

**MINUTES OF THE FOWLER CITY COUNCIL MEETING
OCTOBER 2, 2018**

Mayor Cardenas called the meeting to order at 7:01 p. m. Roll call was taken.

Councilmembers Present: Cardenas, Parra, Hammer, Kazarian, Rodriquez

City Staff Present: City Manager/City Clerk Davis, Public Works Supervisor/Fire Chief Lopez, City Attorney Wolfe, Finance Director Uyeda, Police Sergeant Miranda, City Planner Marple, Deputy City Clerk Burrola

The Flag Salute and Pledge of Allegiance were followed by a moment of silence and reflection.

PUBLIC PRESENTATIONS

John Anderson, Madera County resident, representing Senator Anthony Cannella introduced Robert Poytress who is running for State Senator for District 12. Robert Poytress said he is currently serving his first term as Madera County Supervisor. Prior to this election to the board, he served three terms on the Madera City Council and was Madera's first elected mayor.

Dorothy Lopez and other nearby residents spoke about a recent vehicle accident, and historical vehicle accidents, that have occurred at Adams and Fowler Avenues. They voiced their concerns for the safety of their family and people living in the area. Due to the layout of the intersection, the vehicles have crashed into their backyards, and injuries to residents and their property has resulted. Mayor Cardenas said he will have Public Works and the Police department look into what the City can do to help mitigate future accidents at this location.

Mayor Cardenas introduced four Fowler High School students that have been providing community service in cleaning up the alleys. Giselle Velasco and three other fellow students started a community service group and chose to clean the alley ways within the City. They donate their time on the weekends with the help of Giselle's father, Saul Velasco.

Steve Barela, Fowler resident, spoke about the street sweeping in the area of his residence. He expressed the street sweeping should be done thoroughly. Tomas Carrasco, Fowler resident, suggested live streaming City Council meetings.

APPROVE REQUEST TO CLOSE CITY STREETS FOR GURDWARA GUR NANAK PARKASH PARADE

Harpreet Binning, Gurdwara Gur Nanak Parkash representative, asked the Council to approve closing the streets for their annual parade on Sunday, November 25, 2018.

Preparations and safety arrangements have been made with Caltrans, the Highway Patrol, Fresno County Sheriff's Department and Fowler Police Department.

Councilmember Rodriguez made a motion, seconded by Mayor Pro-Tem Parra, to approve the request to close City streets for the Gurdwara Gur Nanak Parkash Parade on Sunday, November 25, 2018. The motion carried by unanimous voice vote: Ayes: Cardenas, Parra, Hammer, Kazarian, Rodriguez. Noes: None. Abstain/Absent: None.

PUBLIC HEARING

APPROVE/AUTHORIZE THE CITY ENGINEER TO SUBMIT THE 2019/20 COMMUNITY BLOCK GRANT (CDBG) APPLICATION ON BEHALF OF THE CITY OF FOWLER

City Manager Davis said this item is a CDBG grant application from Fresno County that will be used for new ADA compliant restrooms at Panzak Park. A public hearing is required to authorize the City Engineer to submit the 2019/20 Community Development Block Grant. City Engineer Peters spoke about the CDBG project and provided a floor plan photo of the prefabricated bathrooms. The County of Fresno is accepting project applications for the 2019/20 funding cycle. The newly prefabricated restrooms would replace the existing restroom facility with a new ADA compliant unit, improve utilities and lighting and provide accessible access to the facility. The existing restrooms are not ADA compliant. The overall cost of the project will be \$304,000 and CDBG will fund about \$160,000. If the application is submitted now it will generally take about a year for the County of Fresno to complete the environmental and continue processing the application. Construction should begin about June 2020 and completed by October 2020.

The Mayor opened the duly noticed public hearing on the grant application at 7:54 p.m. George Bacon asked what the City spends on porta-potty rentals a year; Mayor Cardenas stated Waste Management provides the porta-potties at no cost to the City. With no further comments the public hearing closed at 7:56 p.m.

Councilmember Kazarian made a motion, seconded by Mayor Pro-Tem Parra, to approve and authorize the City Engineer to submit the 2019/20 Community Block Grant (CDBG) application on behalf of the City of Fowler. The motion carried by unanimous voice vote: Ayes: Cardenas, Parra, Hammer, Kazarian, Rodriguez. Noes: None. Abstain/Absent: None.

COMMUNICATIONS

City Manager Davis reminded Council of the Big Fresno Fair opening ceremony, tomorrow, October 3, 2018. The Horse Race Day for Fowler is Sunday, October 14, 2018.

The League will be having their general membership meeting in Bakersfield, Thursday, October 4, 2018. Preparations for the Fowler Fall Festival and Band review are underway.

STAFF REPORTS

CITY ENGINEER'S REPORT

CONSIDER APPROVAL, DEVELOPMENT IMPACT FEE REDUCTION FOR SITE PLAN REVIEW (SPR) 14-05 – PROPOSED MAXCO FACILITY ACCORDING TO THE CALCULATIONS SET FORTH IN A SPECIFIC FOCUSED FEE STUDY

City Engineer Peters reported this item is related to the Maxco project that is currently under construction. While working towards issuing the building permit some issues arose regarding the development impact fees which were calculated to be \$1,030,301.44. The developer filed an application for a reduction of the fees pursuant to Fowler Municipal Code Section 3-8.09, based upon the absence of a reasonable nexus between the impacts of the project and the amount of the fees. Due to the unique nature and size of the proposed facility, staff has performed a specific development impact fee assessment in order to appropriately calculate the development impact fees for the project. The City Engineer prepared a focused development impact fee study to determine appropriate impact fees for the project. The focused study calculated impact fees at \$560,945.25. Staff met with the developer and its representatives and further reviewed the fees. The City Engineer prepared the final fee determination letter, which established the development impact fees at the amount set forth in the focused study. The developer is in concurrence with the City's final determination.

Councilmember Kazarian made a motion, seconded by Councilmember Hammer, to approve development impact fee reduction for Site Plan Review (SPR) 14-05 – Proposed Box Manufacturing Facility (Maxco) accordance to the calculations set forth in a specific focused fee study. The motion carried by unanimous voice vote: Ayes: Cardenas, Parra, Hammer, Kazarian, Rodriquez. Noes: None. Abstain/Absent: None.

GROWTH MANAGEMENT REPORT – CITY PLANNER DAWN MARPLE

City Planner Marple presented a report on development in the City as it relates to the City's growth management ordinance. In 2004 the City adopted a new land use, circulation, and economic development as part of their general plan 2025. The plan is based on the concept that the City would like to remain a small town in which residents can have a sense of identity and enjoy the community's physical, social, and economic assets. Ms. Marple provided two concepts that guided the development of the General Plan. 1) Establishing limits to urban growth that will maintain Fowler as a freestanding City surrounded by agricultural land. 2) Using growth management to implement general plan policies and quality of life objectives. There is a reporting requirement in the growth management ordinance and it requires the community development department to prepare a report to the Planning Commission and City Council detailing the total number

of housing permits finalized from the previous year and any anticipated for the upcoming year. The Growth Management Ordinance established two primary growth objectives: 1) The desirable population and housing growth rate that should not exceed 6% in any one signal year. 2) The desirable population and housing growth rate should not exceed an average of 3% over any five-year period. Staff obtained some base line data from 2004 to 2017; only one year, 2007 exceeded the 6% annual growth objective. There are three years, 2008, 2009, and 2010 that exceeded the five-year rolling average growth objective of 3%. In 2017, 41 building permits for new dwelling units were finalized, and 69 new dwelling units are anticipated to be finalized in 2018. Those numbers fall well within both the annual and 5 year rolling growth objective. The growth management ordinance establishes criteria to determine priority processing for tentative maps and other entitlements for single family or multi-family projects, processing would be prioritized.

CITY MANAGER'S REPORT

City Manager Davis said there is a workshop scheduled with Tree Fresno for the Highway Beautification Planning, October 16, 2018 at 6:00 p.m.

A Planning Commission meeting is scheduled this Thursday, October 4, 2018 to consider a CUP for the Jack in the Box project. She said the Taco Bell project is nearing completion; they are waiting on PG& E's approval.

PUBLIC WORKS REPORT

Public Works Supervisor Lopez reported that the streets on Fresno between 8th and 10th Street have been slurried. He mentioned he has been working with the City Engineer and Code Enforcement Officer on improving handicap parking on Merced Street. Supervisor Lopez mentioned that comments made earlier regarding the accidents that have occurred at Adams and Fowler Avenues; he has been working on getting flashing stop signs placed at the intersection.

FINANCE DIRECTOR'S REPORT

Finance Director Uyeda stated he has been working with the Auditors on getting the audit report completed for 2017 and 2018.

POLICE DEPARTMENT REPORT

Police Sergeant Miranda said in honor of Breast Cancer Awareness Month, the Chief of Fowler Police Department has authorized a new police patch for the month of October. Fowler Police Department will be selling pink patches to the public. All of the proceeds will go to support Central Valley Cancer Support. Patches are \$10.00 and can be purchased at the Police Department.

FIRE DEPARTMENT REPORT

No report was given.

CITY ATTORNEY'S REPORT

No report was given.

CONSENT CALENDAR

The consent calendar consisted of: A) Ratification of Warrants – October 2, 2018; B) Approve Minutes of the City Council Meeting – September 18, 2018.

Councilmember Kazarian made a motion to approve the Consent Calendar, seconded by Councilmember Rodriguez. The motion carried by unanimous voice vote: Ayes: Cardenas, Parra, Hammer, Kazarian, Rodriguez. Noes: None. Abstain/Absent: None.

COMMITTEE REPORTS

Mayor Pro-Tem Parra attended the League of CA Cities Latino Caucus event at Fresno State where \$25,000 was donated towards scholarships.

Councilmember Hammer said this is the last month for the Farmers Market. He mentioned the upcoming Trunk or Treat event on October 31, 2018 and the Christmas Tree Lighting on Saturday, December 1, 2018.

Councilmember Kazarian attended meetings with CID and the Central Kings GSA to discuss the agreement on water.

Councilmember Rodriguez attended a Highway 99 Beautification meeting; in the meeting they discussed Adopting a Highway. The Caltrans Adopt-A-Highway Program provided an avenue for individuals, organizations, or businesses to help maintain sections of roadside within California State Highway System. Groups have the options to participate as volunteers or to hire a maintenance service provided to perform the work on their behalf.

CLOSED SESSION

The meeting adjourned to a closed session at 8:12 p.m. pursuant to Government Code Section pursuant to Government Code Section 54956.8 – Conference with Real Property Negotiators: Property: 125 N. 6th Street. Agency Negotiators: Jeannie Davis. Negotiating party: Alyssa Lewis. Under Negotiation: Price, terms.

The meeting reconvened to open session at 8:29 p.m. with the following reportable action taken: Mayor Pro-Tem Parra made a motion to approve the sale of property 125 N. 6th Street to Alyssa Lewis in the amount of \$125,000 plus closing costs, subject to

purchase and sales agreement to be approved by the City Attorney. The motion was seconded by Councilmember Kazarian, and carried by unanimous voice vote: Ayes: Cardenas, Parra, Hammer, Kazarian, Rodriquez. Noes: None. Abstain/Absent: None.

ADJOURNMENT

Having no further business, Councilmember Rodriquez made a motion, seconded by Mayor Pro-Tem Parra adjourn. The motion carried and the meeting adjourned at 8:31 p.m.