, for any residential structure with five or more residential dwelling units that include both affordable housing units and market-rate housing units, the BMR units must provide the same access to common entrances, areas and amenities as non-BMR units, and the building "shall not isolate the affordable housing units within that structure to a specific floor or an area on a specific floor." Similar provisions have previously been included in locally adopted inclusionary housing requirements. Although clearly a new requirement, AB 491 states that it is declaratory of existing law (apparently a reference to the fact the authors believe that isolating BMR units may violate current fair housing or anti-discrimination requirements), which means that state and local building officials may apply it retroactively. It will be important to plan for affordable and market-rate unit integration from an entitlement, financing and construction perspective.

AB 787 (Assembly Member Jesse Gabriel) – Moderate-Income Conversions Counted Towards RHNA

AB 787 expands existing law that permits jurisdictions to claim credit for up to 25 percent of their RHNA from the conversion of existing housing units for very low- and low-income households by also permitting cities and counties to satisfy up to 25 percent of the local agency's moderate-income regional housing need through RHNA through the conversion of units in an existing multifamily building to be restricted for moderate-income

households. In order to qualify, the conversion 1) must occur beginning Jan. 1, 2022, 2) units may not be previously affordable to very low-, low- or moderate-income households, 3) must be subject to a 55-year recorded agreement and 4) the initial post-conversion rent for the unit must be at least 10 percent less than the average monthly rent charged during the 12 months prior to conversion.

SB 591 (Sen. Josh Becker) – Intergenerational Housing Developments

SB 591 authorizes the establishment of intergenerational housing developments that would include senior citizens, caregivers and transition-age youth in order to permit developers who receive local or state funds or tax credits designated for affordable rental housing to prioritize and restrict occupancy of certain developments to senior citizens, caregivers and transition-age youth. A qualifying intergenerational housing development must have at least 80 percent of the units occupied by at least one senior citizen, defined as a person 55 years of age or older, and up to 20 percent of the units occupied by at least one caregiver or transition-age youth. The development must also be affordable to lower-income households. The bill requires that the CC&Rs for the development set forth the limitations on occupancy, residency and use consistent with the bill.

City Council Agenda Item #9
Staff Report

Date: February 6, 2023
To: Mayor and City Council
From: Cliff Wagner, City Administrator

X	Regular
	Special
	Closed
	Emergency

Subject: Resolution No. 2023-R-006: A Resolution of the City of Gridley Certifying and Adopting the Final BEWA Plus Initial Study and Mitigated Negative Declaration Report (Sch#2022090465) and the Mitigation Monitoring and Reporting Program for the Feather River Sewer Crossing Project, Dates January 2023

Recommendation

City staff respectfully recommends that the Mayor and City Council adopt the Initial Study and Mitigated Negative Declaration (IS/MND) via Resolution for the Gridley Feather River Sewer Crossing Project.

Background

The City of Gridley hired a subconsultant, ECORP Consulting Inc. to prepare environmental documents for the Feather River Sewer Crossing Project. The environmental documents are a requirement of the planning grant and for projects within California. The Draft IS/MND was released for public and agency review on September 23, 2022, with the review period ending on October 24, 2022. The City received one comment letter during the review period.

The IS/MND will support the construction application, activities for exploratory borings within the Feather River and flood plain, construction utilizing micro tunneling construction methods and other construction activities related to the project.

Financial Impact

There is no financial impact to adopting the IS/MND. All filling charges and work performed is covered under the current planning grant.

Compliance with City Council Strategic Plan or Budget Goals

The City Council and City staff are committed to providing effective leadership while providing quality cost effective local government services.

Attachments

Resolution 2023-R-006

RESOLUTION NO.
2023-R-006

**A RESOLUTION OF THE GRIDLEY CITY COUNCIL CERTIFYING AND ADOPTING
THE FINAL CEQA PLUS INITIAL STUDY AND MITIGATED NEGATIVE
DECLARATION REPORT (SCH#2022090465) AND THE MITIGATION
MONITORING AND REPORTING PROGRAM FOR THE FEATHER RIVER SEWER
CROSSING PROJECT, DATED JANUARY 2023**

WHEREAS, the City Council of the City of Gridley reviewed and adopted the Final Initial Study and Mitigated Negative Declaration, and the Mitigation Monitoring and Reporting Program for the Feather River Sewer Crossing Project and certified the Notice of Determination in a public meeting on February 6, 2023;

BE IT RESOLVED, by the City Council of the City of Gridley that said Council does hereby approve the February 6, 2023 adoption of the Final CEQA Plus Initial Study and Mitigated Negative Declaration and the Mitigation Monitoring and Reporting Program for the Feather River Sewer Crossing Project, dated January 2023.

I HEREBY CERTIFY, that the foregoing resolution was duly passed and adopted by the City Council of the City of Gridley at a regular meeting thereof, held on the 6th day of February, 2023, by the following vote:

Ayes: COUNCIL MEMBERS
Noes: COUNCIL MEMBERS
Absent: COUNCIL MEMBERS
Abstain: COUNCIL MEMBERS

ATTEST:

APPROVE:

Cliff Wagner, City Clerk

Mike Farr, Mayor

City Council Item #10
Staff Report

Date: February 6, 2023
To: Mayor and City Council
From: Cliff Wagner, City Administrator

X	Regular
	Special
	Closed
	Emergency

Subject: Contract Award for Local Roadway Safety Plan Preparation

Recommendation

City staff respectfully recommends that the City Council authorize the City Administrator to execute a contract with TJKM Transportation Consultants (TJKM) in the amount of \$ 35,617.09 and approve a project budget of \$40,000. The estimated project cost is \$40,000, and \$36,000 is funded by the state. The remainder of the project cost is to be paid out of from the General Fund as part of the approved CIP.

Background

The Local Roadway Safety Plan (LRSP) will provide a framework for the City to identify, analyze and prioritize roadway safety improvements. The LRSP will align with the California State Highway Safety Plan and Federal Highway Safety Plan. An LRSP is required for an agency to be eligible for Highway Safety Improvement Program funding.

The LRSP will evaluate the entire system to determine what improvements can be made to increase pedestrian and vehicle safety. The selected consultant will analyze the most recent collision history and identify areas of concern and propose countermeasures.

Financial Impact

\$36,000 grant and \$4,000 match fund from CIP in the 2022/2023 budget.

Compliance with City Council Strategic Plan or Budget Goals

The City Council and City staff are committed to providing effective leadership while providing quality cost-effective local government services.

Attachments

Proposal Evaluation Sheet

Local Roadway Safety Plan Proposal Evaluation

Date: January 26, 2023

Committee Members

Ross Pippitt

Cliff Wagner

Chief Rodney Harr

Start Time: 9:00 AM

End Time: 11:30 AM

Notes:

Cliff Wagner

Administrator, City of Gridley



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: City of Gridley – Local Road Safety Plan

CLOSING DATE: Thursday January 5, 2023

CONSULTANT/FIRM NAME: MINGAR

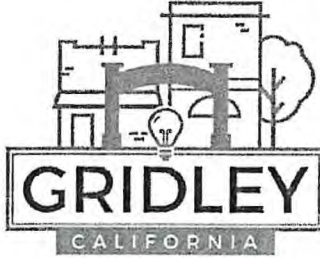
Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	3	25	75
Experience with similar kinds of work	3	20	60
Quality of staff for work to be done	3	15	45
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	4	10	40
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			330

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

EVALUATION PANEL MEMBER NAME (PRINT): RODNEY HARR

[Signature]
 SIGNATURE

1/26/2023
 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: City of Gridley – Local Road Safety Plan


CLOSING DATE: Thursday January 5, 2023

CONSULTANT/FIRM NAME: TJKM

Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	3	25	75
Experience with similar kinds of work	3	20	60
Quality of staff for work to be done	4	15	60
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	3	10	30
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			335

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

EVALUATION PANEL MEMBER NAME (PRINT): ROONEY HARR



 SIGNATURE

1/26/2023

 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: City of Gridley – Local Road Safety Plan

CLOSING DATE: Thursday January 5, 2023

CONSULTANT/FIRM NAME: TJKM

Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	4	25	100
Experience with similar kinds of work	4	20	80
Quality of staff for work to be done	3	15	45
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	4	10	40
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			375

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

EVALUATION PANEL MEMBER NAME (PRINT): Ross Pippitt

[Signature]
 SIGNATURE

1-26-2023
 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: City of Gridley – Local Road Safety Plan

CLOSING DATE: Thursday January 5, 2023

CONSULTANT/FIRM NAME: Minyors & Associates, Inc.

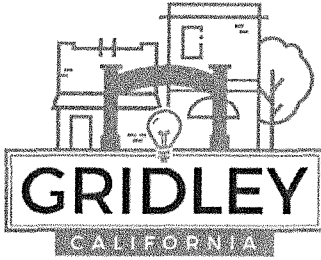
Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	3	25	75
Experience with similar kinds of work	3	20	60
Quality of staff for work to be done	3	15	45
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	4	10	40
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			330

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

EVALUATION PANEL MEMBER NAME (PRINT): Ross Pippitt

[Signature]
 SIGNATURE

1-26-2023
 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: City of Gridley – Local Road Safety Plan

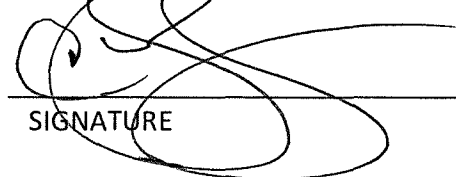
CLOSING DATE: Thursday January 5, 2023

CONSULTANT/FIRM NAME: TJKM

Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	4	25	100
Experience with similar kinds of work	4	20	80
Quality of staff for work to be done	5	15	85
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	4	10	40
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			415

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

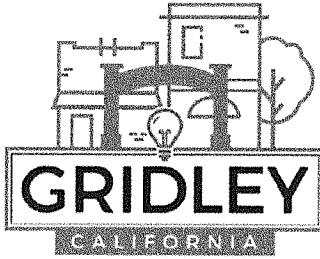
EVALUATION PANEL MEMBER NAME (PRINT): CLIFF WAGNER



 SIGNATURE

1-26-23

 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

PROPOSAL EVALUATION SHEET

PROJECT: **City of Gridley – Local Road Safety Plan**

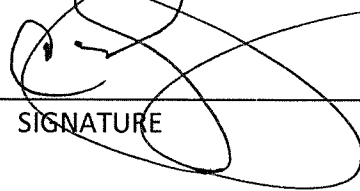
CLOSING DATE: **Thursday January 5, 2023**

CONSULTANT/FIRM NAME: MINAGUIZ & ASSOCIATES

Evaluation Criteria*	Rating* (0-5)	Weight	Score (Rating x Weight)
Understanding of the work to be done	2	25	50
Experience with similar kinds of work	3	20	60
Quality of staff for work to be done	3	15	45
Capability of developing innovative or advanced techniques	3	10	30
Familiarity with state and federal procedures	4	10	40
Financial responsibility	4	10	40
Demonstrated Technical Ability	4	10	40
TOTAL SCORE			305

*Please see the attached Proposal Evaluation Criteria from the Project RFP for a description of the evaluation criteria and rating scales.

EVALUATION PANEL MEMBER NAME (PRINT): CLIFF WAGNER



 SIGNATURE

1-26-23
 DATE



Administration 530.846.3631
 Finance/Utilities 530.846.5695
 Public Works/Electric 530.846.3631
 Fax 530.846.3229

Rating Scale		
0	Not Acceptable	Non-responsive, fails to meet RFP specifications. The approach has no probability of success. For mandatory requirement this score will result in disqualification of proposal.
1	Poor	Below average, falls short of expectations, is substandard to that which is the average or expected norm, has a low probability of success in achieving project objectives per RFP.
2	Fair	Has a reasonable probability of success, however, some objectives may not be met.
3	Average	Acceptable, achieves all objectives in a reasonable fashion per RFP specification. This will be the baseline score for each item with adjustments based on interpretation of proposal by Evaluation Committee members.
4	Above Average/Good	Very good probability of success, better than that which is average or expected as the norm. Achieves all objectives per RFP requirements and expectations.
5	Excellent/Exceptional	Exceeds expectations, very innovative, clearly superior to that which is average or expected as the norm. Excellent probability of success and in achieving all objectives and meeting RFP specification.