

## **CITY COUNCIL MINUTES**

### **CITY COUNCIL MEETING OF JANUARY 12, 2016**

#### **CALL TO ORDER**

Mayor Huerta called the meeting to order at 6:09 p.m.

#### **ROLL CALL**

**PRESENT:** Mayor Huerta, Mayor Pro-tem Rodriguez, Councilmembers Walker, Torres and Santibañez

**ABSENT:** None

**STAFF:** City Manager Stanton, Community Services Director Steinmann, Chief Fresé, Police Commander Allen, Administrative Services Director Corgill, City Attorney Sullivan, City Clerk Rathbun

**GUESTS:** Emmanuel Olvera, Pastor Andrew Salinas, John Martinez, Alma Perez, Jesus Olvera, Elvira Mora, Maria Juarez, Juergen Smith and Edgar Mares, Valerie Herrera, Gabriel Trujillo, Carmen Gonzalez, Younis Hamalawy, Beatriz Diaz, Salvatore Palma, Nicholas King and Stephanie Garcia, Maria Montoya, Trentin Sharp, Marco Dominguez, Moises Mora, Ana Mora, Severo Vega, Kasara Huss, Christina Rivera, Bernardino Raya, Sebastian Raya, Angel Gonzalez, Maria Gonzalez, Alejandro Montano, Natalina Sanchez

#### **INVOCATION**

Invocation by Pastor Andrew Salinas.

#### **PLEDGE OF ALLEGIANCE**

All recited the Pledge of Allegiance.

#### **AGENDA REVIEW**

City Manager Stanton asked that Item J-4 be moved to the public hearing section. She stated that the item was published as a public hearing. City Council concurred.

#### **PUBLIC COMMENTS FROM THE AUDIENCE REGARDING ITEMS NOT ON THE AGENDA**

John Martinez stated that the City should hold meetings with hot topics in larger facilities in order for the public to attend and voice their opinion.

Beatriz Diaz agreed with Mr. Martinez in accommodating the residents so that they could attend the meeting.

## **CONSENT CALENDAR**

**A MOTION** by Mayor Pro-tem Rodriguez, seconded by Councilmember Walker to approve consent items including the City of Greenfield Warrants #297870 through #298104 and Bank Drafts #1532 through #1596 in the amount of \$703,799.56 and Minutes of the December 8, 2015 City Council Meeting, Second Reading and Adoption of **Ordinance #511, “An Ordinance of the City Council of the City of Greenfield Extending the 1% Transaction and Use Tax (Measure V) for General Purposes to Continue to be Administered by the State Board of Equalization”**; Seconded Reading and Adoption of **Ordinance #512, “An Ordinance of the City Council of the City of Greenfield Imposing a Transaction and Use Tax (Measure W) to be Administered by the State Board of Equalization”**; Adoption of **Resolution #2016-01, “A Resolution of the City Council of the City of Greenfield, California, Authorizing the City Manager to Execute Agreements with the State Board of Equalization Implementation of a Local Transactions and Use Tax”**; Adoption of **Resolution #2016-02, “A Resolution of the City Council of the City of Greenfield, California, Authorizing Examination of Transactions and Use Tax Records”**; Second Reading and Adoption of **Ordinance #514, “An Ordinance of the City Council of the City of Greenfield Amending the Greenfield Municipal Code, Section 17.24.010, Land Use Map, to Redesignate Certain Real Property Along the Northside of Walnut Avenue Immediately to the West of the Existing Highway-Commercial Land Use District from Professional Office to Highway-Commercial with Regional Commercial Center Overlay”**. All in favor. Motion carried.

## **MAYOR’S PRESENTATIONS, PROCLAMATIONS, COMMUNICATIONS, RESOLUTIONS**

Lilia Salinas and Allison Steinmann thanked everyone for their support in making the first annual community Thanksgivings dinner and Christmas in the Park events a huge success. Certificates of appreciation were given to the following people: MNS Engineering, Nina Aguayo, Carmen Lorenzana, Art Carrillo, Sergio Tamayo, Octavio Tamayo, Beto Aceves, Mic Steinmann, Explorers – Sgt. Rice, Lance Walker, Raul Rodriguez, Mr. and Mrs. Torres, Susan Stanton and Mayor Huerta.

## **PUBLIC HEARINGS**

**CONSIDERATION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD TO (1) ADOPT THE SUBSEQUENT MITIGATED NEGATIVE DECLARATION, (2) ADOPT THE MITIGATION MONITORING REPORTING PROGRAM, (3) APPROVE THE PREZONING OF THE SITE TO R-L, SINGLE FAMILY RESIDENTIAL, (4) APPROVE THE TENTATIVE MAP, AND (5) DIRECT STAFF TO PREPARE AND SUBMIT AN ANNEXATION APPLICATION TO LAFCO BASED ON THESE APPROVALS  
RESOLUTION #2016-03**

Staff Report was given by Community Services Director Steinmann.

Tad Stern, PMC – Michael Baker Consultant, gave a brief review of the project.

Mayor Huerta opened the public hearing at 6:30 p.m.

Geary Coates, representing the Tunzi family, stated that they agreed with the conditions of approval.

John Martinez stated that he would like the Council to consider the width of the streets.

Juergen Smith asked about the annexation and stated that the school also needed property to build schools as well.

Mayor Huerta closed the public hearing at 6:37 p.m.

Councilmember Santibañez asked about the width of the street. Community Services Director Steinmann stated that the streets were standard size/width.

Mayor Pro-tem Rodriguez asked if the City had anything to do with annexing land for the school. Community Services Director Steinmann stated that for annexations the City needed to go through the County; however, for schools would need to go through the State of California Architect and State.

**A MOTION** by Councilmember Walker, seconded by Mayor Pro-tem Rodriguez to adopt **Resolution #2016-03, "Resolution of the City Council of the City of Greenfield to (1) Adopt the Subsequent Mitigated Negative Declaration, (2) Adopt the Mitigation Monitoring Reporting Program, (3) Approve the Rezoning of the Site to R-L, Single Family Residential, (4) Approve the Tentative Map, and (5) Direct Staff to Prepare and Submit an Annexation Application to LAFCo Based on these Approvals"**. All in favor. Motion carried.

**SECOND READING AND ADOPTION AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENFIELD ADDING CHAPTER 5.28 TO THE CITY OF GREENFIELD MUNICIPAL CODE ESTABLISHING A MEDICAL MARIJUANA REGULATORY PERMIT PROCESS  
ORDINANCE #515**

Staff Report was given by Community Services Director Steinmann. He reviewed the proposed changes to the ordinance.

Chief of Police Fresé spoke regarding the safety of the community and crime that could be associated with establishing medical marijuana facilities.

There was discussion among the City Council and staff regarding the item.

Mayor Huerta opened the public hearing at 7:15 p.m.

The following people spoke against this item: Emmanuel Olvera, Pastor Andrew Salinas, John Martinez, Alma Perez, Jesus Olvera, Elvira Mora, Maria Juarez, Juergen Smith and Edgar Mares.

The following people spoke in favor of this item: Valerie Herrera, Gabriel Trujillo, Carmen Gonzalez, Younis Hamalawy, Beatriz Diaz, Salvatore Palma, Nicholas King and Stephanie Garcia.

Mayor Huerta closed the public hearing at 8:07 p.m.

There was additional discussion among the City Council and staff regarding this item.

A MOTION by Councilmember Walker to ban this in Greenfield. Motion died due to lack of second.

**A MOTION** by Councilmember Santibañez, seconded by Councilmember Torres to read by title only, second reading, and adopt **Ordinance #515, “An Ordinance of the City Council of the City of Greenfield Adding Chapter 5.28 to the City of Greenfield Municipal Code Establishing a Medical Marijuana Regulatory Permit Process”**. AYES: Mayor Huerta, Mayor Pro-tem Rodriguez, Councilmembers Torres and Santibanez. NOES: Councilmember Walker. Motion carried.

City Council recessed at 8:31 p.m.

City Council reconvened at 8:44 p.m.

**ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD APPROVING THE COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROGRAM GUIDELINES FOR THE HOMEBUYER ASSISTANCE PROGRAM AND THE OWNER-OCCUPIED HOUSING REHABILITATION ASSISTANCE PROGRAM  
RESOLUTION #2016-07**

Staff Report was given by Community Services Director Steinmann.

Mayor Huerta opened the public hearing at 8:49 p.m.

No comments were received.

Mayor Huerta closed the public hearing at 8:50 p.m.

**A MOTION** by Mayor Pro-tem Rodriguez, seconded by Councilmember Torres to adopt **Resolution #2016-07, “A Resolution of the City Council of the City of Greenfield Approving the Community Development Block Grant (CDBG) Program Guidelines for the Homebuyer Assistance Program and the Owner-Occupied Housing Rehabilitation Assistance Program”**. All in favor. Motion carried.

**CITY COUNCIL – BUSINESS**

**ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD APPROVING AN AGREEMENT BETWEEN THE GREENFIELD UNION SCHOOL DISTRICT AND THE CITY OF GREENFIELD FOR THE USE OF THE CITY COUNCIL CHAMBERS  
RESOLUTION #2016-04**

Staff Report was given by City Manager Stanton.

Beatriz Diaz expressed her concerns regarding this matter.

Juergen Smith stated that he would like to have a joint meeting with the school board and city council.

**A MOTION** by Mayor Pro-tem Rodriguez, seconded by Councilmember Walker to adopt **Resolution #2016-04, "A Resolution of the City Council of the City of Greenfield Approving an Agreement Between the Greenfield Union School District and the City of Greenfield for the Use of the City Council Chambers"**. All in favor. Motion carried.

**ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD APPROVING AN AGREEMENT FOR MASTER PLANNING SERVICES FOR PATRIOT PARK FROM LANDSCAPE ARCHITECTS, INC.**

**RESOLUTION #2016-05**

Staff Report was given by City Manager Stanton.

Beatriz Diaz thanked Council for moving forward on this.

Trentin Sharp stated that there was graffiti in the skateboard park and also reported that there was no water fountain near the playing fields and asked that the Council look into this matter.

**A MOTION** by Councilmember Torres, seconded by Councilmember Santibañez to adopt **Resolution #2016-05, "A Resolution of the City Council of the City of Greenfield Approving an Agreement for Master Planning Services for Patriot Park from Landscape Architects, Inc."**. All in favor. Motion carried.

**ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD REJECTING THE CONSTRUCTION BIDS RECEIVED FOR THE PROPOSITION 84 COMMUNITY PARK PROJECT AND DIRECTING THE PROJECT BE RE-ADVERTISED FOR BIDS**

**RESOLUTION #2016-06**

Staff Report was given by Community Services Director Steinmann.

**A MOTION** by Councilmember Santibañez, seconded by Councilmember Torres to adopt **Resolution #2016-06, "A Resolution of the City Council of the City of Greenfield Rejecting the Construction Bids Received for the Proposition 84 Community Park Project and Directing the Project be Re-Advertised for Bids"**. All in favor. Motion carried.

**ADOPTION OF A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENFIELD SUSPENDING THE WATER SURCHARGE FEE**

**RESOLUTION #2016-08**

Staff Report was given by Community Services Director Steinmann.

**A MOTION** by Councilmember Santibañez, seconded by Councilmember Torres to adopt **Resolution #2016-08, "A Resolution of the City Council of the City of Greenfield Suspending the Water Surcharge Fee"**. All in favor. Motion carried.

## **APPROVAL OF A PROPOSED MOU TO EVALUATE REORGANIZATION OF EXISTING FIRE PROTECTION SERVICES IN THE GREENFIELD AREA**

Staff Report was given by City Manager Stanton.

Roy Morris, Chairman of the Greenfield Fire District Board, stated that as of July 1, 2016 the Fire District would be closing because there were no funds. He stated that it was very essential for the City and District to come together and work something out.

**A MOTION** by Mayor Pro-tem Rodriguez, seconded by Councilmember Walker to approve the MOU to Evaluate Reorganization of Existing Fire Protection Services in the Greenfield Area. All in favor. Motion carried.

## **CONSIDERATION OF THE CREATION OF AN AGENDA PREPARATION COMMITTEE AND THE PROPOSED CHANGES TO ARTICLE III OF THE CITY COUNCIL RULES OF ORDER AND PROTOCOLS**

Staff Report was given by City Manager Stanton.

**A MOTION** by Mayor Pro-tem Rodriguez, seconded by Councilmember Torres to approve the Creation of an Agenda Preparation Committee and appoint Mayor Huerta and Councilmember Santibañez to said Committee and approve the Proposed Changes to Article III of the City Council Rules of Order and Protocols. All in favor. Motion carried.

## **CONSIDERATION OF SETTING A DATE FOR THE 2016 CITY COUNCIL RETREAT AND ENGAGING RENAISSANCE RESOURCES WEST TO FACILITATE**

City Council concurred to set February 20, 2015 as the Date for the 2016 City Council Retreat and Engage Renaissance Resources West to Facilitate. All in favor. Motion carried.

## **BRIEF REPORTS ON CONFERENCES, SEMINARS, AND MEETINGS ATTENDED BY MAYOR AND CITY COUNCIL**

Councilmember Torres stated that the Salinas Valley Solid Waste Authority was having an event where residents were able to dispose of their mattresses at the Salinas substation free of charge.

Councilmember Santibañez reported that at the MST meeting they discussed the purchase of a new building in Ryan Ranch where they would be housing the administration staff.

## **COMMENTS FROM CITY COUNCIL**

Councilmember Walker stated that something needed to be done about the kennels at were located that the Wastewater Treatment Plant.

Mayor Huerta reported that he attended a meeting with Supervisor Salinas, Charles Nichols and Mr. Nicholas' attorney and they were working on an agreement to move forward on the YANKS project.

## **CITY MANAGER REPORT**

City Manager Stanton stated that she would be attending the League of California Cities Revenue & Taxation 2016 Policy Committee meetings in Sacramento next Thursday and Friday. She also stated that she wanted to commend staff on the staff reports being very professionally done.

## **ADJOURNMENT**

Mayor adjourned the City Council meeting at 10:15 P.M.

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Mayor of the City of Greenfield

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City Clerk of the City of Greenfield