

PRESENT: Councilmembers Mendoza, Martinez & Lopez

OTHERS: Lara, Waters, Zamora & Zacarias

ABSENT: Ortiz & Gonzalez

FLAG SALUTE

PUBLIC COMMENT

Lucky Oldfield, Woodlake – Mr. Oldfield invited everyone to attend the Fly for Food event on Saturday, October 13 from 8 am to 2 pm. Anyone who brings in a bag of unopened, non-perishable food to be donated to the Woodlake area food bank will receive a free ride around the Woodlake area.

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 September 24, 2018

B. Action: Approval of Warrants

ON A MOTION BY LOPEZ, SECOND BY MARTINEZ IT WAS VOTED TO APPROVE THE CONSENT CALENDAR. APPROVED UNANIMOUSLY.

V. ACTION/DISCUSSION ITEMS

A. Action: Adoption of Resolution: Approve Regulatory and Conditional Use Permit 18-009, Premium Extracts

Community Services Director Waters reported the following: The applicant is proposing to operate a cannabis business within the City of Woodlake. All cannabis businesses require a conditional use permit from the City. The Conditional Use Permit authorizes the cannabis business to operate on a specific property. The applicant is proposing to use the site for a cannabis manufacturing business and will add an industrial building. The site is located near the intersection of Naranjo Boulevard and Blair Road. The applicant is requesting a conditional use permit and regulatory permit for the following cannabis businesses:

1. Cannabis Manufacturing

Cannabis businesses within the City of Woodlake require a Conditional Use Permit, Certificate of Occupancy, Business License, and a Regulatory Permit before beginning operations.

As part of the Conditional Use Permit, the City is requesting that the business comply with the following conditions:

1. Meet all City development and State Building Code requirements prior to beginning operations.
2. Meet all State requirements, laws, and regulations for cannabis businesses in the State of California.
3. Meet all City requirements, laws, and regulations found in the City's Municipal Code, including Section 5.48, which regulates cannabis businesses.
4. Pay all fees and taxes imposed by the City of Woodlake.

5. Failure to comply with any City or State regulations will be considered a violation of the Conditional Use Permit and Regulatory Permit and result in the revocation of the Regulatory Permit.

Mayor Mendoza opened the meeting for public comment.

PUBLIC COMMENT OPENED: 6:36 PM

PUBLIC COMMENT CLOSED 6:36 PM

City Administrator Lara stated a comment was submitted via email, due to the resident was not available to attend the meeting tonight. See attached email.

ON A MOTION BY MARTINEZ, SECOND BY LOPEZ IT WAS VOTED TO ADOPT THE RESOLUTION AND APPROVE REGULATORY AND CONDITIONAL USE PERMIT 18-009. APPROVED UNANIMOUSLY.

- B. Action: Adoption of Resolution: Approve the Categorical Exemption for Premium Extracts

Community Services Director Waters reported the following: All cannabis businesses within the City of Woodlake require the applicant to complete the CEQA process. Premium Extracts was granted a regulatory permit and conditional use permit to operate a retail cannabis store within Woodlake. The project qualifies for a categorical exemption. City staff recommends that Council authorize staff to file the Notice of Exemption for Premium Extracts. The project is categorically exempt as per State type and section number 15303 (Class 3) as the facility is considered to be a small structure.

ON A MOTION BY LOPEZ, SECOND BY MARTINEZ IT WAS VOTED TO ADOPT THE RESOLUTION AND APPROVE THE CATEGORICAL EXEMPTION FOR PREMIUM EXTRACTS. APPROVED UNANIMOUSLY.

- C. Action: Adoption of Resolution: Accept the Notice of Completion for the Chlorination, SCADA and Sand Separator Project Constructed by Brough Construction

City Administrator Lara reported the following: On August 24, 2015, the City Council of the City of Woodlake authorized staff to go out for bid for a to complete the City of Woodlake Water System Upgrade Project. The City received funding from USDA to improve the water system in Woodlake and Wells Tract. On August 28, 2017, Council awarded the Chlorination, SCADA, and Sand Separator Project to the lowest responsible bidder Brough Construction. As of September 17, 2018, all improvements as agreed upon by Brough Construction and the City of Woodlake have been completed. The initial contract for the project was awarded in the amount of five hundred seventy-seven thousand five hundred ninety dollars (\$577,590.00). After eight Change Orders were approved for potholing, electrical improvements, check valves, sand separator improvements, ball valves, meters and drain boxes the final contract amount was in the amount of six hundred eighty-six thousand eight hundred sixteen dollars and thirty-nine cents (\$686,816.39). The Change Orders were covered by contingency funding that was available for the project.

ON A MOTION BY LOPEZ, SECOND BY MARTINEZ IT WAS VOTED TO ADOPT THE RESOLUTION AND ACCEPT THE NOTICE OF COMPLETION FOR THE CHLORINATION, SCADA AND SAND SEPARATOR PROJECT. APPROVED UNANIMOUSLY.

- D. Action: Adoption of Resolution: Enter into a Purchase and Sale Agreement for the Property with APN No. 060-170-071 and 060-170-098

City Administrator Lara stated staff had chosen two potential buyers for the property. Both interested parties attended the meeting and were asked to tell City Council about themselves and why they would be the best buyer for our community. Charlton E. Lui and Moe Essa were both given equal time to address

Council. Mayor Mendoza asked councilmembers to allow this item to be removed from the agenda and be taken into closed session for discussion. Councilmembers agreed.

VI. OTHER BUSINESS

A. Information: Items from Staff

Community Services Director Waters – Reported the Castle Rock Estates project began the grading process and is moving forward.

City Administrator Lara – Reported the North Valencia ATP Project construction has been completed on the project and is awaiting final Caltrans approval. The project added curbs, gutters, sidewalks, storm drains and streetlights from Whitney Ave. to Sierra Ave. on Valencia Blvd. The South Valencia ADA Project is currently under construction. Clearing and grubbing has begun on the project and will be followed by underground work. The project will add curbs, gutters, sidewalks, storm drain and streetlights from Bravo Ave. to the City yard on Valencia Blvd. Estimated to be completed May 2019. The North Magnolia Street Project is currently under construction. The first phase of the project will replace a sewer line from Antelope Ave. to Lakeview Ave. on Magnolia St. followed by street improvements. Estimated to be completed by May 2019.

AutoZone should begin construction early next week. Green Bean is starting construction this week. There will be a ribbon cutting for the Woodlake Community Center on Friday, October 19th at 10 am. All are invited. Beginning November 13th, City Council meetings will now be held at the new City Chambers, located in the Woodlake Community Center.

City Clerk Zacarias – Reported the Parks and Recreation Soccer league has been going well. Sign-ups for the Basketball league should start in late November and end mid-January.

Student Representative Rogelio Chavez – Reported two activities were reintroduced to WHS during homecoming week; Powderpuff and Muscle Ball. Powderpuff is a football game for girls and Muscle Ball is a volleyball game for boys. Also, the Varsity Football team has had a great winning streak since the start of their season. On Friday the boys took another win, 43-6. Girls Volleyball is at Strathmore tomorrow at 4 pm. FFA opening and closing speaking competition in Tulare on October 10th. Girls Tennis Varsity ESL Championship at Sierra Pacific at 11 am on Wednesday. Band will compete at the Exeter Fall Festival on October 13th. Mock Trial starts Thursday.

Student Representative Daniela Frausto – Reported on the Tulare County Farm Bureau program.

B. Information: Items from Council

Mayor Mendoza – Asked staff if the restrooms at the Botanical Garden were unlocked during the day. City Administrator Lara stated no, they are open for events upon request.

C. Request from Council Members for Future Agenda Items

VII. CLOSED SESSION

- 1. 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): APN# 060-170-071

Our Negotiator: City Administrator, Ramon Lara

Parties with whom negotiating: _____

Instructions to negotiator concerning: Price Terms of payment.

MEETING MOVED TO CLOSED SESSION AT 7:19 PM
MEETING RECONVENED AT 7:45 PM

City Mayor stated 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, October 22, 2018 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

Ramon Lara

From: Eliseo R Garcia <eliseorgarcia@gmail.com>
Sent: Monday, October 8, 2018 3:26 PM
To: Ramon Lara
Subject: City Council-Oct 8th

Hey Ramon:

I will not be able to attend the council meeting today. May you still please forward my concerns to the City Council members just as you did with the Planning Commission? Please continue to plan for the overall big picture when it comes to cannabis matters, especially for those of us in close proximity to this proposed business, Premium Extracts and any future potential cannabis business.

I noticed on the agenda that the 17 acres of olive orchard next to my property is potentially up for sale. Are these two potential buyers local or from the area? If they purchase, would they use the entire 17 acres for their use or would be to continue the idea of developing lots? I recall you told me that the city was looking at selling two lots next to my property. I'm not sure if these plans are still connected somehow or if things have changed. Please just remember, a block fence around the perimeter of my property for future development! I'm optimistic we can make this happen one way or another. This is ideal for privacy, especially in the reduction of noise.

Also, Congratulations on developing the awesome new community center. It looks awesome!

Thank you

Eliseo Garcia
559-679-5869