

CITY OF LOS BANOS

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AGENDA

CITY COUNCIL MEETING

CITY HALL COUNCIL CHAMBERS
520 J Street
Los Banos, California

AUGUST 16, 2006

If you require special assistance to attend or participate in this meeting, please call the City Clerk's Office @ (209) 827-7000 at least 48 hours prior to the meeting.

The City of Los Banos complies with the Americans with Disabilities Act (ADA) of 1990.

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Si requiere asistencia especial para atender o participar en esta junta por favor llame a la oficina de la Secretaria de la ciudad al (209) 827-7000 a lo menos de 48 horas previas de la junta.

La Ciudad de Los Banos cumple con la Acta de Americanos con Deshabilidad (ADA) de 1990.

1. **CLOSED SESSION.** **6:00 PM**
(Members of the public may address the City Council on the following closed session items. Speakers are limited to a five (5) minute presentation. Detailed guidelines are posted on the Council Chamber informational table.)
 - A. Conference with Real Property Negotiators (Pursuant Government Code Section 54956.8); Property: 645 Seventh Street, APN 025-072-034, Consisting of 3.64 acre parcel; Agency Negotiator: City Manager, City Attorney & Public Services Director; Negotiating Parties: City of Los Banos & Edna Sherwood Property; Under Negotiation: Purchase Price and Terms of Sale.
 - B. Conference with Real Property Negotiators (Pursuant to Government Code Section 54956.8); Property: Downtown Rail Corridor, portions of H Street between 2nd & 10th Street Los Banos, APN 025-054-007, 025-054-006, 025-053-002, 025-054-005, 025-072-036, 025-114-011, 025-114-005, 025-114-010, consisting of approximately 23.67 acres; Negotiator: Redevelopment Manager, City Manager & City Attorney; Negotiating Parties: ROEM Development Corp. & City of Los Banos; Under Negotiation: Purchase Price and Terms of Sale.
2. **CALL TO ORDER.** **7:00 PM**
3. **ROLL CALL:** Council Members Brooks, Jones, McAdam, Pruitt, Mayor Amabile
4. **CONSIDERATION OF APPROVAL OF AGENDA.**

5. PUBLIC FORUM: Members of the public may address the City Council on any item of public interest that is within the jurisdiction of the City Council; includes agenda and non-agenda items. No action will be taken on non-agenda items. Speakers are limited to a five (5) minute presentation. Detailed guidelines are posted on the Council Chamber informational table.
6. CONSIDERATION OF APPROVAL OF CONSENT AGENDA. (Items on the Consent Agenda will be voted on in one motion unless removed from the calendar by a Council Member.)

- A. Check Register for #93074 - #93496 in the Amount of \$3,226,144.87.

Recommendation: Approve the check register as submitted.

- B. Rejection of Claims.

- 1) Elizabeth Castaneda
- 2) Guadalupe Cisneros
- 3) Tammy Garcia
- 4) Andrew Green

Recommendation: Rejection of claims with referral to claims adjustor.

- C. Progress Payment No. 2 to Floyd Johnston Construction Co. for the Nantes Avenue Stormdrain Line Project in the amount of \$334,890.50.

Recommendation: Approve the payment as submitted.

- D. Progress Payments Relating to the Los Banos Wastewater Treatment Plant Expansion & Upgrade Phase II.

- 1) Invoice No. 2 to Eco:Logic Engineers in the amount of \$19,683.97.
- 2) Invoice No. 3 to Eco:Logic Engineers in the amount of \$23,988.00.
- 3) Invoice No. 4 to Eco:Logic Engineers in the amount of \$20,543.00.
- 4) Invoice No. 1 to Hilton, Frankopf & Hobson, LLC in the amount of \$4,702.56

Recommendation: Approve the payments as submitted.

- E. Retention Payment to Tennyson Electric, Inc. for the B Street and State Route 165 Traffic Signals and Safety Lighting Project in the amount of \$16,390.09.

Recommendation: Approve the payment as submitted.

- F. Block Party/Street Closure Request for Saturday, September 9, 2006 from 4:00 p.m. to 9:00 p.m., on the 2000 Block of Venezia Street.

Recommendation: Approve the block party/street closure request as submitted.

- G. Resolution No. 4764 – Approving the Purchase of Right of Way Located at 1900 E. Pacheco Boulevard (a Portion of APN 428-200-019) – The Place Road/Pacheco Boulevard Public Highway and Storm Drainage Infrastructure Improvements Project – Sundowner Properties.

Recommendation: Adopt the resolution as submitted.

7. PRESENTATION BY K.D. ANDERSON AND ASSOCIATES REGARDING THE PROPOSED SAFETY IMPROVEMENTS IN THE AREA OF H STREET AND STATE ROUTE 152 INTERSECTION.

Recommendation: Comments from Council on the design concept.

8. PARKING CONFIGURATION UPDATE FOR THE SEVENTH & H STREETS SIGNAL PROJECT.

Recommendation: No action to be taken, informational item only.

9. **PUBLIC HEARING** – CONSIDERATION OF ORDINANCE NO. 1049 – AMENDING SECTION 9-3.1912 OF THE LOS BANOS MUNICIPAL CODE TO READ AS “PARKING LOT SHADING STANDARDS AND MASTER PARKING LOT SHADE TREE LIST”. (FIRST READING & INTRODUCTION)

Recommendation: Open the public hearing, receive public comment, and introduce the ordinance as submitted.

10. **PUBLIC HEARING** – CONSIDERATION OF REVISIONS TO UNDERGROUND UTILITY DISTRICT 7A AND CREATION OF UTILITY DISTRICT 7B, 7C, AND 8. This proposal would modify the boundary and extend the time of completion of Underground Utility District 7A and will underground overhead utilities within the District boundaries on the project sites as follows: District 7A – Seventh Street, from the north side of the alley between H & I Streets to the north side of E Street; District 7B – H Street, from Highway 152 to Seventh Street and the south side of G Street from Seventh Street to Highway 152; District 7C – H Street, from Sixth Street to Second Street and the south side of G Street from Second Street to Seventh Street; and District 8 – Seventh Street, from the north side of the alley between H & I Street to Highway 152.

- A. Resolution No. 4765 – Modifying the Boundary and the Date for Completion of Underground Utility District No. 7A and Establishing Underground Utility District Nos. 7B, 7C and 8 in the City of Los Banos.

Recommendation: Open the public hearing, receive public comment, and adopt the resolution as submitted.

11. CONSIDERATION OF APPROVAL OF A GENERAL FUND LOAN TO COVER COSTS ASSOCIATED WITH CONSTRUCTION OF THE CHILD DEVELOPMENT CENTER PROJECT AND APPROVAL OF A DEVELOPMENT SERVICES AGREEMENT WITH EXPLORE GENERAL INC. IN THE AMOUNT OF \$3,614,220.

- A. Resolution No. 4766 – Amending the Fiscal Year 2006-2007 Budget by Increasing the Appropriation Limit for the Regional Park Development Fund by \$1,200,000.

Recommendation: Approve the resolution and authorize staff to execute agreement as submitted.

12. ADVISEMENT OF PUBLIC NOTICES. (Two Reports)
13. CITY MANAGER REPORT.
14. MERCED COUNTY ASSOCIATION OF GOVERNMENTS (MCAG) REPORT.
15. CITY COUNCIL REPORTS.
- A. Council Member Brooks
- B. Council Member Jones
- C. Council Member Pruitt
- D. Mayor Pro Tem McAdam
- E. Mayor Amabile
16. MISCELLANEOUS INFORMATION IN COUNCIL PACKET, NO ACTION NECESSARY.
17. ADJOURNMENT.

I hereby certify under penalty of perjury under the laws of the State of California, that the foregoing agenda was posted on the City Hall bulletin board not less than 72 hours prior to the meeting.

Lucille L. Mallonee, City Clerk

Dated this 11th day of August 2006