

PRESENT: Councilmembers Mendoza, Lopez G. Gonzalez Jr., Martinez & Ortiz

OTHERS: Lara, Marquez, Diaz & Zacarias

ABSENT:

FLAG SALUTE

PUBLIC COMMENT - None

IV. CONSENT CALENDAR –ACTION AND INFORMATION ITEMS

Request Approval of the Consent Calendar Action Items (IV. A-B)

A. Action: Approval of Minutes of the regular meeting held on April 24, 2017

B. Action: Approval of Warrants (Pages 5-30)

ON A MOTION BY G. GONZALEZ JR., SECOND BY LOPEZ, IT WAS VOTED TO APPROVE THE CONSENT CALENDAR.

APPROVED UNANIMOUSLY.

V. ACTION/DISCUSSION ITEMS

A. Action: Adoption of Resolution: Authorize the City Administrator and his/her Designee to enforce State Housing Law to Augment the City of Woodlake Municipal Code

City Employee Waters reported the following: the City of Woodlake has been working on abatement of substandard housing and unsafe dilapidated structures to maintain a standard of public health, safety, general welfare, and protection of property value through enforcement of Woodlake Municipal Code. Woodlake Municipal Code Chapter 8.28 NUISANCES allows the City Administrator and his/her designee to abate dilapidated and unsafe housing and structures within the City. However, Chapter 8.28 NUISANCE does not allow for the City Administrator or his/her designee to enforce the State Housing Law. The State Housing Law has a robust and detailed check list of conditions that deem a structure substandard, which is backed by legislation from the State. Allowing the City Administrator and his/her designee authority to enforce the State Housing Law augments the Woodlake Municipal Code such as the abatement process in Chapter 8.28 NUISANCE.

ON A MOTION BY ORTIZ, SECOND BY G. GONZALEZ JR. IT WAS VOTED TO ADOPT THE RESOLUTION AND AUTHORIZE THE CITY ADMINISTRATOR TO ENFORCE STATE HOUSING LAW. APPROVED UNANIMOUSLY.

B. Action: Adoption of Resolution: Objection to the Sale of the Tax Defaulted Properties and Application to Enter Into Purchase Agreements with the County of Tulare for the Properties with APN Nos. 060-132-009-000, 060-134-011-000 and 060-143-001-000

City Administrator Lara reported the following: The County of Tulare has informed the City of Woodlake of their intention to sell at Internet Auction three properties located in the City of Woodlake that the City has legal interest in. Those properties are:

1. APN No. 060-132-009-000 149 S. Pepper St.
2. APN No. 060-134-011-000 137 S. Valencia Blvd.
3. APN No. 060-143-001-000 208 S. Pepper St.

All three of the properties listed above are within City limits and are taxed by the City of Woodlake as a taxing agency pursuant to the Revenue and Taxation Code § 3773. The City has an obligation to protect its legal interests in the properties listed above. If the City objects to the sales of the properties, enters into purchase agreements with the County of Tulare for the properties, and the properties are not redeemed by the current owners, the City would have to pay the current minimum bid listed below for each property plus any additional costs that the properties may incur during this process. The current minimum bid for each property is as follows:

1. APN No. 060-132-009-000 149 S. Pepper St. - \$19,300
2. APN No. 060-134-011-000 137 S. Valencia Blvd. - \$17,100
3. APN No. 060-143-001-000 208 S. Pepper St. - \$6,900

If the City acquired the properties, it would have to look at its options to either rehab and sell the properties or sell them as they are.

ON A MOTION BY MARTINEZ, SECOND BY LOPEZ IT WAS VOTED TO ADOPT THE RESOLUTION AND OBJECT THE SALE OF THE TAX DEFAULTED PROPERTIES. APPROVED UNANIMOUSLY.

- C. Action: Adoption of Resolution: Approval of the City of Woodlake's Fiscal Year 2017/2018 Budget

City Administrator Lara reported the following: annually, City staff submits, to the City Council, a draft budget. The draft budget is submitted at scheduled Council meetings, which are open to the public. The purpose of the budgeting process is to propose necessary expenditures and the means of funding them. The current budget will be in place from July 1, 2017 to June 30, 2018. The Draft budget was presented to Council and to the public during a budget session at the February 27, 2017 Council meeting. For Fiscal Year 2017/2018 City staff is presenting a balanced budget that allows for adequate services to be provided for its citizens. Some of the major highlights will be the construction of the Woodlake Community Center and continued improvements to the City's water and sewer systems. As part of the Fiscal Year 2017/2018 Budget, all employees will receive a pay increase based on a salary survey that was conducted for all City departments. No new positions will be added to any department

ON A MOTION BY G. GONZALEZ JR., SECOND BY ORTIZ IT WAS VOTED TO ADOPT THE RESOLUTION AND APPROVE THE CITY OF WOODLAKE'S FISCAL YEAR 2017/2018 BUDGET. APPROVED UNANIMOUSLY.

- D. Information: Citizens' Advisory Committee Update

City Employee Waters reported the following:

The Citizens' Advisory Committee held a meeting on April 18th to discuss two potential tax measures within the City of Woodlake. City Staff discussed the potential financial benefits of each tax proposal and the possible impacts of each proposal. The Committee instructed staff to gather information about what types of projects are desirable if the tax measure is on the ballot. The Committee also instructed staff to begin the process of putting together drafts of the administrative documents related to commercial cultivation permits and applications. Staff will provide further updates on the committee as they begin to make recommendations.

VI. OTHER BUSINESS

A. Information: Items from Staff

City Administrator Lara – Reported the City will be having their annual Spring Clean Up event from April 28th to April 30th. Information flyers were mailed to residents with utility bill at the beginning of the month. Also, there was a City clean up event on April 22nd. It was a great turnout with many volunteers from the community, high school kids and city staff. The City currently has a job opening in the Public Works department. Last day to apply is April 28th.

Chief Marquez – Reported the department is getting ready for a busy month in May with the Rodeo, Parade and Concert in the park.

City Clerk Zacarias – Reported Step Up is scheduled for May 5th from 4 pm to 8 pm. The event will be held at the Woodlake Plaza.

Councilmember Ortiz – Reported she attended a TCAG meeting on April 18th and there was a lot of discussion regarding various projects throughout Tulare County. She would like to meet with the board members of the Woodlake Pride to discuss their concerns they shared at the council meeting on April 10th. City Administrator Lara stated they could schedule the meeting with no more than 2 councilmembers present. Councilmember Ortiz stated she would schedule meeting and notify staff.

Councilmember G. Gonzalez Jr. – Reported he was not able to interview students for a student rep for school year 2017/2018. He will reschedule and let staff know of new date. Youth soccer will be starting soon and he will let us know of sign up dates soon. He asked City Administrator Lara of the status with the handicap ramp for the pedestrian trail behind city hall. City Administrator Lara stated project should start in about a month.

Councilmember Martinez – Reported he would like to join Councilmember Ortiz and meet with the board members of Woodlake Pride. He helped with the City clean up on the 22nd and said it was a great event.

C. Request from Council Members for Future Agenda Items

VII. CLOSED SESSION

1. **PENDING LITIGATION** (Government Code § 54956.9). It is the intention of this governing body to meet in closed-session concerning:

Conference with legal counsel – **EXISTING LITIGATION** (Government Code § 54956.9(d)(1)).

- Parties, case/claim no. Garibay vs. City of Woodlake
- Case name unspecified because of jeopardy to settlement negotiations or service of process.

2. **PENDING LITIGATION** (Government Code § 54956.9). It is the intention of this governing body to meet in closed-session concerning:

Conference with legal counsel – **ANTICIPATED LITIGATION** (Government Code § 54956.9(d)).

Initiation of litigation (Government Code § 54956.9(d)(4)).

Number of potential cases is: 2 .

3. **CONFERENCE WITH REAL PROPERTY NEGOTIATOR(S)** (Government Code § 54956.8). It is the intent of this governing body to meet in closed-session to confer with its real property negotiator concerning the purchase, sale, exchange, or lease of real property by or for this local agency as follows:

Property Description (Specify street address, or if no street address, the parcel number or other unique reference): 061-100-085-000

Our Negotiator: Ramon Lara

Parties with whom negotiating: Self-Help Enterprises

Instructions to negotiator concerning: Price Terms of payment.

4. **PERSONNEL** (Government Code § 54957(b)). It is the intention of this governing body to meet in closed-session to:

- Consider the discipline, dismissal or release of a public employee.
- Hear complaints or charges against a public employee.
- Consider public employee appointment/employment for the position of:
- Consider public employee performance evaluation for the position of: City Administrator

Mayor Mendoza reported no action was taken and there was nothing to report.

NOTICE TO THE PUBLIC

As provided in the Ralph M. Brown Act, Government Code sections 54950 et seq., the Governing Board may meet in closed session with members of its staff and its attorneys. These sessions are not open to the public and may not be attended by members of the public. The matters the Council will meet on in closed session are identified below or are those matters appropriately identified in open session as requiring immediate attention and arising after the posting of the agenda. Any public reports of action taken in the closed session will be made in accordance with Government Code sections 54957.1 “Documents: If distributed to the Council less than 72 hours before a regular meeting, any public records which are subject to public inspection and pertain to an open-session item on the regular meeting agenda shall be available at the following address at the time they are distributed to a majority of the Council: 350 North Valencia Boulevard, Woodlake, California 93286. Public records distributed to the Council at a public meeting will be available to the public at such meeting if they were prepared by the City. Exemptions and details in Government Code § 54957.5 (a) shall apply.”

VIII. ADJOURN

The next scheduled City Council meeting will be held on Monday, May 8, 2017 at 6:30 p.m. at City Council Chambers located at 350 North Valencia Boulevard, Woodlake, CA 93286.

City Council:

Rudy Mendoza - Mayor

Frances Ortiz - Vice Mayor

Louie Lopez - Councilmember

Greg Gonzalez Jr. - Councilmember

Jose L. Martinez - Councilmember

Meeting adjourned at 7:45 PM

Submitted by,
Irene Zacarias
City Clerk