

**MEETING MINUTES**

**The City Council/Redevelopment Agency of the City of Firebaugh  
Vol. No. 08/06-02**

**Location of Meeting:** Andrew Firebaugh Community Center  
1655 13<sup>th</sup> Street, Firebaugh, CA 93622  
**Date/Time:** June 2, 2008 @ 7:00 p.m.

**CALL TO ORDER** Meeting called to order by Mayor Craig Knight at 7:04 p.m.

**ROLL CALL**

**PRESENT:** Mayor Craig Knight  
Mayor Pro Tem Javier Marquez  
Council Member Clyde Fannon

**ABSENT:** Council Member Marcia Sablan  
Council Member Chris DeFrancesco

**OTHERS:** City Attorney, Dave Bacigalupi; City Manager, Jose Antonio Ramirez; Assistant City Manager, Laura Rios; City Treasure, Alice Castaneda; City Clerk, Priscilla Meza; Deputy City Clerk, Rita Lozano; Police Chief, Elsa Lopez; Fire Chief/Code Enforcement Officer, John Borboa; Public Works Director, Ben Gallegos.

**PLEDGE OF ALLEGIANCE:**

Pledge of Allegiance led by Mayor Knight

**PUBLIC COMMENT**

Arturo Arreola, local resident, expressed concern with increased property taxes and the cost to local residents for the installation of water meters. City Manager Ramirez assured Mr. Arreola that city staff continues to press this matter with the county and explained how the county miscalculated the assessed and unsecure assessed value of local property. Mayor Pro Tem Marquez suggested staff request county officials to attend a council meeting to address concerns of local property owners. Mayor Knight also assured Mr. Arreola that staff is working on the installation of water meters of non-metered homes within the city. Mayor Knight also encouraged Mr. Arreola to address any further concerns with staff.

**INTRODUCTION**

None

**PRESENTATION**

None

**CORRESPONDENCE**

None

**CONSENT CALENDAR**

None

**PUBLIC HEARING**

None

**OLD BUSINESS**

None

**NEW BUSINESS**

**1. AGREEMENT WITH FIREBAUGH PROMOTORES REGARDING THE FIREBAUGH COMMUNITY GARDEN PLOTS/MASTER GARDEN PROGRAM.**

Council Member Fannon requested information regarding any related costs for the program. As per City Manager Ramirez, staff has not completed a cost analysis; however, at this point the only anticipated cost is the provision of water.

*Motion to approve agreement made by Mayor Pro Tem Marquez, second by Council Member Fannon; motion passed by consensus vote.*

**2. RESOLUTION 08-21 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FIREBAUGH APPROVING FINAL SUBDIVISION MAP 2006-01 (GREENLINING INSTITUTE).**

City Manager Ramirez and City Engineer, Fred Rabe, provided a brief status report regarding the resolution. Mr. Rabe explained that resolution includes performance bond conditions and payment schedule. City Attorney, Dale Bacigalupi, informed council that such elements should be addressed prior to recording the subdivision map.

Mayor Pro Tem Marquez questioned the costs for each unit. As per Elaine Trevino, Greenlining Institute Representative, the initial cost per unit was determined to begin at \$195,000; however, due to the current market, this was decreased to a starting cost of \$189,000. Ms. Trevino also informed council of how eligible applicants are using other funding sources to make the purchase of these units affordable. Other funding sources include special grants/programs via USDA. Ms. Trevino stated that they are currently processing 15 applications.

*Motion to approve Resolution No. 08-21 made by Mayor Pro Tem Marquez, second by Council Member Fannon; motion passed by unanimous roll call vote.*

**3. CITY OF FIREBAUGH FAÇADE IMPROVEMENT PROGRAM – WORKSHOP AND SELECTION OF COLOR SCHEMES.**

City Manager Ramirez provided an overview of the city’s façade improvement program. City Manager Ramirez introduced Dr. James Leong, who is currently working with program applicants on the design and development of their façade improvements. Dr. Leon encouraged council and staff to consider establishing a theme for the downtown area influenced by the city’s history and to consider the implementation of “sidewalk activities”. As per Dr. Leon, “sidewalk activities” have been successful in other parts of the state and country

to increase patronage of local businesses. Dr. Leon also encouraged council to establish a design-review committee to participate in any downtown revitalization efforts. Dr. Leon also encouraged local business owners to contact him if interested in participating in the Façade Improvement Program.

Karl Schoettler facilitated workshop regarding the selection of color schemes for the downtown business area. Presentation included examples of color schemes used by other cities; legal issues and public notification guidelines. Deputy City Clerk, Rita Lozano, provided council, staff and public with swatches of the Benjamin-Moore “Historic Colors” Palette.

Mayor Knight opened workshop for public comments. David Flores questioned whether city should establish a color scheme expressing concern with potential litigation against the city. Karl Schoettler again emphasized the use of clear and specific language when establishing a color scheme. John Baltierra suggested using “very specific” language for the downtown area and “more specific” language for commercial areas outside the downtown area.

Local business owner, Luis Alcantar, stated that he based his decision to paint the front of his building (produce market) yellow because the inside of the building was yellow when he moved in. Mayor Knight stated that although the selected color did not appeal to him personally, he had received positive feedback from local residents regarding the high quality of his produce market.

Mayor Pro Tem Marquez suggested council extend invitation to local business owners to attend next council meeting to provide input. Mayor Knight expressed concern with delaying the process and suggested having the group of business owners participating in the Façade Improvement Program develop sample color schemes for council to review in the near future. Dr Leon agreed to work on the matter with participating business owners.

David Flores suggested the matter be tabled to the next council meeting or when all members of council are present to voice their direction. Mayor Knight again expressed concern with delaying the process and directed staff to work with Dr. Leon and Façade Improvement Program applicants in developing sample color schemes.

## PENDING ITEMS

### 4. **Emergency Disaster Plan – A Draft Plan is currently being circulated for review and comment.**

Police Chief, Elsa Lopez, informed council this matter is still pending.

## PUBLIC COMMENTS/QUESTIONS

None

## STAFF REPORTS

- **Community Service Director, Phyllis Baltierra** – not present.
- **Police Chief, Elsa Lopez** –
  - Reported that department is very busy.
- **Public Works Director, Ben Gallegos** –
  - Announced that the city is one of few throughout the state that is in compliance with its sewage overflow regulations.
  - City Manager Ramirez congratulated Mr. Gallegos on passing the certification program.
- **Fire Chief/Code Enforcement Officer, John Borboa** –

- Stated that he is working with PG&E on addressing issues with property located at 1860 Cardella Street.
- **City Planner, Karl Schoettler** –
  - Announced upcoming Planning Commission Meeting
  - Currently analyzing an Environmental Impact Report
- **City Treasurer, Alice Casteneda** – nothing to report.
- **City Clerk, Priscilla Meza** – nothing to report.
- **Deputy City Clerk, Rita Lozano** – nothing to report
- **Assistant City Manager, Laura Rios** –
  - Currently working on improvements to the water treatment plant.
- **City Manager, Jose Antonio Ramirez** –
  - Requested council assistance with providing county representatives with the following information:
    - Start and closing dates of the dump?
    - Council Member Fannon suggested staff speak with Don Esola, Firebaugh Disposal Service.
  - Reported that staff received a report from the California Department of Public Health Services (DPHS) stating that Dr. Kaleka's medical facility is in compliance with all health codes as per DPHS' recent inspection.
  - Introduced the idea of implementing/establishing a four day/10 hours a day work schedule in light of recent increases of fuel rates.
  - Announced establishment of potential bio-fuel plant project within the area.
  - Explained that staff will need to prepare resolution establishing boundaries for the underground wiring project.
  - Shared that Toma Tek, Inc. received a \$500,000 tax cut recently as a result of being located within designated Enterprise Zone. Expressed importance of informing the county of such results.
  - Stated that he and Mayor Knight met with an energy company to discuss the installation of a hybrid power facility producing natural gas and solar panel energy. Currently looking at land near DeFrancesco Plant. Benefits would include increased job opportunities with salaries ranging from \$40,000 - \$125,000.

## COUNCIL ITEMS

- **Council Member Fannon** – none
- **Mayor Knight** – none.
- **Mayor Pro Tem Marquez** –
  - Requested information regarding the USDA event held in Mendota. Mayor Pro Tem requested announcement of such events to be provided in a timely manner.
    - City Manager Ramirez explained that event in Mendota was to highlight implementation of USDA-funded project in Mendota and that council members were provided with invitation a few weeks prior to the event.
    - Mayor Pro Tem Marquez requested staff provide a reminder of such notices days before a scheduled event.

*Motion to adjourn into closed session made by Mayor Knight, seconded by Council Member Fannon; motion carried by consensus vote.*

**CLOSED SESSION**

**5. Pending Litigation Government Code Section 54956.9**

*City of Firebaugh v. Giersch & Associates, Inc., et al.  
Fresno County Superior Court Case No. 07 CE CG 02610 MWS*

**6. CONFERENCE WITH LABOR NEGOTIATIONS - Pursuant to Government Code Section #54957.6.**

City Designated Representative – City Manager Jose Antonio Ramirez

Employee Organization – Public Works Miscellaneous Employees

Employee Organization – Police Department

**7. CONFERENCE WITH CITY COUNCIL RE: REAL PROPERTY – APN# 008-074-3 – Pursuant to Government Code Section #54956.8.**

Closed session is authorized by Government Code Section # 54956.8 to confer with and grant authority to its real property negotiators regarding APN # 008-074-3 0.13 acres.

**ANNOUNCEMENT AFTER CLOSED SESSION**

No action taken.

**ADJOURNMENT**

*Motion to adjourn made by Council Member Fannon, seconded by Mayor Pro Tem Marquez. Meeting adjourned at 8:39 p.m.*

*Minutes submitted by:  
Priscilla Meza, City Clerk*