

**AGENDA
SELMA CITY COUNCIL
REGULAR MEETING
November 18, 2019
6:00 PM**

Selma City Council Chambers
1710 Tucker Street
Selma, CA 93662

*Next Ordinance No. 2019 – 4
Next Resolution No. 2019 – 62R*

Call to order at **6:00 p.m.**

Invocation led by: Pastor Joe Alvarez, Iglesia Antioqua

Pledge of Allegiance led by: Council member Avalos

Roll Call: Council members Avalos, Guerra, Trujillo, Mayor Pro Tem Franco, and Mayor Robertson

Potential Conflicts of Interest: Any Council member who has a potential conflict of interest may now identify the item and recuse themselves from discussing and voting on the matter.

ORAL COMMUNICATIONS

NOTICE(S) TO THE PUBLIC: At this time, any member of the public may address the City Council regarding any item over which the Council has jurisdiction. No action or discussion will be taken on any item not on the agenda. Issues raised will be referred to the City Manager for review. Members of the public shall limit their remarks to three (3) minutes.

SPECIAL PRESENTATIONS

Selma Boys and Girls Club – Youth of the Year Award

Recognition of the Selma Bandits Cheerleaders

CONSENT CALENDAR

All items listed under the Consent Calendar category are considered routine. The complete Consent Calendar will be enacted by one motion by ROLL CALL VOTE. For purposes of discussion, any Council member may have an item removed from the Consent Calendar and made part of the regular agenda. The Council can then approve the remainder of the Consent Calendar.

Item No.

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|-------------|-------|--|---------|
| <i>p.1</i> | 1. a. | Consideration of the check register dated November 14, 2019 | Moreno |
| <i>p.14</i> | b. | Consideration of a Resolution Awarding Federal Project No. CMLNI-5096(035), for Street Sweeper Purchase to Tymco, in the amount of \$272,854.60 | Ferrell |
| <i>p.45</i> | c. | Consideration of the purchase of a C30X Walk Behind Track Trencher/Trailer | Ferrell |

p.47 d. **Consideration of an appointment to Consolidated Mosquito Abatement District Board of Trustees** Gallavan

PUBLIC HEARINGS

p.50 2. **Public Hearing to Consider Self-Help Enterprises 84-unit Apartment Complex Project and the entitlements required to annex into the City approximately 4.21 acres located at the northwest corner of the intersection of East Dinuba Avenue and Wright Street (APN 358-120-40) in the unincorporated county area (within the City's Sphere of Influence).** Noguera

Recommendation: 1) Receive a report from Planning Consultant regarding Site Plan Review, Pre-Zoning and Resolution of Application for Annexation No. 2019-0013, and Mitigated Negative Declaration;

2) Open a public hearing and invite members of the public to provide comment on the proposed project, proposed annexation and Mitigated Negative Declaration; and

3) Close the public hearing when there is no further input from the public, consider approval of Resolution Approving Site Plan and Certification of Mitigated Negative Declaration and Resolution of Annexation and Prezoning for Annexation No, 2019-0013.

p. 84 3. **Public Hearing, First Reading and Introduction of Ordinance Amending Subdivision (D) of Section 11-8-10 (Packaged Alcoholic Beverage Sales) Allowing Discretionary Adjustment or Elimination of Density Requirements for Retail Facilities of Less than 15,000 Square Feet in Area Selling Packaged Alcoholic Beverages at Retail** Noguera

Recommendation: Conduct public hearing, waive first reading and Introduce Ordinance Allowing for Discretionary Adjustment or for Elimination of Density Requirement for Retail Facilities Selling Packaged Alcoholic Beverage at Retail and Having Less than 15,000 Square Feet in Area.

p. 90 4. **Public Hearing to Receive Public Input Concerning By-District Maps for City Council election of four members of the City Council, with an Elective Mayor, District Boundaries and the Sequencing of Elections** Costanzo

Recommendation: 1) Receive a report from National Demographics Corporation, the City's demographic consultant, concerning the draft maps proposed to date, as well as the process for obtaining public input on the draft maps of potential voting districts and potential election sequencing for a district-based election process pursuant to Elections Code § 10010;

2) Open a public hearing and invite members of the public to provide feedback on the draft maps and potential election sequencing presented; and

3) Close the public hearing when there is no further input from the public, and vote to approve a District Electoral Map for inclusion in the Ordinance Establishing the By-District system of election of Four City Council Members and of the Elective Mayor and the sequencing of the election.

PUBLIC HEARINGS CONTINUED

p.104 5.

Public Hearing, Introduction and First Reading of an Ordinance of the City Council Amending Chapter 11 of Title 1 of the Selma Municipal Code to Establish the Election of Four Members of the City Council by Four Districts with an Elective Mayor, the Boundaries and Identification Number of Each District, the Election Order of Each District and of the Elective Mayor and the Term of Office of the Elective Mayor

Costanzo

Recommendation: 1) Receive report from Special Counsel Costanzo, concerning the Ordinance Amending Chapter 11 of Title 1 of the Selma Municipal Code Establishing the Election of Four Members with an Elective Mayor, the Boundaries and Identification Number of Each District, the Election Order of Each District and Elective Mayor and the Term of Office of the Elective Mayor;

2) Open a public hearing and invite members of the public to provide feedback on the matter; and

3) Close the public hearing when there is no further input from the public, waive first reading, Introduce the Ordinance by title and designate three districts of the four-district electoral map or two districts of the district electoral map and the position of elected Mayor as the offices to appear on the November 2020 ballot and/or designate two districts for the November 2022 ballot or one district and the elective Mayor on the November 2022 ballot. The Council must also designate the term of the elective Mayor to be either two or four years.

p.111 6.

Consideration to Amend the City's Land Use Element changing the maximum density of the HD and MU Land Use designations to 24.0 units per acre and to create an R-4 Zone District allowing a density of up to 24.0 units per acre

Noguera

Recommendation: 1) Receive a report from Rincon Consultants, Inc., the City's Housing Compliance consultant, concerning compliance with current State Housing Element laws;

2) Open a public hearing and invite members of the public to provide feedback on the proposed amendment; and

3) Close the public hearing when there is no further input from the public, and approve General Plan Amendment No. 2019-0020 and Zone Code Amendment No. 2019-0021, along with approval of the Addendum to the City of Selma General Plan Update 2035 EIR.

REGULAR AGENDA

- p.222* 7. **Update on Recruitments and Planning Division [INFORMATION ONLY]** Gallavan
- p.223* 8. **Update on Enhanced Infrastructure Financing Districts (EIFDs) and Business Improvement Districts (BID) [INFORMATION ONLY]** Moreno/
Gallavan
- p.224* 9. **Introduction and First Reading of Ordinance to be Approved by the Voters Allowing a Licensed Gambling Establishment in the City of Selma in Accordance with the Provisions of Business and Professions Code §19960(c)** Costanzo
- Recommendation: Council can consider the following options:
- 1) Waive First Reading and Introduce Ordinance to be Approved by the Voters Allowing Licensed Gambling Establishment in Selma and Schedule Consideration of Resolution Placing the Measure on the March 3, 2020 Ballot and Adoption of Ordinance for Regular Meeting of December 2, 2019;
 - 2) Postpone the item and Adopt a Similar Resolution and Ordinance on a Date At Least Eighty-Eight Days before November 5, 2020; or,
 - 3) Take no Action on the Item.
- p.259* 10. **Consideration and authorization for City Manager to execute all agreements to implement the Central Valley Job Training Center Program in the City of Selma** Moreno
- Recommendation: Authorize the City Manager to execute the following items:
- A) Execute the High-Speed Rail Authority contract to establish the Central Valley Job Training Center Program,
 - B) Execute the Professional Services Agreement with Fresno County Economic Development Corporation, and
 - C) Execute the Letter of Intent (“LOI”) and Lease that incorporates the terms in the LOI for the training facility location and any other documents necessary pertaining to property.
- p.310* 11. **Introduction and First Reading of Ordinance Adding Section 14 to Chapter 3 of Title 9 of the Selma Municipal Code Establishing Revolving Loan Fund to Finance Abatement of Certain Public Nuisances** Moreno
- Recommendation: Introduce and waive first reading Establishing Revolving Loan Fund to Finance Abatement of Certain Public Nuisances.
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DEPARTMENTAL REPORTS

- City Manager
- City Attorney
- Community Development
- Finance
- Public Works
- Fire
- Police
- Recreation

COUNCIL REPORTS

Brief report by Council members on City related functions as authorized by the Brown Act and requests for future agenda items.

COUNCIL COMMITTEE REPORTS

Brief report by Council members on City related appointments and committees as authorized by the Brown Act.

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ADJOURNMENT

- *Any writings or documents provided to a majority of the Selma City Council regarding any item on this agenda will be made available for public inspection in the City Clerk's office located at 1710 Tucker Street during normal business hours.*
- *In compliance with the ADA, if you need special assistance to participate in any City meeting (including assisted listening devices), please contact the City Clerk's Office (559) 891-2200. Notification of at least 48 hours prior to the meeting will assist staff in assuring that reasonable arrangements can be made to provide accessibility to the meeting.*

