

MEETING AGENDA

The City Council/Successor Agency of the City of Firebaugh

Vol. No. 20/07-20

Date/Time: July 20, 2020/6:00 p.m.

***SPECIAL NOTICE DUE TO COVID-19 MEETING WILL BE HELD VIA TELECONFERENCE ONLY – THE MEETING WILL NOT BE OPEN TO THE PUBLIC**

**PURSUANT TO PARAGRAPH 11 OF EXECUTIVE ORDER N-25-20,
EXECUTED BY THE GOVERNOR OF CALIFORNIA ON MARCH 12, 2020**

Members of the public who wish to address the Council may do so by submitting a written comments to the Deputy Clerk via email deputyclerk@ci.firebaugh.ca.us Please provide: Council Meeting Date, Item Number your comment are pertaining to, Name, Email and comment, no later than 3:00 PM the day of the meeting.

***Pursuant to Government Code Section 54953 (b)(2), all action taken during this teleconferenced meeting shall be by roll call vote.**

Join Zoom Meeting

<https://us02web.zoom.us/j/86146847889?pwd=blFBcmFraEtJakVYbzFkT2RuTWw3dz09>

Meeting ID: 861 4684 7889

Password: 705768

One tap mobile: 1-669-900-9128

CALL TO ORDER

ROLL CALL

Mayor Elsa Lopez
Mayor Pro Tem Freddy Valdez
Council Member Brady Jenkins
Council Member Felipe Pérez
Council Member Marcia Sablan

In compliance with the Americans with Disabilities Act, if you need special assistance to access the Andrew Firebaugh Community Center to participate at this meeting, please contact the Deputy City Clerk at (559) 659-2043. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the Andrew Firebaugh Community Center.

Any writing or documents provided to a majority of the City Council regarding any item on this agenda will be made available for public inspection at City Hall, in the Deputy City Clerk's office, during normal business hours.

PLEDGE OF ALLEGIANCE

APPROVAL OF THE AGENDA

PRESENTATION

- *Madera Hospital*

PUBLIC COMMENT

CONSENT CALENDAR

Items listed on the calendar are considered routine and are acted upon by one motion unless any Council member requests separate action. Typical items include minutes, claims, adoption of ordinances previously introduced and discussed, execution of agreements and other similar items.

1. APPROVAL OF MINUTES – The City Council regular meeting on July 6, 2020.

2. WARRANT REGISTER – Period starting June 1, and ending on June 30, 2020.

June 2020	General Warrants	#39801 - #39919	\$ 671,981.67
	Payroll Warrants	#71299 - #71317	\$ 130,220.45
TOTAL			\$ 802,202.12

PUBLIC HEARING

None

NEW BUSINESS

3. RESOLUTION 20-35 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING A DENSITY BONUS (FOR THE FRESNO HOUSING AUTHORITY'S FIREBAUGH FAMILY HOUSING COMPLEX PROJECT (SITE PLAN REVIEW 2020-02)).

Recommended Action: Council receives public comment & approves Res. No. 20-35.

4. RESOLUTION NO. 20-36 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH CONFIRMING THE DIAGRAM AND ASSESSMENT OF ANNUAL LEVY FOR FISCAL YEAR 2020-2021 FOR LANDSCAPING AND LIGHTING DISTRICT NO. 1.

Recommended Action: Council receives public comment & approves Res. No. 20-36.

5. RESOLUTION NO. 20-37 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING AN AGREEMENT BETWEEN CITY OF FIREBAUGH , CALIFORNIA ("CITY") AND FRESNO COUNTY ECONOMIC DEVELOPMENT CORPORATION ("EDC") FOR FISCAL YEAR 2021.

Recommended Action: Council receives public comment & approves Res. No. 20-37.

6. THE CITY COUNCIL OF THE CITY OF FIREBAUGH TO CONSIDER AND DISCUSS THE PLACEMENT OF CONTAMINATED SOIL FROM SIMPLOT PAVEMENT & DRAINAGE IMPROVEMENT PROJECT.

Recommended Action: Council receives public comment & gives direction.

7. THE CITY COUNCIL OF THE CITY OF FIREBAUGH TO CONSIDER AND DISCUSS THE STATUS OF THE 2020 CANTALOUPE ROUND-UP.

Recommended Action: Council receives public comment & gives direction.

STAFF REPORTS

CLOSED SESSION

ANNOUNCEMENT AFTER CLOSED SESSION

ADJOURNMENT

Certification of posting the Agenda

I declare under penalty of perjury that I am employed by the City of Firebaugh and that I posted this agenda on the bulletin boards at City Hall, July 17, 2020 at 5:00 p.m. by Rita Lozano Deputy City Clerk.

MEETING MINUTES

The City Council/Successor Agency of the City of Firebaugh
Vol. No. 20/07-06

**PURSUANT TO PARAGRAPH 11 OF EXECUTIVE ORDER N-25-20,
EXECUTED BY THE GOVERNOR OF CALIFORNIA ON MARCH 12, 2020**

City Council Meeting held via teleconferencing

***Pursuant to Government Code Section 54953 (b) (2), all action taken during this teleconferenced meeting shall be by roll call vote.**

Location of Meeting: Andrew Firebaugh Community Center
1655 13th Street, Firebaugh, CA 93622
Date/Time: July 6, 2020/6:00 p.m.

CALL TO ORDER Meeting called to order by Mayor Lopez at 6:06 p.m.

ROLL CALL Mayor Elsa Lopez
Mayor Pro Tem Freddy Valdez
Council Member Marcia Sablan
Council Member Brady Jenkins
Council Member Felipe Pérez

ABSENT:

OTHERS: City Attorney Jim Sanchez; City Manager/Acting Public Works Director, Ben Gallegos; Deputy Clerk, Rita Lozano; Finance Director, Pio Martin; Police Chief, Sal Raygoza; Fire Chief, John Borboa & City Engineer Mario Gouveia.

PLEDGE OF ALLEGIANCE Council Member Jenkins led pledge of Allegiance.

APPROVAL OF THE AGENDA

Motion to approve agenda by Council Member Sablan, second by Council Member Valdez; motion passed by 5-0 vote.

PUBLIC COMMENT None, no public comment was submitted/received.

PRESENTATION None

CONSENT CALENDAR

1. APPROVAL OF MINUTES – The City Council regular meeting on June 15, 2020.

Motion to approve minutes by Council Member Valdez, second by Council Member Perez, motion passed by 5-0 vote.

PUBLIC HEARING None

NEW BUSINESS

2. RESOLUTION NO. 20-32 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH CONCERNING MEASURE C EXTENSION LOCAL TRANSPORTATION PURPOSE PASS-THROUGH AND PROGRAM FUNDS ANNUAL ALLOCATION FOR FY 2020-2021.

Motion to accept Resolution No. 20-32 by Council Member Sablan, second by Council Member Valdez; motion passed by 5-0 vote.

3. **RESOLUTION NO. 20-33 - A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING THE FINAL MAP AND A SUBDIVISION IMPROVEMENT AGREEMENT WITH GATEWAY HOMES, INC. FOR DEVELOPMENT OF TRACT 6257 PHASE 3.**

Motion to accept Resolution No. 20-33 by Council Member Valdez, second by Council Member Sablan; motion passed by 5-0 vote.

4. **RESOLUTION NO. 20-34 - A RESOLUTION OF THE FIREBAUGH CITY COUNCIL APPROVING AN AGREEMENT BETWEEN THE CITY OF FIREBAUGH AND ITS NON-REPRESENTATIVE EMPLOYEES.**

Motion to accept Resolution No. 20-34 by Council Member Sablan, second by Council Member Perez; motion passed by 5-0 vote.

5. **THE CITY COUNCIL OF THE CITY OF FIREBAUGH TO CONSIDER AND DISCUSS THE STATUS OF THE 2020 CANTALOUPE ROUND-UP.**

Council decided to cancel the event due to COVID-19, but would like to see an outdoor food vendor event so the local church and businesses can have some sort of fund raising opportunity to offset the revenue they might have made during the carnival. Ben will provide an update at the next meeting, after contacting the Fresno County Health Department to ask if such an event will be allowed & with what restrictions.

STAFF REPORTS

- **City Manager, Ben Gallegos** – Demo will begin at the VFW tomorrow around 7:00 am. Hot meals are being served by Salvation Army this. Working with Paul on the CARES Act loan, estimated \$80,000, to help businesses', with a 6 month forgiveness. Housing Authority reports no one has asked for renters assist. River Camp started this past week. Attended with Freddy, a group of representatives from surrounding cities to talk to the State government members about the helping to provide internet services to businesses.
- **Finance Director, Pio Martin** – nothing.
- **Deputy City Clerk, Rita Lozano** – working with Susan on the Joint Meeting with the school board, will held on July 14, 2020 at 5:00 pm in the Multi-purpose room, I need all agenda items sent to me as soon as possible. . Council Members Valdez & Sablan asked for the meeting to be held via teleconference. Council Member Sablan thanked Rita for the update on the state water board administration presentation. The Attorneys are working on drafting an agreement, so it will be presented for Council's review at a future meeting.
- **City Attorney James Sanchez** – nothing.
- **Police Chief Sal Raygoza** – a lot of for illegal fireworks going off in town and made three arrests. Code Enforcement is working on COVID-19 issues & patrol officers to pick a business to audit them for compliance with the orders, one business cited.

PUBLIC COMMENT ON CLOSED SESSION ITEM ONLY

CLOSED SESSION

ANNOUNCEMENT AFTER CLOSED SESSION:

ADJOURNMENT

Motion to adjourn by Council Member Valdez, second by Council Member Perez; motion passed by 5-0 vote at 6:50 p.m.



REPORT TO CITY COUNCIL
— MEMORANDUM —

AGENDA ITEM NO: _____

COUNCIL MEETING DATE: July 20, 2020

SUBJECT: Warrant Register Dated: June 1, 2020 – June 30, 2020

RECOMMENDATION:

In accordance with Section 37202 of the Government Code of the State of California there is presented here with a summary of the demands against the City of Firebaugh covering obligations to be paid during the period of:

JUNE 1, 2020 – JUNE 30, 2020

Each demand has been audited and I hereby certify to their accuracy and that there are sufficient funds for their payment as of this date.

IT IS HEREBY RECOMMENDED THE CITY COUNCIL
APPROVE THE REGISTER OF DEMANDS AS FOLLOWS:

GENERAL WARRANTS	# 39801 – #39919	<u>\$ 671,981.67</u>
PAYROLL WARRANTS.....	# 71299 – #71317	<u>\$ 130,220.45</u>

TOTAL WARRANTS..... \$ **802,202.12**

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39691	6/3/2020	THE NEIL JONES FOOD CO.	\$ (900.00)	Ck# 039691 Reversed
39801	6/1/2020	CITY OF FIREBAUGH	\$ 42,446.41	ME CHECK MAY 2020
39802	6/3/2020	CITY OF FIREBAUGH	\$ 96,657.89	PAYROLL ENDING 05/29/2020
39803	6/3/2020	THE NEIL JONES FOOD CO.	\$ 900.00	REIMBURSEMENT OF FACILITY
39804	6/4/2020	U.S. POSTMASTER	\$ 828.00	UTILITY BILLING FOR JUNE 2020
39805	6/5/2020	AG & INDUSTRIAL SUPPLY	\$ 12.51	SWEEPER-O-RING
39806	6/5/2020	AGRI-VALLEY IRRIGATION LL	\$ 18.48	COUPLING/NIPPLE POLY/CAP
			\$ 13.41	SEWER FARM-VALVE/REDUCER
			\$ 61.88	PARKER PARK-SPRINKLER ROTOR
			\$ 8.15	HWY 33-HYDRO RAIN/CAP
			\$ 265.20	VALLE DE PAZ-HYDRON RAIN
			\$ 4.23	TOMATEK CEMETARY-COUPLING
			\$ 20.84	CEMENT GRAY/PRIMER PURPLE
			\$ 17.28	2035 HELM CANAL-VALVE BOX
			\$ 9.03	NIPPLE POLY-8&P ST
			\$ 4.40	COUPLING JAIN
			\$ 3.81	ADAPTER MALE CAM LOCK POLY
			\$ 342.50	RODEO PARK-HYDRO RAIN
			\$ 14.71	PARKERS PARK-SOLENOID ASS
Check Total:			\$ 783.92	
39807	6/5/2020	AT&T	\$ 240.93	ALL DEPT TELEPHONE SERVICE
39808	6/5/2020	SEBASTIAN	\$ 59.95	SENIOR CENTER ALARM SECURITY
39809	6/5/2020	BARNES WELDING SUPPLY	\$ 250.24	FD-OXYGEN 11
39810	6/5/2020	BERNIE'S ELECTRIC	\$ 1,527.92	WATER TANK-TOWER LIGHTS
39811	6/5/2020	BLUE FLAME	\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
Check Total:			\$ 3,050.00	
39812	6/5/2020	CALIFORNIA FORENSIC INSTI	\$ 800.00	PSYCH EVAL 2 RESERVE OFFI
39813	6/5/2020	FERNANDO CAMPA	\$ 250.00	HEALTH INSURANCE STIPEND

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> Number	<u>Check</u> Date	<u>Name</u>	<u>Net</u> Amount	<u>Description</u>
39814	6/5/2020	CASCADE FIRE EQUIPMENT CO	\$ 2,712.33	FD-EQUIPMENT
			\$ 215.95	FD-SHROUD STANDARD NECK
			\$ 298.01	FD-CHIN STRAP,NYLON
		Check Total:	\$ 3,226.29	
39815	6/5/2020	CORELOGIC SOLUTIONS, LLC.	\$ 206.00	REALQUEST MAY 2020
39816	6/5/2020	D & L REFRIGERATION, LLC	\$ 699.75	PD NEW BLDG/COURTHOUSE
39817	6/5/2020	DEPARTMENT OF JUSTICE	\$ 210.00	BLOOD ALCOHOL ANALYSIS
39818	6/5/2020	TAQUERIA DON PEPE	\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
		Check Total:	\$ 3,050.00	
39819	6/5/2020	FIREBAUGH VOLUNTEER FIRE	\$ 10,500.00	FY 19/20 ANNUAL VOLUNTEER
39820	6/5/2020	FIREBAUGH AUTO REPAIR	\$ 320.00	FD-BATTERIES 2
39821	6/5/2020	FIREBAUGH GLASS	\$ 270.00	CITY HALL-FLEXI GLASS
39822	6/5/2020	GENERAL CODE	\$ 1,195.00	ECODE360 ANNUAL MAINTENANCE
39823	6/5/2020	GOLDEN ONE CREDIT UNION	\$ 1,666.66	MONTHLY STIPEND JOHN BORBOA
39824	6/5/2020	BRADY JENKINS	\$ 300.00	MONTHLY SALARY COUNCIL MTG
39825	6/5/2020	KUSSMAUL ELECTRONICS CO.	\$ 609.65	FD-AUTO PUMP 12 VOLT
39826	6/5/2020	RODDY A. LAKE	\$ 306.29	POLICE MEDICAL RETIREE
39827	6/5/2020	MANUELS TIRE SERVICE, INC	\$ 495.16	UTLITY TRAILER-TIRES/VALVE
			\$ 16.26	TRUCK#35-PATCH
			\$ 360.83	PW TRUCK#38-FRESTONE TIRE
			\$ 28.09	TIRE REPAIR
			\$ 89.22	MOWER TRAILER-TIRE
		Check Total:	\$ 989.56	
39828	6/5/2020	SANDRA J. MARQUEZ	\$ 250.00	HEALTH INSURANCE STIPEND

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> Number	<u>Check</u> Date	<u>Name</u>	<u>Net</u> Amount	<u>Description</u>
39829	6/5/2020	MID-VALLEY DISPOSAL	\$ 66.26	1800 HELM CANAL RD
			\$ 76.26	1325 O STREET NEW PD
			\$ 28,397.26	DISPOSAL SERVICES JUNE 2020
Check Total:			\$ 28,539.78	
39830	6/5/2020	RICARDO MONAY	\$ 250.00	HEALTH INSURANCE STIPEND
39831	6/5/2020	NORTHSTAR CHEMICAL	\$ 1,664.98	FERRIC CHLORIDE BULK
39832	6/5/2020	O'REILLY AUTOMOTIVE, INC.	\$ 168.95	PD UNIT#6-RADIATOR/ULTRA
			\$ 93.97	PD UNIT#6-WATER PUMP
Check Total:			\$ 262.92	
39833	6/5/2020	PACIFIC GAS & ELECTRIC	\$ 460.80	SENIOR CENTER 1601 THOMAS
39834	6/5/2020	QUILL CORPORATION	\$ 151.14	PD-TOILET PAPER
			\$ 124.21	CITY HALL- OFFICE SUPPLIES
			\$ 32.38	RITA-BINDER
			\$ 95.00	CITY HALL-DUST OFF PACK
			\$ 32.38	PD-AJAX
Check Total:			\$ 435.11	
39835	6/5/2020	RODOLFO TABARES	\$ 250.00	HEALTH INSURANCE STIPEND
39836	6/5/2020	TECH MASTER MANAGEMENT	\$ 40.00	PD PEST CONTROL
			\$ 150.00	CITY HALL/PW/SENIOR CENTER
Check Total:			\$ 190.00	
39837	6/5/2020	THARP'S FARM SUPPLY	\$ 7.54	PD-STAPES FOR RANGE
			\$ 23.74	COVERALLS/AA BATTERIES
			\$ 39.90	BATTERY
			\$ 34.98	CITY HALL-GLOVES COVID19
			\$ 11.12	TIMER-BATTERY
			\$ 2.90	PD-START FLD.
			\$ 27.16	VBELT/BLADE
			\$ 12.62	BRASS BELL RED
			\$ 13.77	SAFETY VEST
			\$ 68.65	PD RANGE STAPLE GUN
			\$ 35.80	TRUCK#40-SNAPPER PIN
			\$ 32.66	HWY33 CONTROLLER HUNTER
			\$ 91.49	RATCHETING TIE DOWNS
			\$ 47.62	HWY33 CONTROLLER-9 VOLT
			\$ 4.86	PD-CURTIS KEYS
			\$ 99.22	BARRELL PUMP/WHITE UTILITY

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39837	6/5/2020	THARP'S FARM SUPPLY	\$ 26.67	SERVICE REPAIR-COUPLER
			\$ 29.05	VALLE DE PAZ-COUPLER/FOLD
			\$ 46.48	VALLE DE PAZ-SPRINKLER
			\$ 39.90	BATTERY
			\$ 32.22	2035 HELM CANAL-SCREW/NUT
			\$ 44.82	SITE2/SERVICE TRUCK-FOOD
			\$ 20.15	PD-DRESSER COUPLER
			\$ 137.14	SITE#2-AIR LINE INSERT
			\$ 22.24	PARKS-FIELD HOE
			\$ 1.62	PD-SCREW ASSORT FOR REAR
			\$ 25.46	PD-FLAG POLE NYLON ROPE
			\$ 22.40	REDHOT GLUE/PRIMER/HOSE
			\$ 2.97	ELBOW/BUSHING
			\$ 1.38	PD-BOLTS
			\$ 78.18	SITE#1-ELBOW/BALL VALVE
			\$ 34.66	2.5 GAL DEF FLUID
			\$ 34.41	SERVICE REPAIR-ELBOW/PRIMER
			\$ 22.52	WELL#16-ELBOW/MALE ADPT
			\$ 9.26	KEYS/KEY IDENTIFIER
			\$ 8.10	COMMUNITY CENTER-SCREW
			\$ 45.35	COIL
			\$ 16.79	SHOP-9 VOLT BATTERY
			\$ 1.62	CURTIS KEYS
			\$ (45.35)	CREDIT IGN COIL
			\$ 139.53	TRUCK#10-FILTER
			\$ 13.09	PD-PLUG BUTTON
Check Total:			\$ 1,364.69	
39838	6/5/2020	THE LAW OFFICES OF BRENT	\$ 2,000.00	LAWSUIT CASE#20CECG01312
39839	6/5/2020	USA BLUEBOOK	\$ 1,771.39	PH BUFFER/BLUE NIST 4L
39840	6/5/2020	U.S. BANK EQUIPMENT FINAN	\$ 140.39	RNT/LEASE EQUIP 05/20/20
39841	6/5/2020	DATAPATH	\$ 992.50	MONTHLY BILLING JUNE 2020
39842	6/5/2020	ALFRED VALDEZ	\$ 300.00	MONTHLY SALARY COUNCIL MTG
39843	6/5/2020	WEST SIDE DRUG STORE	\$ 17.31	FD-BANDAID
39844	6/11/2020	ADAMS ASHBY GROUP, LLC	\$ 4,500.00	GENERAL ADMIN VFW PROJECT
39845	6/11/2020	AUTOZONE COMMERCIAL (1379	\$ 42.52	MOWER-AZLE NUT
			\$ 16.83	SWEEPER-DIP STICK
			\$ (42.52)	SHOP-AXLE NUT RETURN

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39845	6/11/2020	AUTOZONE COMMERCIAL (1379	\$ 15.05	UNIT#10-AUTO TAPE
			\$ (9.03)	PD-AUTO TAPE RETURN
			\$ (16.83)	SWEeper-DIP STICK
			\$ 32.38	UNIT#10-ROsin CORE SOLDER
			\$ 19.05	PD CAR WASH SUPPLIES
			\$ 27.64	PD PROPANE TORCH KIT
			\$ (27.64)	PD PROPANE TORCH KIT
			\$ 31.90	UNIT#10-MAG TORCH BUTANE
			\$ 4.60	PD-ELECTRICAL TAPE
			\$ 13.97	PD-HEADLIGHT
			\$ 52.89	PD#11-GASKET/OIL FILTER
			\$ 16.62	PD-ANTIFREEZE/COOLANT
			\$ 107.78	TRUCK#38-INTERIOR DOOR HANDLE
			\$ 6.47	PW-OIL FILTER
			\$ 40.44	PW-HEATER HOSE
			\$ 38.39	PW-HEATER HOSE CONNECTOR
			\$ 2.90	OIL FILTER
			\$ 32.38	TRUCK#37-BRAKE PADS
			\$ (14.73)	TRUCK #38-COIL PIGTAIL
			\$ 8.63	TRUCK#38-AIR FILTER
			\$ 41.01	TRUCK #37-DURALAST SWAY
			\$ 37.22	SHOP-RATCHET AND SOCKET
			\$ (37.22)	CREDIT RATCHET AND SOCKET
			\$ 5.39	SHOP-WOBBLE ADAPTER
			\$ 118.95	JOHN DEERE TRACTOR DURALAST
			\$ (118.95)	JOHN DEERE CREDIT BATTERY
			\$ 3.19	SHOP-VAPER DUAL HEAD TIRE
			\$ 35.05	BULBS
			\$ 35.05	TRUCK#38-BULBS
			\$ (35.05)	BULB CREDIT
			\$ 59.38	TRUCK#37-DURALAST
			\$ 16.19	TRUCK#35-AIR FILTER
			\$ 199.74	PD#6-INTAKE MANIFOLD
		Check Total:	\$ 759.64	
39846	6/11/2020	BLUE FLAME	\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
		Check Total:	\$ 3,050.00	
39847	6/11/2020	COMCAST	\$ 678.78	PD INTERNET#909093831
39848	6/11/2020	COUNTY OF FRESNO - RECORD	\$ 20.00	RECONVEYANCE 834 DODDERER

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39849	6/11/2020	TAQUERIA DON PEPE	\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
			\$ 610.00	GREAT PLATES PROGRAM
		Check Total:	\$ 3,050.00	
39850	6/11/2020	FRESNO OXYGEN	\$ 72.07	PW-SHOP
39851	6/11/2020	GOLDEN STATE FLOW	\$ 286.13	ENDPOINTS FOR METERS
			\$ 757.98	2-REGISTERS FOR METER
		Check Total:	\$ 1,044.11	
39852	6/11/2020	GUTHRIE PETROLEUM, INC.	\$ 464.39	UNLEADED GASOLINE BULK
			\$ 602.93	UNLEADED GASOLINE BULK
			\$ 851.00	UNLEADED GASOLINE BULK
			\$ 704.04	UNLEADED GASOLINE BULK
		Check Total:	\$ 2,622.36	
39853	6/11/2020	HCL MACHINE WORKS	\$ 1,095.64	DRAW AND PLASMA PLATES
39854	6/11/2020	KER WEST, INC. DBA	\$ 35.00	REGULAR SUBSCRIPTION
39855	6/11/2020	NORTHSTAR CHEMICAL	\$ 1,326.33	SODIUM HYPOCHLORITE BULK
			\$ 2,220.75	SODIUM HYPOCHLORITE BULK
		Check Total:	\$ 3,547.08	
39856	6/11/2020	PACIFIC GAS & ELECTRIC	\$ 145.39	FIRE DEPT #3228327255-0
39857	6/11/2020	PECK'S PRINTERY	\$ 436.22	BUILDING DEPT INSPECTION
39858	6/11/2020	PITNEY BOWES GLOBAL FINAN	\$ 506.05	POSTAGE MACHINE LEASE 3/3
39859	6/11/2020	JOHN SANCHEZ	\$ 85.00	DMV PHYSICAL REIMBURSEMENT
39860	6/11/2020	THOMASON TRACTOR COMPAN	\$ 8.20	FILTER/CHOKE SHUTTER
			\$ 48.14	NUT/SEAL/TUBE NUT/COVER
			\$ 42.89	IGNITION SEWER PLANT MOWER
		Check Total:	\$ 99.23	
39861	6/11/2020	UNIFIRST CORPORATION	\$ 91.91	SHOP
			\$ 91.91	SHOP
			\$ 91.91	SHOP
			\$ 92.41	SHOP

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39861	6/11/2020	UNIFIRST CORPORATION	\$ 91.91	SHOP
		Check Total:	\$ 460.05	
39862	6/11/2020	ZEE MEDICAL SERVICE CO.	\$ 47.94	PUBLIC WORKS MEDICAL SUPPLY
			\$ 30.11	PD MEDICAL SUPPLIES
		Check Total:	\$ 78.05	
39863	6/17/2020	CITY OF FIREBAUGH	\$ 131,128.32	PAYROLL ENDING 06/12/2020
39864	6/18/2020	AT&T	\$ 1,063.65	ALL DEPTS TELEPHONE/INTERNET
39865	6/18/2020	AT&T	\$ 64.20	FIRE DEPT INTERNET
39866	6/18/2020	THE BANK OF NEW YORK MELI	\$ 815.00	COF 2019 TAX EXEMPT EQUIPMENT
39867	6/18/2020	BSK & ASSOCIATES, INC.	\$ 390.00	LAB ANALYSIS
			\$ 212.50	LAB ANALYSIS
			\$ 70.00	LAB ANALYSIS
			\$ 45.00	LAB ANALYSIS
			\$ 37.50	LAB ANALYSIS
			\$ 56.25	LAB ANALYSIS
			\$ 55.00	LAB ANALYSIS
			\$ 45.00	LAB ANALYSIS
			\$ 52.50	LAB ANALYSIS
			\$ 67.50	LAB ANALYSIS
			\$ 97.50	LAB ANALYSIS
			\$ 46.89	LAB ANALYSIS
			\$ 25.00	LAB ANALYSIS
			\$ 56.28	LAB ANALYSIS
			\$ 43.76	LAB ANALYSIS
			\$ 68.76	LAB ANALYSIS
		Check Total:	\$ 1,369.44	
39868	6/18/2020	COLLINS & SCHOETTLER	\$ 1,062.50	CITY PLANNING MAY 2020
39869	6/18/2020	ESAFETY SUPPLIES, INC.	\$ 242.75	SMALL/MEDIUM GLOVES
39870	6/18/2020	FIRST BANKCARD	\$ 4.32	PD-DOLLAR GENERAL BAGS
			\$ 200.00	PD-DATABASE HOSTING SERVICE
			\$ 48.48	PIO-QUILL PURELL SANITIZE
			\$ 44.06	PIO-FED EX BW PRINT
			\$ 5.00	PIO-DYN STANDARD DNS
			\$ 62.52	PIO-QUILL CLOROX WIPES

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> <u>Number</u>	<u>Check</u> <u>Date</u>	<u>Name</u>	<u>Net</u> <u>Amount</u>	<u>Description</u>
39870	6/18/2020	FIRST BANKCARD	\$ 55.06	PIO-AMAZON POSTER STAND
Check Total:			\$ 419.44	
39871	6/18/2020	GOODALL TRUCKING, INC.	\$ 809.81	BASE ROCK MATERIAL
39872	6/18/2020	HINDERLITER, deLLAMAS	\$ 876.35	AUDIT SERVICES-SALES TAX
39873	6/18/2020	THE J.P. COOKE CO.	\$ 90.61	2020-21 DOG LICENSE TAGS
39874	6/18/2020	MARGARITA MACIAS	\$ 175.00	APPLICATION FEE/CLEANING
			\$ 200.00	TABLES&CHAIRS REIMBURSEMENT
Check Total:			\$ 375.00	
39875	6/18/2020	O'REILLY AUTOMOTIVE, INC.	\$ 40.72	TRUCK#38-CABIN FILTER
39876	6/18/2020	SPARKLETTS	\$ 217.60	CITY HALL/SENIOR CTR./PD
			\$ 274.48	CITY HALL/SENIOR CTR/PD
Check Total:			\$ 492.08	
39877	6/18/2020	ANGELICA TORRES	\$ 150.00	CLEANING DEPOSIT REIMBURSE
			\$ 25.00	APPLICATION FEE REIMBURSEMENT
Check Total:			\$ 175.00	
39878	6/18/2020	VERIZON WIRELESS	\$ 38.01	BRADY'S INTERNET TABLET
39879	6/25/2020	SYNCB/AMAZON	\$ 15.11	SCREEN PROTECTOR IPAD
			\$ 62.77	BATTERIES/ETHERNET&CHARGING
			\$ 313.11	MAGIC KEYBOARD FOR IPAD
			\$ 42.48	LETTER TRAY ORGANIZER
Check Total:			\$ 433.47	
39880	6/25/2020	ALFREDO ARAMBULA	\$ 2,025.00	FACILITY RENTAL REIMBURSEMENT
39881	6/25/2020	AT&T MOBILITY	\$ 758.89	CITY HALL/PW/COUNCIL CELL
			\$ 624.74	PD INTERNET 287285052476
Check Total:			\$ 1,383.63	
39882	6/25/2020	AXCES INDUSTRIAL SUPPLY	\$ 330.41	FLOAT AWAY DEGREASER
39883	6/25/2020	BETTER QUALITY PAINTING	\$ 4,000.00	EPOXY PAINT-WATER SITE 2
39884	6/25/2020	BLUE FLAME	\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> Number	<u>Check</u> Date	<u>Name</u>	<u>Net</u> Amount	<u>Description</u>
39884	6/25/2020	BLUE FLAME	\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
Check Total:			\$ 1,700.00	
39885	6/25/2020	CALIF WATER ENVIRONMENT	\$ 293.00	J.SANCHEZ CERTIFICATION
39886	6/25/2020	CORBIN WILLITS SYSTEMS	\$ 1,072.61	ADMINISTRATION C/W SERVICE
39887	6/25/2020	D & L REFRIGERATION, LLC	\$ 182.50	WATER TREATMENT SKYLAR
			\$ 321.08	PD/COURTHOUSE UNIT
			\$ 85.00	PD 911 STATION UNIT
			\$ 161.00	PD/COURTHOUSE AC NOT WORKING
Check Total:			\$ 749.58	
39888	6/25/2020	DEPARTMENT OF JUSTICE	\$ 134.00	FINGERPRINTS MAY 2020
			\$ 35.00	BLOOD ALCOHOL ANALYSIS
Check Total:			\$ 169.00	
39889	6/25/2020	TAQUERIA DON PEPE	\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
			\$ 340.00	GREAT PLATES PROGRAM
Check Total:			\$ 1,700.00	
39890	6/25/2020	EPPLER TRUCK SERVICE	\$ 997.55	FD-93 FIRETRUCK ANNUAL INSPEC
			\$ 802.42	FD-08' FIRETRUCK INSPECTION
			\$ 911.20	FD-2009 FERR INFERNO INSPECTION
Check Total:			\$ 2,711.17	
39891	6/25/2020	FERGUSON WATERWORKS #142	\$ 532.69	PW-COMP COUP-10
			\$ 59.26	PW-PART
Check Total:			\$ 591.95	
39892	6/25/2020	FIRST BANKCARD	\$ 2.50	FRESNO COUNTY RECORDING
			\$ 38.60	FD-FAMILY DOLLAR BATTERIES
			\$ 24.25	BEN-AMAZON DIP STICK
			\$ 4.50	BEN-FRESNO CO RECORDING
			\$ 1,400.00	BEN-GLASS CENTERS GLASS OFFICE
			\$ 121.99	FD-AMAZON LABEL PRINTER
			\$ 32.39	FD-FAMILY DOLLAR BATTERIES
Check Total:			\$ 1,624.23	
39893	6/25/2020	FIRST NET	\$ 197.84	PD APPLE IPHONE

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u>	<u>Check</u>		<u>Net</u>	
<u>Number</u>	<u>Date</u>	<u>Name</u>	<u>Amount</u>	<u>Description</u>
39894	6/25/2020	FRESNO COUNTY TREASURER	\$ 162.24	ACCESS FEES MAY 2020
39895	6/25/2020	FRESNO MOBILE RADIO, INC.	\$ 6,216.00	POLICE DEPT ANNUAL BILLING
39896	6/25/2020	GALLS, LLC	\$ 35.00	HERO'S PRIDE GARRISON BEL
39897	6/25/2020	ELIZABETH GALLO	\$ 175.00	APPLICATION REIMBURSEMENT
			\$ 1,474.74	FACILITY RENTAL REIMBURSEMENT
Check Total:			\$ 1,649.74	
39898	6/25/2020	GOUVEIA ENGINEERING, INC.	\$ 500.06	710.03 DBE PLAN-ADA COMPLIANCE
			\$ 514.50	725.01 PUBLIC WORKS GENERAL
			\$ 1,466.25	725.12 TASK 1 MULTI BENEFIT
			\$ 5,872.50	725.12 TASK 2 MULTI BENEFIT
			\$ 1,870.00	730.08D CDBG SEWER LINE REPAIR
			\$ 6,918.54	745.24D STPL-5224(024) 8T
			\$ 363.58	745.25D CML-5224(023)POSO CANAL
			\$ 585.38	745.26C RABE, DIAZ & REV.
			\$ 926.63	745.27D 8TH ST PAVE REHAB
			\$ 215.25	760.01 AIRPORT GENERAL
			\$ 657.50	760.06C AIRPORT FENCE
			\$ 3,571.56	775.07 CEN CAL BUILDERS
			\$ 81.38	775.09-1 GREYSTONE ESTATE
			\$ 220.50	775.09-2 GREYSTONE ESTATE
			\$ 748.00	775.09-4 GREYSTONE ESTATE
			\$ 1,127.94	775.10 LOT LINE ADJ 2019-
			\$ 82.69	775.11-1 WHCCD-9TH ST VAC
			\$ 374.00	775.11-2 WHCCD-LOT MERGER
			\$ 300.56	775.11-3 WHCCD-UTLITY
			\$ 12,578.23	780.02 CEN CAL BUILDERS
			\$ 3,970.05	780.03-1 GREYSTONE ESTATES
			\$ 5,183.06	780.03-2 GREYSTONE ESTATES
			\$ 2,726.79	780.03-3 GREYSTONE ESTATES
			\$ 2,396.26	780.04 WEST HILLS EXPANION
			\$ 52.50	790.02 CITYWIDE ASSESSMENT
			\$ 8,002.50	730.09 SRF WWTP DESIGN
Check Total:			\$ 61,306.21	
39899	6/25/2020	BRADY JENKINS	\$ 25.00	APPLICATION FEE REIMBURSENT
39900	6/25/2020	KER WEST, INC. DBA	\$ 120.00	ADVERTISEMENT STREETS
39901	6/25/2020	KIMBALL-MIDWEST	\$ 530.76	DRILL SET/TAPE/STRIPPER
39902	6/25/2020	KTS SERVICES OF NORTHERN	\$ 1,183.74	INSTALL SHORTEL CONFERENCE

CITY OF FIREBAUGH ACCOUNTS PAYABLE
WARRANTS JUNE 1, 2020- JUNE 30, 2020

<u>Check</u> Number	<u>Check</u> Date	<u>Name</u>	<u>Net</u> Amount	<u>Description</u>
39903	6/25/2020	LOZANO SMITH ATTORNEYS A'	\$ 1,786.00	LEGAL SERVICES MAY 2020
			\$ 7,602.25	MAY 2020 LEGAL SERVICES
		Check Total:	\$ 9,388.25	
39904	6/25/2020	MESA ENERGY SYSTMS	\$ 436.00	1325 "O" ST COURTHOUSE
39905	6/25/2020	MID-VALLEY DISPOSAL	\$ 271.25	WATER TREATMENT PLANT
39906	6/25/2020	NORTHSTAR CHEMICAL	\$ 3,021.86	SODIUM HYPOCHLORITE BULK
39907	6/25/2020	O'REILLY AUTOMOTIVE, INC.	\$ 18.55	PD #4 FUEL TANK LOCK
39908	6/25/2020	OCCUPATIONAL HEALTH CNTE	\$ 424.50	PRE-EMPLOYMENT PHYSICAL
39909	6/25/2020	DARIO OROZCO	\$ 175.00	FACILITY RENTAL REIMBURSENT
39910	6/25/2020	PACIFIC GAS & ELECTRIC	\$ 613.83	TOMATEK #10 6759522333-9
			\$ 53,510.75	ALL DEPTS #7355932148-1
		Check Total:	\$ 54,124.58	
39911	6/25/2020	PG&E	\$ 3,000.00	PROJ: GEP 1300 "O" STREET
39912	6/25/2020	CSG CONSULTANTS, INC.	\$ 394.87	BUILDING PLAN REVIEW SERVICE
39913	6/25/2020	PROFORCE	\$ 147.28	PD-AMMO 10 BOXES
39914	6/25/2020	SOLORIO TAYLOR TRANSLATO	\$ 115.00	TWO PAGE DOCUMENT TRANSLATE
39915	6/25/2020	STAPLES BUSINESS CREDIT	\$ 136.69	PD-DISINFECTING WIPES
39916	6/25/2020	TIFCO INDUSTRIES	\$ 182.49	PW-FLATWASHER/CAPSCREW
39917	6/25/2020	DATAPATH	\$ 621.18	HP THIN CLIENT DUAL CORE
			\$ 2,160.00	HPE NS HARDWARE AND SOFTWARE
		Check Total:	\$ 2,781.18	
39918	6/29/2020	CITY OF FIREBAUGH	\$ 42,446.41	ME CHECK JUNE 2020
39919	6/30/2020	CITY OF FIREBAUGH	\$ 94,012.79	PAYROLL ENDING 06/26/2020

FIREBAUGH CITY COUNCIL

STAFF REPORT

Date: July 20, 2020
To: Firebaugh City Council
From: Karl Schoettler, Planning Consultant
Subject: Density Bonus request for Site Plan Review 2020-02 (Fresno County Housing Authority - redevelopment of Firebaugh Family Housing project)

Summary/Recommendation

The project proposes the complete redevelopment of the Firebaugh Family Housing multi-family residential complex located at 1502 Clyde Fannon Road. The existing 34-unit project will be demolished and a new complex with 68 units constructed on a portion of the site. The applicant is requesting approval of a Density Bonus to allow additional units (above that permitted by zoning), as allowed by the Firebaugh Municipal Code (as well as State law).

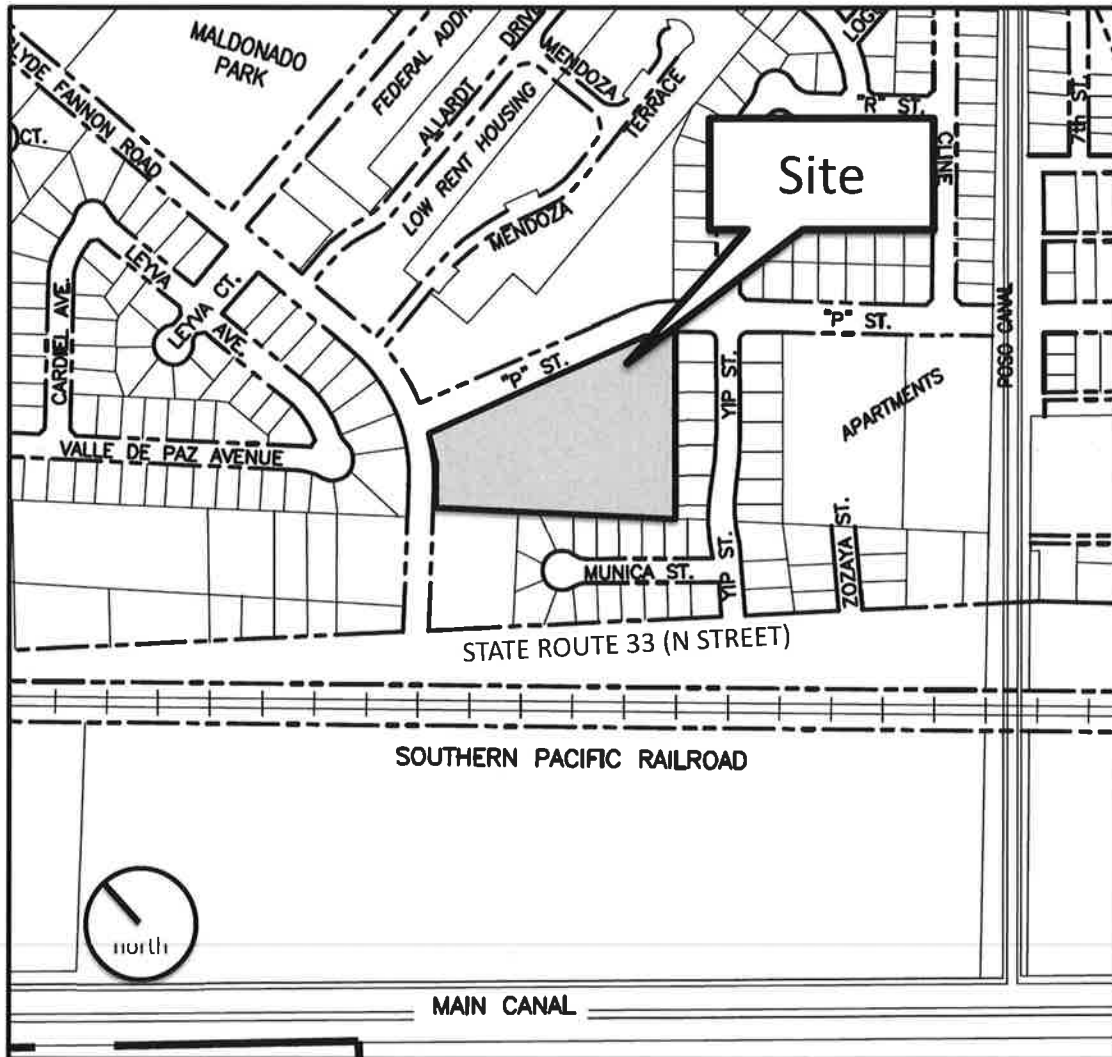
It is recommended the City Council take the following actions:

1. Ask for the City Planner to deliver the staff report;
2. Ask any questions of staff regarding the project;
3. Ask the applicant for a statement regarding the project;
4. Ask for a motion for action on the project. It is recommended the City Council adopt Resolution 20-35 to approve the Density Bonus application

Discussion/Analysis

The Housing Authority of Fresno County has submitted an application to redevelop (in two phases) the existing Firebaugh Family Housing complex located on the southwest corner of Clyde Fannon Road and P Street (see Map 1 (location) and Map 2 (aerial photo)). The site currently hosts 34 units and was originally built in 1975. The existing units are becoming dated and the applicant intends to remove the units and build a new complex on the northern four acres of the site with 64 dwellings in thirteen two-story buildings (Phase 1). A second phase would occur at some point in the future on the southerly two acres of the site.

Map 1: Project Location



The site is zoned R-2 (Low Density Multi Family Residential). This zone is intended to allow multi-family development at the rate of one dwelling per 3,250 square feet of lot area (equating to 13.4 dwelling units per acre). The applicant is requesting a Density Bonus to allow additional units for Phase 1. Density bonuses are authorized by Firebaugh Municipal Code (Chapter 30) and also by State law (Section 65915 of the Government Code) as long as the units being built are reserved for low income households.

Map 2: Aerial Photo



Density Bonus

Section 65915 of the California Government Code requires cities to grant an increase in the number of dwellings on a site (over that allowed by the zoning of the site), as long as the units are reserved for households that are identified in the code. These can include low income, senior and student households. In the case of the Firebaugh Family project, the targeted group are low income households. The purpose of Density Bonus law is to increase the supply of affordable housing for Californians.

The R-2 zone allows a maximum density of one unit per 3,250 square feet of lot area. Therefore, the four acres contained in Phase 1 could potentially be developed with up to 54 units. Density bonus law allows up to a 35% increase in the number of units (when at least 20 percent of the units are being reserved for low income households). For Phase 1, a 35% increase would

be 19 additional units, resulting in a potential total of 73 units on the site (54 + 19). The project proposes 68 units (a density bonus of 26%) and therefore meets the density bonus allowance. Exhibit 1 shows the proposed site plan.

Density Bonus law also allows applicants to request at least one additional concession in zoning standards (such as a reduction in setbacks or parking) however no such request is being made in this case.

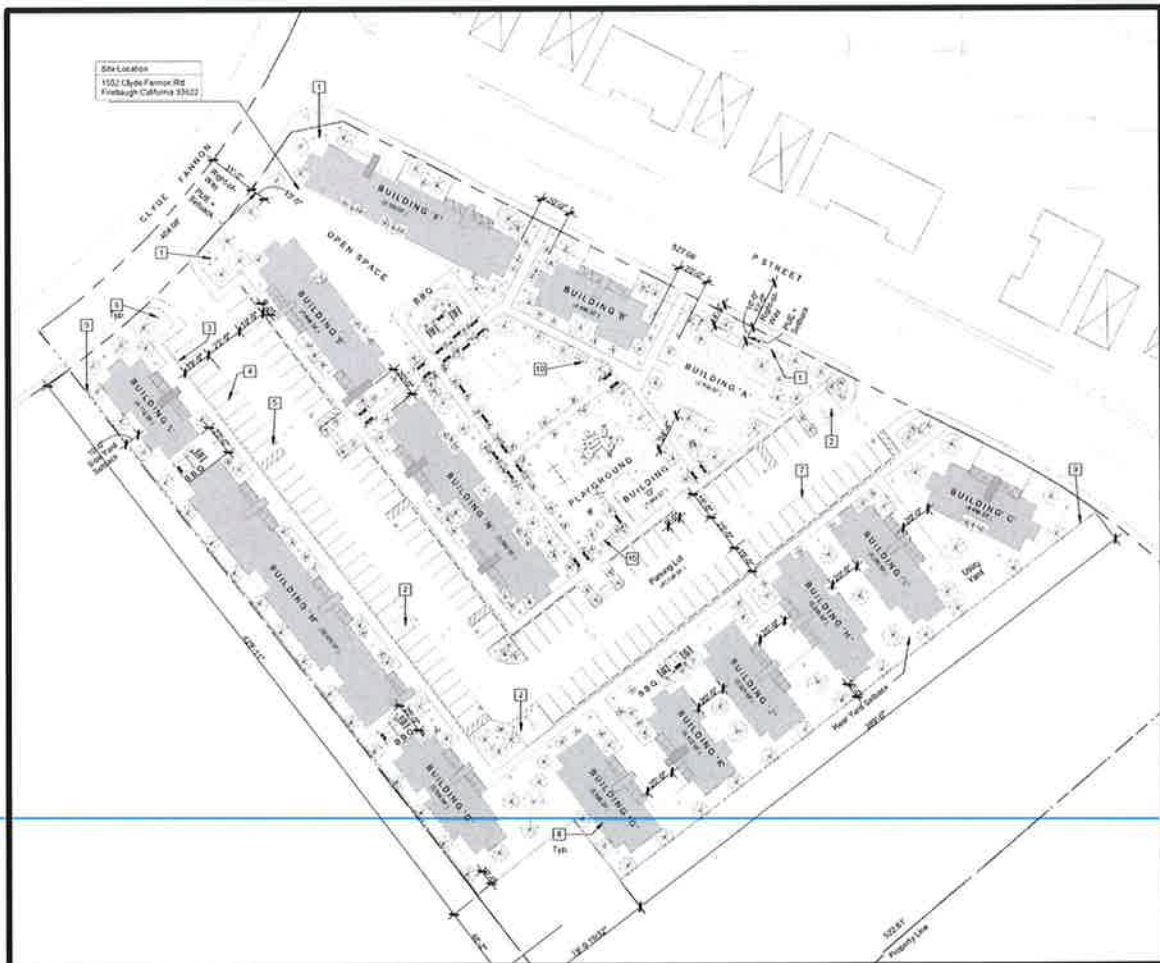
The Planning Commission considered the Density Bonus request on July 13 and voted unanimously to recommend approval. In doing so, the Commission determined the project meets the requirements of the Density Bonus ordinance. The Commission also voiced their opinion that the project will be a significant improvement over the existing complex.

The Commission also voted to approve the Site Plan Review for the project. The City Council does not take action on Site Plan Review but staff's analysis is provided below for the Council's information and further understanding of the project.

Site Plan Review

Exhibit 1 shows the proposed site plan.

Exhibit 1: Site Plan



The complex will generally be situated around an “L”-shaped drive and parking area that connects P Street and Clyde Fannon Drive. The dwellings will be contained in thirteen 2-story buildings of varying sizes, though all will have a similar architectural appearance. Individual units will be offered in a variety of sizes and configurations, as follows:

1 bedroom: 8 units
2 bedroom: 30 units
3 bedroom: 24 units
4 bedroom: 6 units

Parking will be situated around the drive aisles, in close proximity to most units. There will be 110 parking spaces, which exceeds the Zoning Ordinance's requirement of 1-1/2 spaces per unit (96 spaces). Seven spaces will be handicap-accessible spaces. Sixty eight of the spaces will be covered parking with carports. The carports will feature gabled roofs (as opposed to flat-top roofs). This feature was also requested and provided for the Rio Villas apartment complex at P and 13th Streets (also owned by the Housing Authority).

The complex will also feature a single-story 2,800 square foot community center building (next to the P Street entrance). This building will include recreational rooms for residents as well as the office for complex.

The complex will also include a laundry/utility building next to the community hall. The building will include work space for site employees and a laundry room for use by tenants.

Within the central area there will be an outdoor recreational area, including a playground with children's play equipment, a basketball court and a barbecue area, in addition to an open grassy play area. There will also be three other barbecue facilities in various locations around the site.

Other features of the site plan include

- Landscaping and walkways connecting buildings and parking areas.
- Outdoor light fixtures
- Trash enclosures with decorative overhead arbors
- Street reconstruction (as needed) along the site frontages along P Street and Clyde Fannon Road.
- Bicycle racks
- Concrete masonry perimeter walls around the site

Architectural

The buildings will feature a combination of horizontal wood siding on the front facades alternated with veneer stone on portions of the sides and rear walls of the buildings (see Exhibit 2). According to the applicant's statement, the overall mass of the buildings will be broken up by porches, balconies, roof overhangs, trim locations and material changes. Staff's opinion is that the architectural appearance of the buildings generally meets the intent of the City's Design Guidelines and will be a significant improvement over the existing buildings at the site.

Exhibit 2: Typical Architectural Appearance



Utilities

The project will connect to existing water and sewer utility lines that run past the site under Clyde Fannon and P Streets. The Public Works Department reports there is adequate capacity in these lines to accommodate increased demands of the project. The project will also connect to the City's storm drain system, which ultimately discharges to the Poso Canal, south of the site.

Traffic

The project will increase traffic over that currently generated by the existing complex. At 68 units and a rate of 6.47 trips per unit, the complex can be expected to generate up to 440 vehicle trips per day (versus approximately 220 trips currently). It is believed the surrounding streets can accommodate this increase. The site is designed with access onto both Clyde Fannon Road and to P Street, thereby dispersing traffic in two directions. Clyde Fannon Road affords direct access to State Highway 33 a short distance to the west, while P Street leads south to downtown.

The project will also include bicycle racks, thereby making it easier for residents to use bicycles for short or longer trips. Finally the applicant will be paying the City's new Development Impact Fees for traffic impacts. These fees are used by the City to make capital improvements to improve traffic flow, including helping to fund features such as traffic signals, bike lanes, street widening, etc.

Street Dedication

Through unknown circumstances, the adjacent sections of Clyde Fannon Road and P Street were never dedicated to the City (when the site was originally developed). Accordingly, the City is requiring these portions of roadway be dedicated to the City now, as part of this redevelopment project. This will ensure the roadways become the responsibility of the City, which is proper, as the City has been maintaining them for decades.

Land Addition

The applicant is also seeking to purchase an unused 0.3-acre parcel that runs along the west side of the site, that would be added to the complex. It is believed that there is an irrigation pipeline that runs under this parcel but there is nothing developed on the surface. If successful, the applicant would landscape this area so that it would provide additional open space for residents of the complex. Technically, this addition of land would also reduce the density of the complex.

Demolition

As previously noted, the Housing Authority is proposing to demolish the existing 34 units. The Housing Authority will be required to prepare and submit a demolition plan to the City. This will include provisions for the safe removal of hazardous materials, which could include asbestos and lead based paint, as well as dust control.

As required by federal law (the Uniform Relocation Act), the applicant has also prepared a relocation plan for residents of the existing complex to facilitate housing options before the site is vacated and units demolished. Through this provision, existing residents will be provided financial assistance to rent similar housing (either public or private) in the area until the new complex is completed. At that time these residents will be offered first right to rent the new units.

Environmental Analysis

The project is occurring on an existing developed site, therefore staff has determined that the project qualifies to be exempted from environmental review under Section 15332 (Infill development on a site smaller than five acres).

Conclusion

Staff believes the project meets City standards and will be a significant improvement over the existing housing complex. The project has been reviewed by City staff the Site Plan Review has been conditioned to comply with City requirements.

BACKGROUND INFORMATION

Applicant/ Housing Authority of Fresno County
Property 1331 Fulton Street
Owner: Fresno, CA 93721

Architect: Paul Halajian Architects
 389 Clovis Ave. Suite 100
 Clovis, CA 93612

Location: The subject site is located on the south side of Clyde Fannon Road and the west side of P Street. The Assessor Parcel Numbers are 007-140-004 and 007-140-007.

Request: The applicant is requesting approval of two actions for the complete redevelopment of the existing Firebaugh Family Housing complex:

1. A **Density Bonus** to allow up to a 35% increase in the number of units allowed by the R-2 zone. The R-2 zone allows one dwelling per 3,250 square feet of lot area. At 4.0 acres, the Phase 1 portion of the site contains 174,240 square feet. The formula to determine maximum density (permitted by the R-2 zone) is $174,240 \div 3,250 = 54$ units. Thirty-five percent of 54 is 19 units. Therefore, through the Density Bonus process, Phase 1 is allowed $54 + 19 =$ (up to 73 units permitted). The project is proposing a total of 64 units for Phase 1, representing a density bonus of 26%.
2. A **Site Plan Review** to redevelop the site. For Phase 1, the 34 existing units will be removed and 68 new units will be constructed in thirteen 2-story buildings. Additional structures will include a Community Building and a laundry/utility building. There will be 110 parking spaces situated throughout the site; ~~68 stalls will be covered with carports. Other improvements will~~ include landscaping/open space, children's play area, basketball court, barbecues, walkways, trash enclosures, light fixtures, concrete-masonry perimeter walls, street improvements and utility connections, among others. The site will feature driveways from P Street and Clyde Fannon Road. No development is currently proposed for the Phase 2 area.

Staff Report to Firebaugh City Council (7/20/2020)
Density Bonus for Site Plan Review 2020-02 (Fresno Housing Authority)

Site: The site contains approximately 6 acres. Phase 1 is on the northerly two-thirds of the site and contains about 4.0 acres and is currently developed with 34 multi-family units in single story buildings. Surrounding land uses are as follows:

North: Single- and multi-family residential dwellings
South: Single family dwellings
East: Multi-family dwellings
West: Single family dwellings

Zone: The site is zoned R-2 (Low Density Multi Family Residential). Key development standards for this zone are as follows:

Front yard setback: 15 feet, minimum
Rear yard setback: 10 feet, minimum
Side yard setbacks:
Street side yard: 10 feet, minimum
Interior side yard: 5 feet, minimum
Distance between structures on same lot: 10 feet, minimum
Building height: 25 feet/2 stories, maximum
Parking: 1.5 space per unit; One space per unit must be covered parking (carport or garage).
Density: One unit per 3,250 square feet of lot area
Lot coverage: 50% maximum

Surrounding zone classifications are as follows:

North: R-2 (Low Density Multi Family Residential)
South: R-1 (Single Family Residential)
West: R-1 (Single Family Residential) and C-3 (General Commercial)
East: R-2 (Low Density Multi Family Residential)

General Plan: The subject site is currently designated "Medium Density Residential" by the Land Use Element of the Firebaugh General Plan. The R-2 zone is consistent with this designation.

Access: The site has access from P Street to the east and Clyde Fannon Road on the north. Both of these streets are classified as "Collector" roadways by the Circulation Element of the Firebaugh General Plan. In the vicinity of the site both streets are fully improved and feature one travel lane and one parking lane in each direction

along with curbs, gutters and sidewalks. The intersection of Clyde Fannon and P Streets is controlled by a stop sign for northbound traffic on P Street.

Infrastructure: There are existing water and sewer lines under both Clyde Fannon Drive and P Street. Storm drainage is via surface curbs and gutters that drain to drop inlets leading to underground storm drain lines.

Services: Police and fire protection are provided by the City of Firebaugh.

Environmental: The project is categorically exempt from review for environmental impacts under the Guidelines of the California Environmental Quality Act per Section 15332 (Infill Sites).

RESOLUTION 20-35
BEFORE THE CITY COUNCIL
CITY OF FIREBAUGH
COUNTY OF FRESNO, STATE OF CALIFORNIA

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING
A DENSITY BONUS (FOR THE FRESNO HOUSING AUTHORITY'S FIREBAUGH
FAMILY HOUSING COMPLEX PROJECT (SITE PLAN REVIEW 2020-02))**

WHEREAS, the Housing Authority of Fresno County, 1331 Fulton Street, Fresno, CA 93721, has applied for a Density Bonus to redevelop an existing multi-family residential complex they currently own and operate. The current project (Phase 1) is on a 4-acre portion of a 6.0± acre site, located on the south side of Clyde Fannon Road and the west side of P Street (Assessor Parcel Numbers 007-140-004 and 007-140-007), and

WHEREAS, a density bonus is authorized by Chapter 30 of the Firebaugh Municipal Code and by Section 65915 et. seq. of the California Government Code, and

WHEREAS, the subject site is currently zoned R-2 (Low Density Multi-Family Residential) by the official zoning map of the City of Firebaugh. This zone allows a maximum density of one dwelling unit per 3,250 square feet of lot area, and

WHEREAS, the applicant is requesting a 26% percent density bonus for the Phase 1 portion of the site, which represents an additional 14 units above the 54 permitted by the R-2 zone, for a total of 68 units on the site, and

WHEREAS, said Density Bonus was processed consistent with Chapter 30, Density Bonuses and Housing Goals, of the Firebaugh Zoning Ordinance, and

WHEREAS, California Government Code Section 65915 indicates that when an applicant seeks a density bonus for a housing development, the density bonus requirements are triggered when the applicant seeks and agrees to construct a housing development reserved for a target population (including low income households), and

WHEREAS, the project qualifies for up to a 35% increase in units (above the maximum allowed by the site zoning) provided at least 20 percent of the units are reserved for low income households, and

WHEREAS, the Planning Department has prepared a staff report on the Density Bonus application along with a finding that the project is exempt from review for environmental impacts, consistent with CEQA (California Environmental Quality Act), and

WHEREAS, the Firebaugh Planning Commission previously considered the Density Bonus in a duly-posted public meeting on July 13, 2020; accepted testimony, reviewed the staff report and forwarded a recommendation of approval to the Firebaugh City Council on said Density Bonus.

NOW, THEREFORE, BE IT RESOLVED that the City Council, after considering all the evidence presented, determined the following findings were relevant in evaluating this request:

1. The proposed project will not have a significant impact on the environment and is exempt from review under Section 15332 (Infill Exemption) of the Guidelines of the California Environmental Quality Act.
2. The proposed Density Bonus request is consistent with Chapter 30, Density Bonuses and Housing Goals of the Firebaugh Municipal Code and Section 65915 et. seq. of the California Government Code.
3. The proposed Density Bonus implements many of the policies contained in Firebaugh's certified 2015 Housing Element, which promotes (among other things) affordable housing to households that occupy lower-income categories.
4. The proposed project will not have an adverse impact on the public's health, safety or welfare.

BE IT FURTHER RESOLVED that the City Council hereby approves Resolution 20-35 approving the Density Bonus associated with Site Plan Review 2020-02 (Exhibit 1). The foregoing resolution was adopted upon a motion of Council member _____, second by Council member _____ at a regular meeting of the Firebaugh City Council on July 20, 2020, by the following roll call vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

APPROVED:

ATTEST:

Elsa Lopez, Mayor

Rita Lozano, Deputy City Clerk

Exhibit 1: Site Plan Review 2020-02

Site Plan Legend

Proposed Building Footprint
 Existing Building Footprint
 Proposed Driveway
 Proposed Parking Space
 Proposed Landscape Area
 Proposed Access Road
 Proposed Utility Line
 Proposed Fencing
 Proposed Signage

Keynotes

1. Proposed Building Footprint
 2. Existing Building Footprint
 3. Proposed Driveway
 4. Proposed Parking Space
 5. Proposed Landscape Area
 6. Proposed Access Road
 7. Proposed Utility Line
 8. Proposed Fencing
 9. Proposed Signage

Site Summary

Item	Quantity
Proposed Building Footprint	10,000 sq. ft.
Existing Building Footprint	5,000 sq. ft.
Proposed Driveway	1
Proposed Parking Space	20
Proposed Landscape Area	5,000 sq. ft.
Proposed Access Road	1
Proposed Utility Line	1
Proposed Fencing	1
Proposed Signage	1

Dwelling Unit Type Summary

Unit Type	Quantity
Single-Family Detached	10
Single-Family Attached	10
Two-Family Attached	10
Three-Family Attached	10
Four-Family Attached	10
Five-Family Attached	10
Six-Family Attached	10
Seven-Family Attached	10
Eight-Family Attached	10
Nine-Family Attached	10
Ten-Family Attached	10
Eleven-Family Attached	10
Twelve-Family Attached	10
Thirteen-Family Attached	10
Fourteen-Family Attached	10
Fifteen-Family Attached	10
Sixteen-Family Attached	10
Seventeen-Family Attached	10
Eighteen-Family Attached	10
Nineteen-Family Attached	10
Twenty-Family Attached	10
Twenty-One-Family Attached	10
Twenty-Two-Family Attached	10
Twenty-Three-Family Attached	10
Twenty-Four-Family Attached	10
Twenty-Five-Family Attached	10
Twenty-Six-Family Attached	10
Twenty-Seven-Family Attached	10
Twenty-Eight-Family Attached	10
Twenty-Nine-Family Attached	10
Thirty-Family Attached	10

Parking Summary

Parking Type	Quantity
Surface Parking	20
Structural Parking	0
Other Parking	0
Total Parking	20



**PAUL HALAJIAN
 ARCHITECTS**
 381 Olive Ave., Suite 100
 Clovis, CA 93611-1165
 T: 559.287.7822 F: 559.287.7800
 www.halajian.com

Site Plan

Fresno Housing Authority
 Firebaugh Low Income Housing

RESOLUTION NO. 20-36

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH CONFIRMING THE DIAGRAM AND ASSESSMENT OF ANNUAL LEVY FOR FISCAL YEAR 2020-2021 FOR LANDSCAPING AND LIGHTING DISTRICT NO. 1

WHEREAS, pursuant to the Landscaping and Lighting Act of 1972 (Streets & Highways Code ' 22500 *et seq.*) (the "Act"), the City Council of the City of Firebaugh declared its intention to form, conducted all proceedings to form and did form Landscaping and Lighting Maintenance District No. 1 of the City of Firebaugh (the "District"), and has thereafter levied and collected the first assessment and subsequent annual assessments for maintenance and operation of landscaping, street lighting and other permanent improvements which constitute a portion of the public street, sidewalk and drainage systems within the District (collectively, the "Improvements") and which provide direct special benefits to the various parcels assessed over and above benefits conferred on the public at large; and

WHEREAS, the City Engineer has prepared and filed with the City Clerk a report entitled "Engineer's Report of the City of Firebaugh Landscape and Lighting Maintenance District No. 1, 2020-2021," dated June 15, 2020 (the "Annual Levy Report"), to which reference is hereby made, which Annual Levy Report contains a description of the existing Improvements in the District, the boundaries of the District and any zones therein, and the general location and proposed assessments on the assessable lots and parcels of land within the District; and

WHEREAS, the City Engineer also has prepared and filed with the City Clerk maps of the boundaries of the District; and

WHEREAS, on June 15, 2020, the City Council adopted Resolution No. 20-24, "A RESOLUTION OF INTENTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH TO LEVY AND COLLECT THE ANNUAL ASSESSMENTS DISTRICT NO. 1 (*Pursuant to the Landscaping and Lighting Act of 1972*), whereby the City Council declared its intention to levy and collect the annual assessments for operation and maintenance of the Improvements within the District for the 2020 - 2021 fiscal year; and

WHEREAS, the amount of the assessments proposed in the Annual Levy Report for the 2020-2021 fiscal year, except those assessments on the lots and parcels of land within Zone A (Tract No. 5529), are the same or less than the amount of the District assessments in all previous fiscal years; and

WHEREAS, the assessments on the lots and parcels within Zone A (Tract No. 5529) were proposed to increase by the change in the Consumer Price Index-U for the San Francisco Bay area as of December 2007 (the "CPI") over the December 2007 base year CPI, not to exceed three percent, as previously approved by a majority vote of the owners of the lots and parcels in Zone A voting in a land owner ballot proceeding on the issue of the assessment conducted on August 6, 2007, in accordance with Article XIID of the California Constitution and Section 53753 of the California Government Code; therefore, the proposed assessments on the lots and parcels in Zone A for fiscal year 2020-2021 are not deemed increased for purpose of these proposed annual assessment proceedings; and

WHEREAS, the proceeds of the assessments to be levied on the lots and parcels in the District will be used exclusively to finance the expenses for operation and maintenance of the Improvements for the 2020-2021 fiscal year, which operation and maintenance will provide direct special benefits to the various lots and parcels in the District, over and above the benefits conferred on the public at large; and

WHEREAS, the amount of the assessment on each lot or parcel in the District is proportional to and no greater than the special benefits conferred on such lot or parcel from operation and maintenance of the Improvements described in the Annual Levy Report; and

WHEREAS, after notice by publication of the Resolution of Intention as required by the Act, the City Council conducted a public hearing and heard and considered all objections and protests to proposed assessments on all lots and parcels within the District for fiscal year 2020-2021;

THEREFORE, the City Council of the City of Firebaugh resolves finds and determines as follows:

1. The recitals, findings and determinations in the Resolution of Intention are hereby restated and confirmed. The recitals in the Resolution of Intention and in this resolution, above, are true and correct.
2. The map of the boundaries of the District, prepared by the City Engineer, is hereby approved.
3. The territories within the District, whose boundaries are set forth in the Annual Levy Report, are the territories directly and specially benefited, over and above the benefits conferred on the public at large, from operation and maintenance of the Improvements described in the Annual Levy Report.
4. The hearing on the annual levy of assessments in the District for fiscal year 2020-2021 was noticed and held in accordance with law.
5. The Annual Levy Report, including the diagram of the District and the assessment of the estimated costs of operation and maintenance of the Improvements contained in the Annual Levy Report, and each and every part of the Annual Levy Report, are finally adopted, confirmed and approved.
6. The assessment diagram showing the District and the lots and parcels of land within the District, all as contained in the Annual Levy Report, is finally approved and confirmed as the diagram of the lots and parcels within the District to be assessed to pay the costs of operation and maintenance of the Improvements described in the Annual Levy Report.
7. The assessment of the total amount of the costs and the individual assessments thereof on the lots and parcels within the District, in proportion to the direct special benefits to be conferred on each such lot or parcel from operation and maintenance of the Improvements, and of the expenses incidental thereto, as set forth in the Annual Levy Report, is finally approved and confirmed as the annual assessment for the 2020-2021 fiscal year to pay such costs.
8. The levy of the annual assessments within the District for fiscal year 2020-2021, as described in the Resolution of Intention and the Annual Levy Report, is hereby ordered.
9. The City Clerk is authorized and directed to file the diagram of the District and assessments therein, as approved and confirmed by the Council, with the Fresno County Auditor-Controller Treasurer-Tax Collector immediately after adoption of this resolution.
10. This resolution shall take effect immediately upon adoption.

* * * * *

CERTIFICATION

The undersigned Mayor of the City of Firebaugh (the "City"), certifies that the foregoing resolution was adopted by the City Council of the City at a meeting thereof held on July 20, 2020, by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

APPROVED:

ATTEST:

Elsa Lopez, Mayor
City of Firebaugh

Rita Lozano, Deputy City Clerk
City of Firebaugh

RESOLUTION NO. 20-37

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING AN AGREEMENT BETWEEN CITY OF FIREBAUGH , CALIFORNIA (“CITY”) AND FRESNO COUNTY ECONOMIC DEVELOPMENT CORPORATION (“EDC”) FOR FISCAL YEAR 2021

RECITALS

WHEREAS, the City is committed to a balanced and diversified economy as one of its most important priorities to ensure the future well-being of the residents of Firebaugh; and

WHEREAS, the City has invested considerable resources to encourage a location for new and expanding businesses and industries and to ensure the economic vitality of commercial areas; and

WHEREAS, EDC continues to maintain regional, national, and international marketing and promotional efforts to attract the location and expansion of businesses and industries in all of the communities within Fresno County; and

WHEREAS, the State of California (“State”) has designated the EDC as its regional contact and referral point for businesses and industries that contact the State while seeking a location for new or expanded facilities; and

WHEREAS, the City seeks to enhance its support of the EDC in order to utilize the unique position the EDC maintains within the business community, and to promote economic growth in the City; and

WHEREAS, the City recognizes the Fresno County Region’s economic future is a top priority which demands focus and leadership by the EDC.

NOW THEREFORE, IT IS HEREBY RESOLVED, by the City Council of the City of Firebaugh that:

1. The Council approves the Agreement set forth in Exhibit “A”.
2. The Council directs the City Manager to execute and implement the Agreement.

Passed and adopted at a Regular Meeting of the City Council of the City of Firebaugh held on July 20, 2020, by the following votes:

AYES:

NOES:

ABSTAINING:

ABSENT:

APPROVED:

ATTEST:

Elsa Lopez, Mayor

Rita Lozano, Deputy City Clerk

Exhibit “A”

**AGREEMENT BETWEEN THE CITY OF FIREBAUGH AND THE
FRESNO COUNTY ECONOMIC DEVELOPMENT CORPORATION
FOR FISCAL YEAR 2020-2021**

This Agreement is made and entered into this 1st day of July, 2020, by and between the City of Firebaugh (City) and the Economic Development Corporation (EDC).

RECITALS

WHEREAS, the City is committed to a balanced and diversified economy as one of its most important priorities to ensure the future well-being of the citizens of Firebaugh.

WHEREAS, the City has invested considerable resources to encourage a location for new and expanding businesses and industries and to ensure the economic vitality of commercial areas.

WHEREAS, EDC continues to maintain regional, national, and international marketing and promotional efforts to attract the location and expansion of businesses and industries in all of the communities within Fresno County.

WHEREAS, the State of California (State) has designated the EDC as its regional contact and referral point for businesses and industries that contact the State while seeking a location for new or expanded facilities.

WHEREAS, the City seeks to enhance its support of the EDC in order to utilize the unique position the EDC maintains within the business community, and to promote economic growth in the City.

WHEREAS, the City recognizes the Fresno County Region's economic future is a top priority which demands focus and leadership by the EDC.

AGREEMENT

NOW, THEREFORE, the City and the EDC agree as follows:

1. The EDC agrees to assist the City in promoting the economic growth in the City by providing the following services to the City:
 - (a) For the purpose of recruiting new businesses and industries to the City, provide information to industrial and office representatives.
 - (b) Maintain and update marketing materials used to attract new investment to the City.
 - (c) Assist existing City businesses and industries that contact the EDC with informational and technical assistance needs.
 - (d) Market the City to commercial and industrial brokers, developers, site selectors, and businesses.
 - (e) Serve as a distribution point for City economic development materials.

- (f) The Economic Development team will work towards fostering a closer working relationship with local business associations to enhance the accessibility of EDC and BEAR Action Network services to City employers. Level of partnership is dependent on willingness and capacity of local business associations to participate.
 - (g) Upon request, EDC will provide parcel availability reports on behalf of the City, and work with the City to design an economic profile to be hosted on the EDC website.
 - (h) Assist City points-of-contact in fully utilizing social media and online marketing tools to advance economic and community development efforts in the City.
 - (i) The EDC will inform the City of legislation important to the Economic and Community Development of the region and advocate on their behalf.
 - (j) The EDC shall submit quarterly reports to the City, detailing the progress of the EDC's activities.
 - (k) The EDC shall assist in identifying economic development projects on the City's behalf for inclusion in the County of Fresno's Comprehensive Economic Development Strategy (CEDS) for possible grant funding.
 - (l) The EDC and City of Firebaugh recognize the need for updated industry and market data to aid in business attraction and expansion and to guide internal decision making. The EDC and the City of Firebaugh understand that this sought after data is not available on the public domain but can be procured to develop special projects, such as a retail leakage/gap analysis and economic impact reports. Should the EDC procure such a resource, the City of Firebaugh will supplement the contract amount by no more than \$4,000. In return, the City of Firebaugh will be provided with an updated retail leakage/gap analysis and/or a special project tailored to City's needs as requested by at the City Manager.
2. For performance of the services described in Section 1, paragraphs (a) through (l), the City agrees to pay the EDC the amount of six thousand dollars (\$6,000.00) in one installment. The EDC will provide quarterly reports commencing July 1, 2020.
- At the City Manager's request, for completion of services described in Section 1, paragraph (l), the City of Firebaugh agrees to pay the EDC the amount of four thousand dollars (\$4,000.00) in one installment.
3. This agreement will be extended automatically for successive 12-month terms unless the City sends the EDC written notice that the City does not want the agreement renewed at last 60 days before end of the fiscal year contract term.

4. Upon mutual written agreement of the parties, the City Manager may authorize an increase in payment for services provided under this contract not to exceed 10% of the total compensation noted in Section 2.
5. It is understood and agreed that in the performance of this agreement the EDC is an independent contractor. The EDC shall take out and maintain Workers compensation, State Disability, and other insurance coverage as required by law and shall in all other respects comply with applicable provisions of federal, state, and local laws, rules and regulations.
6. The EDC shall indemnify, hold harmless, and defend the City, its officers, agents, and employees, from all claims for money, damages, or other relief arising in any form from the performance of this agreement by the EDC, its officers, agents, or employees. The EDC shall take out and maintain for the full term of this agreement liability insurance providing protection for personal injury, wrongful death, and property damage; such insurance to be in amounts and issued by carriers acceptable to the City. The EDC shall provide the City with a Certificate of Insurance evidencing such coverage.
7. The funds provided EDC by the City pursuant to this agreement shall not be directly or indirectly used for any political purpose whatsoever. This prohibition includes, but is not limited to, campaigns, events, promotions, literature, lobbying or other activities for, against or on behalf of any state, local or federal legislation, issue, candidate(s) or actions, whether partisan in nature or not.
8. This agreement sets forth the entire understanding and agreement among the parties with respect to the subject matter hereof and supersedes any prior or contemporaneous oral and-or written agreements or representations.
9. This agreement may not be altered or amended in any of its provisions except by the mutual written agreement of the parties.
10. This agreement may be executed in counterparts with the same force and effects as if executed in one complete document.

IN WITNESS WHEREOF, parties have executed this agreement as of the day of the year first herein above written.

DATED: _____

CITY OF FIREBAUGH

BY: _____

Ben Gallegos, City Manager

DATED: _____

FRESNO COUNTY ECONOMIC
DEVELOPMENT CORPORATION

BY: _____

Lee Ann Eager, CEO

STAFF REPORT

AGENDA ITEM: Simplot Pavement and Drainage Improvements

MEETING DATE: July 20, 2020

PREPARED BY: Ben Gallegos, City Manager

RECOMMENDATION:

Staff recommends that the placement of contaminated soil material within the City of Firebaugh City Limits not be allowed and requests direction from the City Council on how to proceed.

BACKGROUND:

The City of Firebaugh received Preliminary Plans and a Remediation Assessment Report from Wood Environment and Infrastructure, Inc. (Wood) on behalf of Simplot, for a proposed pavement and drainage improvements project at the Simplot Plant in Firebaugh. City Staff met with Fred Lusk, PE, from Wood on two occasions to go over the proposed project. Due to the sensitive nature of the proposed project, City Staff felt compelled to present the item to the City Council for discussion and direction.

DISCUSSION:

The overall project being proposed by Simplot includes significant pavement and drainage improvements to their plant. The Simplot plant is located at the southerly end of Firebaugh. The site is partly within Fresno County (County) and partly within the City of Firebaugh. One of the components of the project consists of removing contaminated soil material presently located on the County side, placing it on the City side, and paving over it to minimize vertical and lateral migration.

The soil contamination levels are in the range of the Residential Environmental Screening Levels (ESLs) and the higher Industrial ESLs. It is our understanding that levels of Toxaphene above the Industrial ESL were found at three on-site locations. Guidelines from the Regional Water Quality Control Board state, in part, that “The presence of a chemical at concentrations in excess of an ESL does not necessarily indicate adverse effects on human health or the environment, rather that additional evaluation is warranted”.

The attached Plan sheets show the location of the City Limit relative to the Simplot site and also the location of the proposed placement of contaminated material.

FISCAL IMPACT:

No impact to the City.

ATTACHMENTS:

1. Plan Sheets C-001, C-003, C-004, and C-005 dated April 18, 2019, prepared by Wood Environment and Infrastructure Solutions, Inc.
2. Letter of transmittal dated September 14, 2017 for the Remediation Assessment Report prepared by Amec Foster Wheeler.

City of Firebaugh
Journal Entries
Fiscal Year 2020-2021

Creation Date 7/1/2020
Pacific Gas
& Electric
Company

	Calendar / Year	Fund	Department	Expense		Debt	Credit	Reason
1		004	2068					
2		004	3106					
3		004	2066					
4		063	31057					
5		004	3115					
1		004	2068					
2		004	3106					
3		004	2066					
4		063	31057					
5		004	3115					
1		004	2068					
2		004	3106					
3		004	2066					
4		063	31057					
5		004	3115					

J. R. SIMPLOT COMPANY

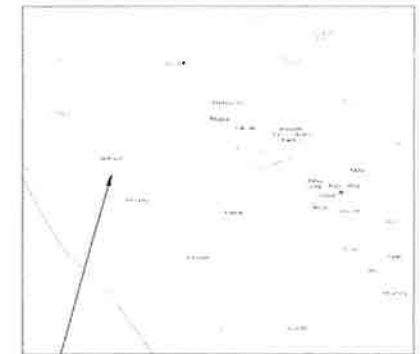
INDEX OF SHEETS

No.	Description
1.	TITLE SHEET
2.	GENERAL NOTES
3.	GRADING & DRAINAGE
4.	GRADING & DRAINAGE
5.	GRADING & DRAINAGE
6.	GRADING & DRAINAGE
7.	DETAILS
8.	SPECIFICATIONS

PLANS FOR CONSTRUCTION OF PAVEMENT AND DRAINAGE IMPROVEMENTS 35836 W Bullard Avenue Firebaugh, CA 93622



KEY MAP
NOT TO SCALE



VICINITY MAP
NOT TO SCALE

PROJECT LOCATION

THIS SET OF IMPROVEMENT PLANS IS VALID FOR CONSTRUCTION PURPOSES ONLY AFTER BEING SIGNED BY THE CITY ENGINEER AND UPON ISSUANCE OF PERMITS.

APPROVED BY THE CITY ENGINEER, CITY OF FIREBAUGH, REVIEWED FOR CONFORMANCE WITH CITY OF FIREBAUGH REQUIREMENTS ONLY. SINCE PLANS WERE PREPARED BY OTHERS, NO RESPONSIBILITY FOR THE ADEQUACY OF THE DESIGN IS EXPRESSED.

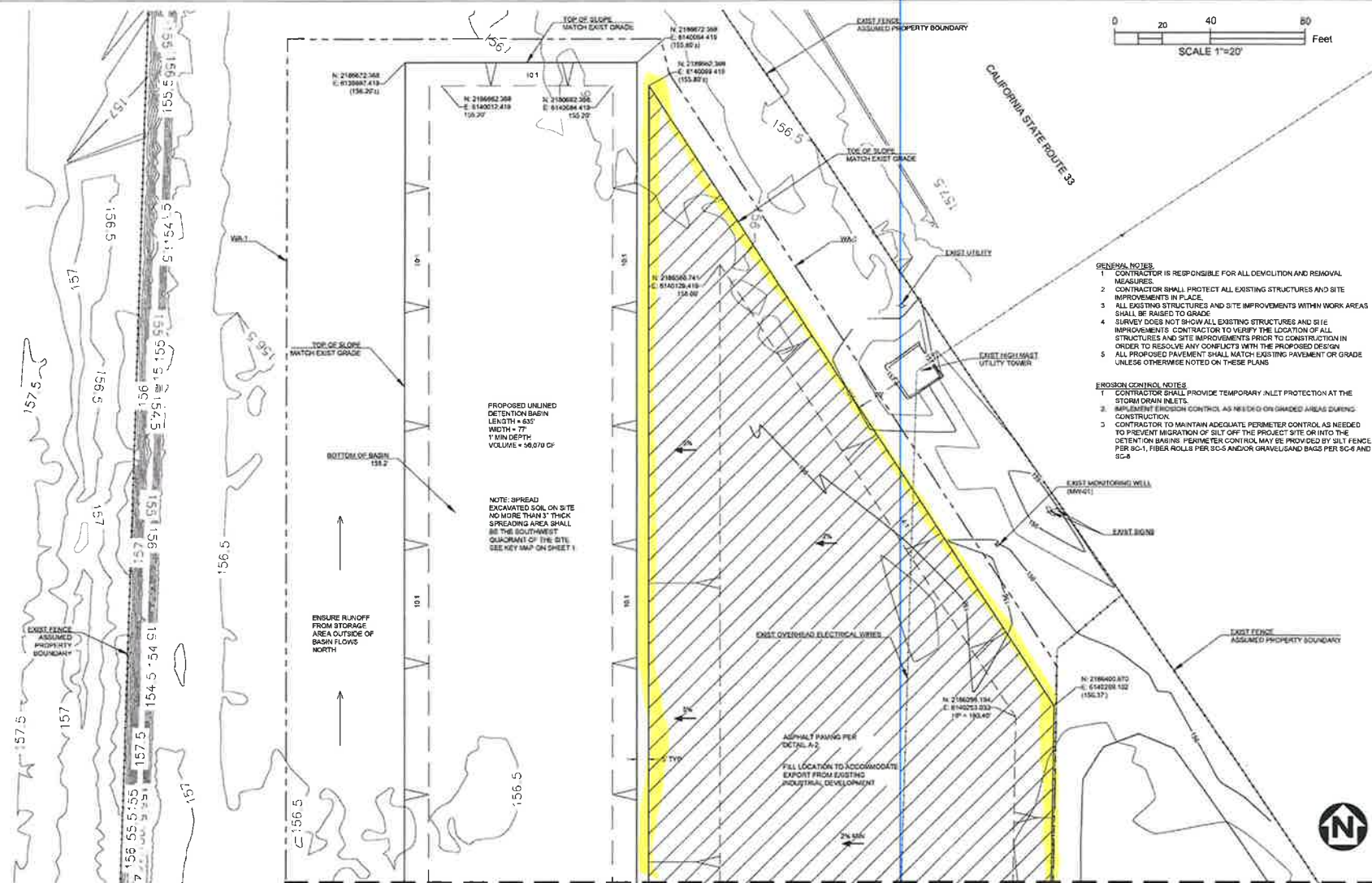
BY _____ DATE _____

REFERENCES: PLAN: DATE: HOR: CALIFORNIA STATE PLANE, ZONE IV VER: NAVD 88	NO. _____ REVISION _____ DATE _____ APPROV _____	DRAWN: MICHEL ESCOBAR DESIGNED: MICHEL ESCOBAR CHECKED: KER CARRON REVIEWED: FRED LUGER	J. R. SIMPLOT COMPANY 35836 W BULLARD AVENUE FIREBAUGH, CALIFORNIA 93622	wood. ENVIRONMENT & INFRASTRUCTURE SOLUTIONS, INC. 6417 2ND PARK COURT SAN DIEGO, CALIFORNIA 92121 (619) 594-1100	HAZEL H. GUNAWAN REGISTERED CIVIL ENGINEER 15/01/2019 DATE		PAVEMENT AND DRAINAGE IMPROVEMENTS J. R. SIMPLOT COMPANY 35836 W BULLARD AVENUE FIREBAUGH, CALIFORNIA 93622	DATE: APRIL 18, 2019 SCALE: SEE DWG SHEET: 1 OF 8 SHEETS DRAFT: Final Grading & Paving PROJ No: 0142-B9-0000
	CAUTION: THIS PLAN MAY BE REDUCED ORIGINAL SCALE							

C-001 TITLE SHEET

NOT FOR CONSTRUCTION

NOT FOR CONSTRUCTION



- GENERAL NOTES**
1. CONTRACTOR IS RESPONSIBLE FOR ALL DEMOLITION AND REMOVAL MEASURES.
 2. CONTRACTOR SHALL PROTECT ALL EXISTING STRUCTURES AND SITE IMPROVEMENTS IN PLACE.
 3. ALL EXISTING STRUCTURES AND SITE IMPROVEMENTS WITHIN WORK AREAS SHALL BE RAISED TO GRADE.
 4. SURVEY DOES NOT SHOW ALL EXISTING STRUCTURES AND SITE IMPROVEMENTS. CONTRACTOR TO VERIFY THE LOCATION OF ALL STRUCTURES AND SITE IMPROVEMENTS PRIOR TO CONSTRUCTION IN ORDER TO RESOLVE ANY CONFLICTS WITH THE PROPOSED DESIGN.
 5. ALL PROPOSED PAVEMENT SHALL MATCH EXISTING PAVEMENT OR GRADE UNLESS OTHERWISE NOTED ON THESE PLANS.

- EROSION CONTROL NOTES**
1. CONTRACTOR SHALL PROVIDE TEMPORARY INLET PROTECTION AT THE STORM DRAIN INLETS.
 2. IMPLEMENT EROSION CONTROL AS NEEDED ON GRADED AREAS DURING CONSTRUCTION.
 3. CONTRACTOR TO MAINTAIN ADEQUATE PERIMETER CONTROL AS NEEDED TO PREVENT MIGRATION OF SILT OFF THE PROJECT SITE OR INTO THE DETENTION BASIN. PERIMETER CONTROL MAY BE PROVIDED BY SILT FENCE PER SC-1, FIBER ROLLS PER SC-5 AND/OR GRAVEL/SAND BAGS PER SC-6 AND SC-8.

C:\Users\michael.wood\appdata\local\temp\AutoCAD LT2018 - External Name C:\901_389 PLAN\041919.dwg

REFERENCES: PLANS DATE: HOR: CALIFORNIA STATE PLANE ZONE IV VER: NAVD 83	NO.	REVISION	DATE	APPROVED
				DRAWN: MICHAEL WOOD
				DESIGNED: MICHAEL WOOD
				CHECKED: KEVIN SANNON
				REVIEWED: FRED LUCK
CAUTION: THIS PLAN MAY BE REDUCED				
ORIGINAL SCALE				

J. R. SIMPLOT COMPANY
35836 W BULLARD AVENUE
FIREBAUGH, CALIFORNIA 93622

wood.
ENVIRONMENT & INFRASTRUCTURE SOLUTIONS, INC.
8177 MAY PARK COURT
SAN DIEGO, CALIFORNIA 92121
TEL: 619.441.1000

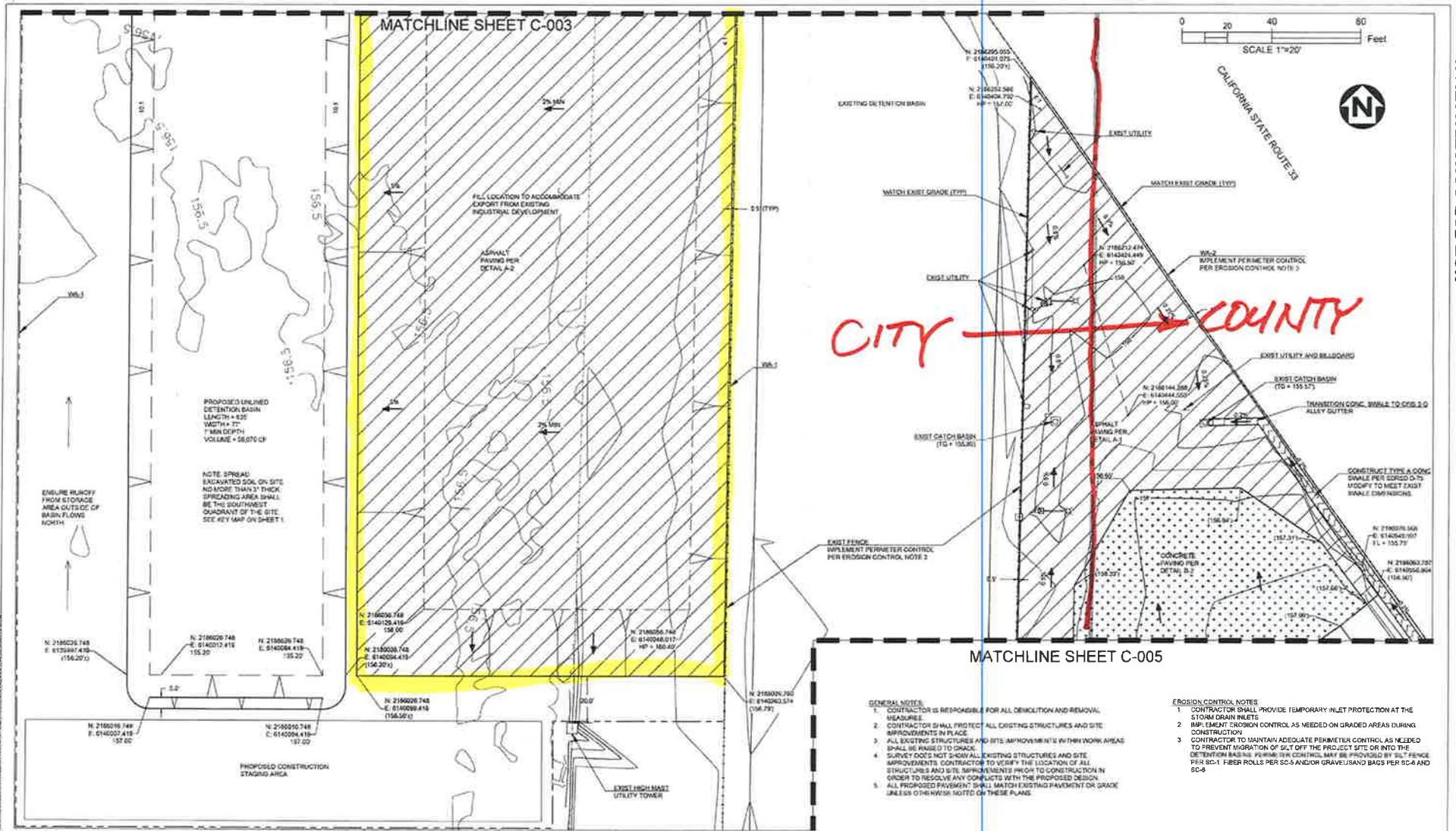
MICHAEL WOOD
REGISTERED CIVIL ENGINEER
13/01/2019
DATE

PAVEMENT AND DRAINAGE IMPROVEMENTS
J. R. SIMPLOT COMPANY
35836 W BULLARD AVENUE
FIREBAUGH, CALIFORNIA 93622

C-003: GRADING & DRAINAGE

DATE: APRIL 15, 2019
SCALE: SEE DWG
SHEET: 3 OF 8 SHEETS
DRAFT: Final Grading & Paving
PROJ. NO.: 0142-89-0030

CAUTION: THIS PLAN MAY BE REDUCED: ORIGINAL SCALE



REFERENCES: PLAN	NO.	REVISION	DATE	APPROV.	DRAWN: MICHAEL ESTABROOK	J. R. SIMPLOT COMPANY 35836 W BULLARD AVENUE FIREBAUGH, CALIFORNIA 93622	wood. ENVIRONMENT & INFRASTRUCTURE SOLUTIONS, INC. 11710Y PARK COURT SAN DIEGO, CALIFORNIA 92121 TEL: 619-591-0000	H. J. H. H. H. REGISTERED CIVIL ENGINEER 15/03/2019 DATE		PAVEMENT AND DRAINAGE IMPROVEMENTS J. R. SIMPLOT COMPANY 35836 W BULLARD AVENUE FIREBAUGH, CALIFORNIA 93622 C-004: GRADING & DRAINAGE	DATE: APRIL 18, 2019 SCALE: SEE DWG SHEET 4 OF 8 TOTAL DRAWN: Fred Grading & Planning PROJ. NO.: 0142-89-0000
DATE: PER: CALIFORNIA STATE PLANE ZONE IV VCR: 1985-88					DESIGNED: MICHAEL ESTABROOK CHECKED: KYLE CANNON REVIEWED: FRED LISK						
	CAUTION: THIS PLAN MAY BE REDUCED. 8" = 1' ORIGINAL SCALE										





September 14, 2017

Project 014289

Mr. Monty Johnson
J. R. Simplot Company
Post Office Box 912
Pocatello, Idaho 83204

Subject: Remediation Assessment Report
35836 West Bullard Avenue
Firebaugh, Fresno County, California

Dear Mr. Johnson:

On behalf of J. R. Simplot Company (Simplot), Amec Foster Wheeler Environment & Infrastructure, Inc. (Amec Foster Wheeler), submitted the October 4, 2016, *Remediation Assessment Work Plan* (work plan) to the Central Valley Regional Water Quality Control Board (RWQCB) for the subject site. The RWQCB conditionally approved the work plan in a November 28, 2016, letter that requested additional site characterization. An *Addendum to Remediation Work Plan* dated December 8, 2016, was submitted to the RWQCB to address the requirements of the approval letter. The RWQCB approved the work plan addendum in a December 9, 2016, email to Amec Foster Wheeler.

The enclosed *Remediation Assessment Report* describes the results of the soil and groundwater assessment conducted in accordance with the approved work plan and addendum.

Amec Foster Wheeler is pleased to be of service to Simplot. If you have questions or comments, please call.

Sincerely yours,
Amec Foster Wheeler Environment & Infrastructure, Inc.

A handwritten signature in blue ink, appearing to read "W. T. Aravanis".

William T. Aravanis, PE
Associate Engineer

A handwritten signature in blue ink, appearing to read "W. V. Pipes".

William V. Pipes, PG
Principal Geologist

Enclosure

cc: Greg Issinghoff, Central Valley Regional Water Quality Control Board
A. Prouty, J. R. Simplot Company, Boise, ID

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Amec Foster Wheeler Environment & Infrastructure, Inc.
1281 East Alluvial Avenue, Suite 101
Fresno, California 93720-2859
USA
Tel (559) 264-2535
Fax (559) 264-7431
www.amecfw.com