



MID VALLEY DISPOSAL

IMPLEMENTATION UPDATE

CONTAINER DELIVERIES

June 15 – June 28



NEW SERVICE DAYS
START JULY 1ST | NUEVOS DÍAS DE SERVICIO
COMIENZAN EL 1 DE JULIO

NEW SERVICE SCHEDULE | NUEVO HORARIO DE SERVICIO

FRIDAY VIERNES
THURSDAY JUEVES
WEDNESDAY MIÉRCOLES
TUESDAY MARTES
MONDAY LUNES

SERVICED MONDAY | SERVICIO EL LUNES
SERVICED TUESDAY | SERVICIO EL MARTES
SERVICED WEDNESDAY | SERVICIO EL MIÉRCOLES
SERVICED THURSDAY | SERVICIO EL JUEVES
SERVICED FRIDAY | SERVICIO EL VIERNES

Scan to QR code to search for your address and view your service day. | Escanee el código QR para buscar su dirección y ver su día de servicio.

MID VALLEY DISPOSAL
WWW.MIDVALLEYDISPOSAL.COM

(559) 567-0649



CART EXCHANGE INFORMATION

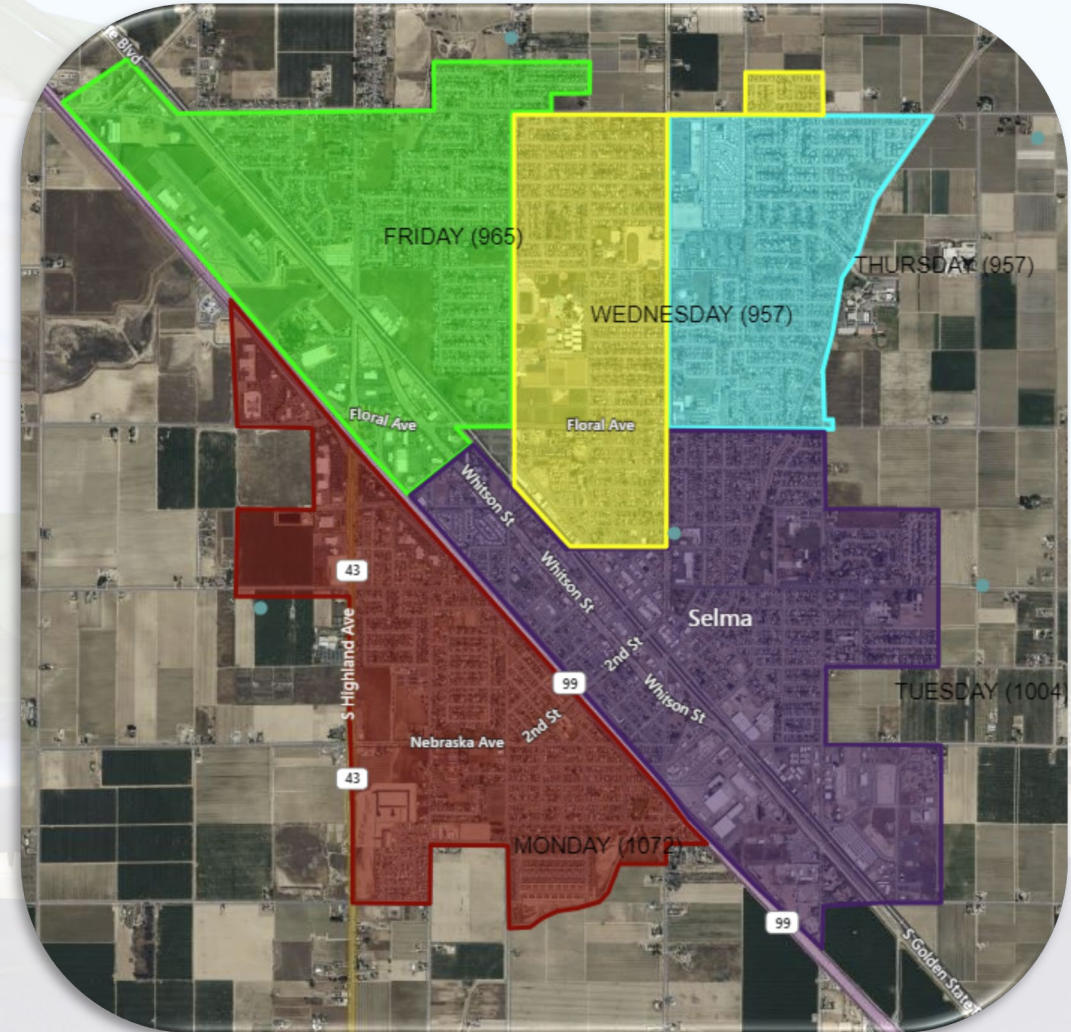
- 1. NEW CART DELIVERY**
June 15 - June 28, move new carts to your property
- 2. OLD CART REMOVAL**
Place old carts out to be serviced & removed between June 15 - June 28
- 3. CART PLACEMENT FOR SERVICE**
Place new carts curbside to be serviced on your regular service day
- 4. STILL NO CARTS?**
If you have not received your new carts by July 1, call us at (559) 567-0649

INFORMACIÓN SOBRE INTERCAMBIO DE CONTENEDORES

- 1. ENTREGA DE CONTENEDORES NUEVOS**
15 de Junio - 28 de Junio, mueva nuevos contenedores a su propiedad
- 2. RETIRO DE CONTENEDORES VIEJOS**
Coloque los contenedores viejos afuera para su servicio y retiro entre el 15 y el 28 de Junio
- 3. COLOCACIÓN DE CONTENEDORES PARA SERVICIO**
Coloque los contenedores nuevos en la banqueta para recibir servicio
- 4. ¿TODAVÍA NO RECIBE SUS CONTENEDORES?**
Si no ha recibido sus nuevos contenedores para el 1 de Julio, llámenos al (559) 567-0649

CONTAINER REMOVAL

- June 15 – June 28
 - Old containers removed after new ones delivered



ROLL OUT PACKETS

COMING SOON



Dear Customer,

Mid Valley Disposal is pleased to announce that we are the new solid waste hauler for the City of Selma. **Services will officially transition on July 1** and our team has been hard at work to ensure a seamless experience for residents and businesses across Selma.

As a family-owned waste and recycling company founded in the Central Valley, Mid Valley Disposal takes prides in providing reliable solid waste collection services with a focus on customer relations and community involvement.

Additional details and important information will be shared as the transition date approaches. To learn more about Mid Valley Disposal, visit our website or scan the QR code below.



WE LOOK FORWARD TO SERVING YOU!





WWW.MIDVALLEYDISPOSAL.COM

SERVICE DETAILS



CART PLACEMENT INSTRUCTIONS ARE OUTLINED BELOW TO ENSURE TIMELY SERVICE



- Leave 3 ft spacing between carts
- Move blocking vehicles or objects
- Ensure lids are closed

PLEASE KEEP THE FOLLOWING ITEMS OUT OF CONTAINERS:

- Any other two stroke motors
- Paint, paint thinners, lacquers, and wood stains
- Any liquids
- All types of batteries and any item containing batteries
- Dirt, rock, sod, and asphalt
- 50 gallons drums
- (and cleaners)
- pesticides
- Explosives, bullets, and gunpowder


IDENTICAL PLASTIC CARTS WILL NO LONGER BE SERVICED IN ALLEYS, CARTS MUST BE PLACED CURBSIDE FOR PICKUP EFFECTIVE JULY 1st.



SCHEDULE

BELOW WILL GO INTO EFFECT JULY 1st, 2024

IN SERVICE DUE TO THE 4th OF JULY HOLIDAY.



WILL BE SERVICED CURBSIDE. PLEASE PLACE CARTS CURBSIDE BY 6AM ON YOUR SERVICE DAY.

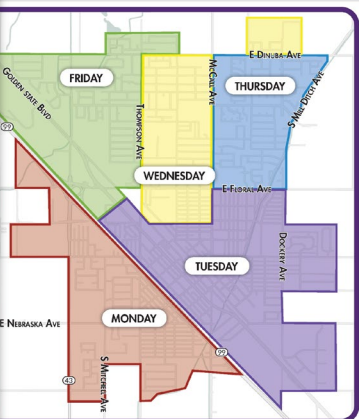
MONDAY




TUESDAY

WEDNESDAY

THURSDAY

FRIDAY





INFORMATION GUIDE



WHO IS AFFECTED?

Everyone. Single residences, multiple family residences, businesses, schools, and special districts are all required to comply with SB 1383 and subscribe to recycling and organic waste recycling services. This means that organic waste, including food scraps and green waste, must be separated and placed in a green container, recyclables in a blue container, and trash in a gray container.

WHAT HAPPENS TO ORGANIC WASTE COLLECTED BY MID VALLEY DISPOSAL?

The organic waste collected by Mid Valley Disposal goes through it's composting facility in Kerman where the materials are processed to produce compost and much used in the farming industry in the Central Valley to grow and produce nuts, vegetables, and fruits. You can help by making sure everything going in your organic container is compostable. If you have an alternative arrangement for your organic waste, you must be approved and comply with City requirements.

WAYS TO REDUCE ORGANIC WASTE AT HOME

- Shop smart and plan your food preparation by using a grocery list.
- Buy exactly what you need.
- When unpacking groceries move old products to the front and new items to the back.
- Monitor what you throw away.
- Eat leftovers & repurpose leftover scraps.
- Donate what you won't use.

SALE

the loop sustainably!

our Kerman's Best smaller 40 lb bag can be made online at [annantheqr.com](#)



Kerman's Best Compost is CDFA certified organic.

SCAN HERE TO ORDER COMPOST!

WWW.MIDVALLEYDISPOSAL.COM



SERVICE DETAILS



CONTAINER PLACEMENT INSTRUCTIONS ARE OUTLINED BELOW TO ENSURE TIMELY SERVICE



- Place containers in designated service area by 6am or the night before your service day
- Leave 3 ft spacing between containers
- Ensure lids are closed
- Maintain a clean enclosure so drivers can service container
- Move blocking vehicles or objects

PLEASE KEEP THE FOLLOWING ITEMS OUT OF CONTAINERS:

- Lawnmowers and any other two stroke motors
- Any auto parts
- Construction and demolition material
- All light bulbs/fluorescent tubes
- Flammable and hazardous material (motor oil, grease, and coolant)
- Acids, oxidizers, and bases (pool chemicals and cleaners)
- Pesticides and herbicides
- Hypodermic needles and medical waste
- Paint, paint thinners, lacquers, and wood stains
- Any liquids
- All types of batteries and any item containing batteries
- Dirt, rock, sod, and asphalt
- 50 gallons drums
- Any load deemed too long, dangerous, and difficult to unload
- Compressed gas cylinders, and propane tanks
- Explosives, bullets, and gunpowder

For more information, scan the QR code to visit our website at [www.midvalleydisposal.com](#)



RECYCLING GUIDE



RECYCLING

PLASTIC BAGS	MIXED PAPER	RECYCLABLE PLASTICS
ET/TISSUE PAPER	CARDBOARD	ALUMINUM & TIN
DIAPERS	TOYS	CANS
SHOES	ALUMINUM FOIL	BOTTLES AND CONTAINERS
PALE FRONTS	GLASS JARS & BOTTLES	
LE PLASTIC		

ORGANICS

TREE TRIMMINGS	FRUITS
GARDEN CLIPPINGS	VEGETABLES
UNTREATED WOOD	EGGSHELLS
GRASS	NUTSHELLS
FOOD SOILED PAPER	COOKED MEAT/POULTRY/FISH
SOILED CARDBOARD	

Scan the QR code for a full list of items and their proper disposal

(559) 367-0520 | MIDVALLEYDISPOSAL.COM



Spanish on reverse

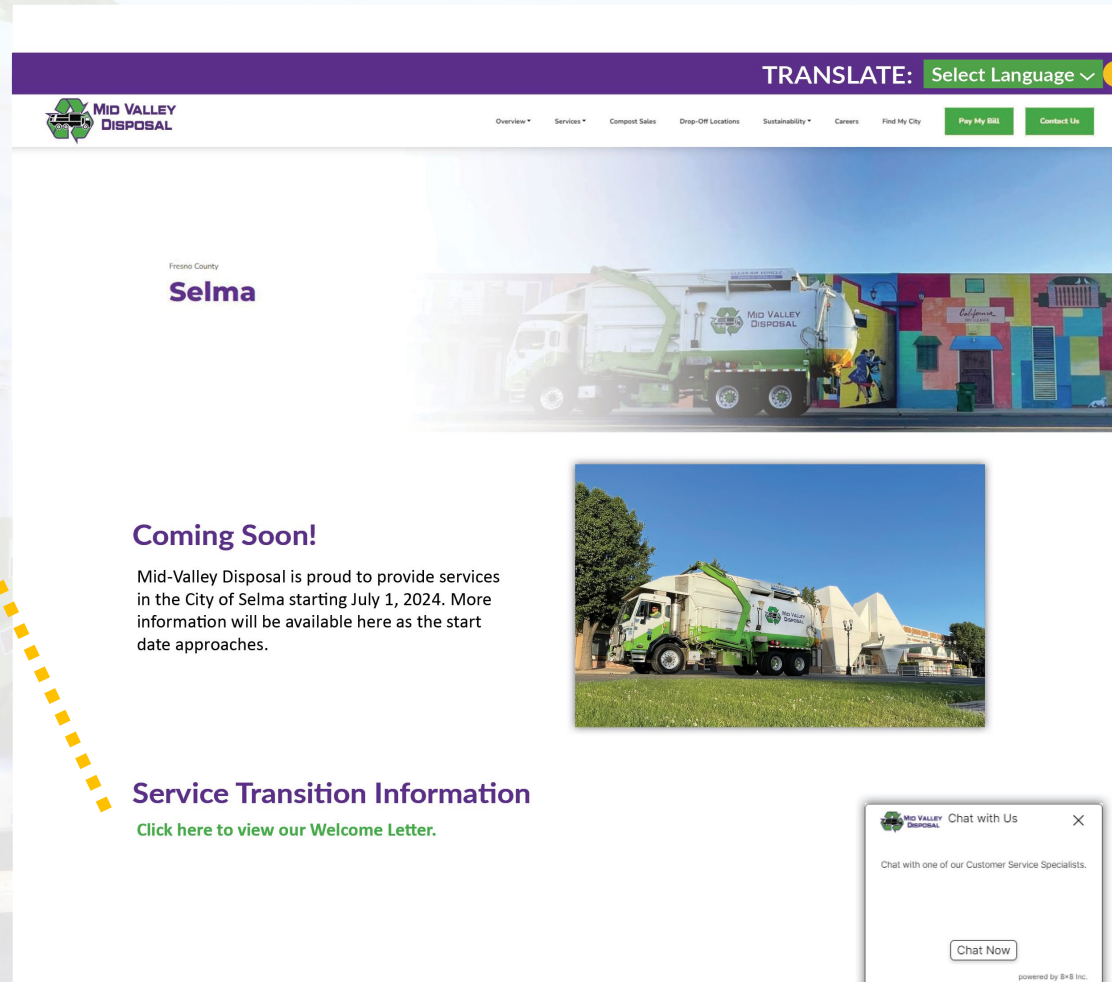
COMMERCIAL DELIVERIES

Commercial containers
delivered throughout
June



OUTREACH

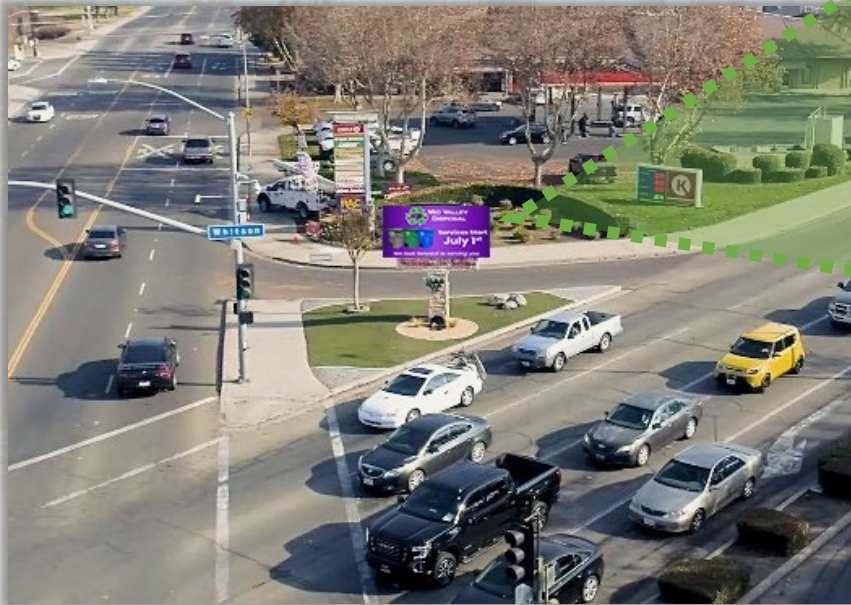
- Webpage
 - Roll out materials added
 - Now in 9 languages
- Townhall
 - ≈40 attendees
- 431 Business site visits



**SPANISH
Hmong
PUNJABI
HINDI
JAPANESE
KOREAN
LATIN
THAI
VIETNAMESE**

OUTREACH

- E-Billboard
 - Whitson St. & Floral Ave.



**MID VALLEY
DISPOSAL**



**Services Start
July 1st**

We look forward to serving you

ONGOING OPERATIONS

- Alley Services
- Personnel
 - Hired & onboarding
- City's webpages
- E-Billboard

ALLEY SERVICE MOVING CURBSIDE
TU SERVICIO POR EL CALLEJÓN CAMBIARÁ A LA BANQUETA

Effective July 1st, carts will no longer be serviced in the alley.
A partir del 1 de julio, ya no daremos servicio a contenedores por el callejón.



This change will transform alleys into clean, safe spaces for residents and emergency services, while also minimizing damage caused by wear and tear.
Este cambio transformará los callejones en espacios limpios y seguros para los residentes y los servicios de emergencia, y al mismo tiempo minimizará los daños causados por el uso y desgaste.

ALLEY SERVICE MOVING CURBSIDE

**EFFECTIVE JULY 1ST,
CARTS WILL NO LONGER
BE SERVICED IN THE ALLEY.**



This change will transform alleys into clean, safe spaces for residents and emergency services, while also minimizing damage caused by wear and tear.

Agenda Item A.
MINUTES
SELMA CITY COUNCIL
SPECIAL MEETING
April 15, 2024

Selma City Council Chambers
1710 Tucker Street
Selma, CA 93662

The special meeting of the Selma City Council was called to order at 5:00 p.m. in the Council Chambers. Council members answering roll call were: Guerra, Mendoza-Navarro, Trujillo, Mayor Pro Tem Cho, and Mayor Robertson.

CLOSED SESSION: Mayor Robertson recessed the meeting into Closed Session at 5:01 p.m. to discuss the following:

Conference With Legal Counsel – Anticipated Litigation, Significant exposure to litigation pursuant to Government Code Section 54956.9(b): 2 cases

Mayor Robertson reconvened the meeting from closed session at 5:41 p.m. City Attorney Crouch advised that there was no reportable action as a result of the Closed Session.

ADJOURNMENT: There being no further business, the meeting was adjourned at 5:42 p.m.

Respectfully submitted,
Reyna Rivera, City Clerk

Agenda Item A.
MINUTES
SELMA CITY COUNCIL
REGULAR MEETING
April 15, 2024

Selma City Council Chambers
1710 Tucker Street
Selma, CA 93662

The regular meeting of the Selma City Council was called to order at 6:13 p.m. in the Council Chambers.

Council members answering roll call were: Guerra, Mendoza-Navarro, Trujillo, Mayor Pro Tem Cho, and Mayor Robertson.

INVOCATION: Pastor Joe Alvarez of the Iglesia Antioquia, led the invocation.

ORAL COMMUNICATIONS: Public comment was received from Mrs. Leslie Nelson and Ms. Stella Ramirez.

CONSENT CALENDAR: Mayor Robertson requested to pull Agenda Item B for separate discussion. Council member Guerra motioned to approve the remainder of the Consent Calendar as written. The motion was seconded by Council member Mendoza-Navarro and carried unanimously.

- | | |
|--------------------|--|
| A. <u>Approved</u> | CONSIDERATION OF MINUTES OF THE MARCH 18, 2024, COUNCIL MEETING |
| B. <u>2024-43R</u> | CONSIDERATION OF A RESOLUTION DECLARING SURPLUS AND SALE OF CITY PROPERTY |
| C. <u>2024-44R</u> | CONSIDERATION OF A RESOLUTION APPROVING MEMORANDUM OF UNDERSTANDING WITH THE BUREAU OF ALCOHOL, TOBACCO, FIREARMS AND EXPLOSIVES (ATF) FOR A POLICE OFFICER ASSIGNMENT TO THE CENTRAL VALLEY GUN CRIME TASK FORCE TEAM |
| D. <u>2024-45R</u> | CONSIDERATION OF A RESOLUTION AUTHORIZING SUBMISSION OF A GRANT APPLICATION TO THE FRESNO COUNCIL OF GOVERNMENTS (FRESNO COG) FOR THE MEASURE C TOD PROGRAM CYCLE XII FOR THE SELMA DOWNTOWN AND CIVIC CENTER TRANSIT-ORIENTED IMPROVEMENTS |
| E. <u>2024-46R</u> | CONSIDERATION OF A RESOLUTION ACCEPTING A FLOOD EASEMENT AND RELEASE AGREEMENT FROM VALLEY TRUCK PARKING, LLC FOR NEBRASKA AVENUE |

F. 2024-47R **CONSIDERATION OF A RESOLUTION APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH PINNACLE TRAINING SYSTEMS, LLC, TO PROVIDE HEALTH AND WELLNESS SERVICES TO FIRE DEPARTMENT PERSONNEL**

G. 2024-48R **CONSIDERATION OF A RESOLUTION APPROVING A CLINICAL TRAINING AGREEMENT WITH VALLEY REGIONAL OCCUPATIONAL PROGRAM (VROP)**

H. Approved **CHECK REGISTER DATED APRIL 5, 2024**

PRESENTATION TO ACCEPT FISCAL YEAR 2022-23 FINANCIAL STATEMENTS WITH INDEPENDENT AUDITORS REPORT

City Manager Santillan introduced Mr. Ryan Jolley from Bryant L. Jolley CPA Accountancy Corporation, expressing gratitude to the Finance Department for catching up on audits over the past year. He highlighted that this is the first time in a long while that the city is current with its audits, a significant achievement that enhances the city's ability to use its fiscal resources more effectively. Having audited and clean financials provides a clear understanding of the city's financial standing. Mr. Jolley summarized the audit results, explaining that the audit process is a backward-looking document, while the budget is a forward-looking projection. He noted that timing differences between budgeted and actual figures can cause variances, but the overall financial planning remains aligned. The Governmental Funds within the report include the General, Special Revenue, and Nonmajor Governmental Funds. The combined governmental funds ended the fiscal year with a fund balance of \$39,764,810, and the General Fund had an ending balance of \$22,297,446. Additionally, other fund types, such as Proprietary and Fiduciary funds, were discussed as part of the report. The clarity provided by the audit allows the city to manage its finances more effectively and plan for future fiscal responsibilities. This comprehensive audit process underscores the city's commitment to financial transparency and prudent management of taxpayer money. A motion was made by Council member Guerra and seconded by Council member Mendoza-Navarro to Accept the Fiscal Year 2022-23 Financial Statements with Independent Auditor's Reports. The motion carried unanimously.

DISCUSSION ON SPECIAL RECOGNITION REQUEST

City Clerk Rivera reported on Selma native Richard Figueroa II's recent national title at the NCAA championships and Council Member Guerra's request to commemorate his achievement, initially proposing a parade. However, due to safety concerns and the Raisin Festival's logistical challenges, closing High Street for a parade was deemed unfeasible. Instead, it was suggested to recognize Figueroa at the Raisin Festival and involve him in the October Rotary Parade, allowing for better planning and community involvement. Police Chief Alcaraz discussed the option of having Police Sergeant Richard Figueroa Sr. drive him to the Raisin Festival in a police vehicle. Public comment was received from Mrs. Char Tucker representing the Chamber, expressing commitment from the City, Chamber, and Rotary Club to coordinate a meaningful celebration that showcases Figueroa's achievement and positively reflects on the community. Council members expressed gratitude for the support and discussed planning future community events.

SELMA POLICE DEPARTMENT ANNUAL REPORT 2023

Police Chief Alcaraz presented a power point presentation summarizing the Police Department's activities in 2023. The report includes final numbers for part one crime statistics reported to the

Department of Justice, comparing 2022 with 2023. It begins with the vision and mission statement of the department, highlighting their goals and how they plan to achieve them. The presentation also covers a summary of the year, discussing the highs and lows the department faced and how they persevered. Demographic information about the city, such as population and area size, is included as well. The rebranding of the police department, including new patches, badges, and vehicles, is emphasized. The new police vehicle, in particular, symbolizes the department's direction and has received positive feedback from the community, despite requiring additional maintenance. Patrol operations are highlighted as the foundation of the department's daily work, contributing significantly to their crime reduction efforts. The presentation includes statistics showing increased citation writing and self-initiated calls for service, indicating proactive policing efforts. Overall, the report aims to demonstrate the department's progress and commitment to improving community safety and engagement in Selma. Public comment was received from Ms. Stella Ramirez. No Council action was taken as this item was informational only.

DEPARTMENTAL UPDATES: City Manager Santillan thanked Police Chief Alcaraz for an excellent presentation. He advised that the City of Selma is making great progress, changing culture, and raising standards. He thanked the department heads for their hard work and advised that due to safety reasons, changes to the lobby are being made.

Deputy City Manager Keened advised that staff met with consultants to begin the storm drain master plan. He thanked the Public Works and Recreation departments for their contributions to this effort. On a personal note, he thanked his wife on their one-year anniversary.

Fire Chief Webster provided an update on his department's recruitment efforts.

City Clerk Rivera provided information on road closures, the community cleanup event, and various project detours.

Public Works Director Honn provided updates on the storm drain cleaning project and the street sign project. Parks and Recreation is working on generating an asset list for the parks master plan and preparing an RFP for Brentlinger for a fence.

Police Chief Alcaraz provided the Department's Department of Justice Part 1 Report for March and the crime mapping report. He also reported on that the department seized 5 firearms in March and the Animal Services statistics for March show a 56% return rate, and they are focusing on outreach events. He also reported on the recent arrest for mail theft.

COUNCIL REPORTS Council member Mendoza-Navarro congratulated all the dispatchers for Dispatcher Appreciation Week. She reported on the recent trip to Washington D.C. and reported on attending the Kingsburg Catholic Women Luncheon and the 30th Annual Sikh Parade.

Council Member Trujillo commended the Police Department dispatchers. He mentioned receiving numerous calls regarding the recent fee waiver for Pride flags. Trujillo discussed these conversations and reiterated his reasons for voting against the matter. Additionally, he reminded everyone that taxes are due today.

Council member Guerra reported on attending the Sikh Parade and thanked our dispatchers.

Mayor Pro Tem Cho thanked Police Chief Alcaraz on the great report. She reported on attending the Sikh Parade, the Chamber ribbon cutting and the Chinese American project in Fresno. She also invited everyone to the upcoming Chamber mixer at Bethel Village.

Mayor Robertson reported on attending the Sikh Parade and the Selma Kingsburg Fowler County Sanitation District meeting. He also thanked the Rotary Club for inviting him to present the State of the City speech.

ADJOURNMENT: There being no further business, Mayor Robertson adjourned the meeting at 7:48 p.m.

Respectfully submitted, Reyna Rivera, City Clerk

Agenda Item B.
MINUTES
SELMA CITY COUNCIL
SPECIAL MEETING
May 6, 2024

Selma City Council Chambers
1710 Tucker Street
Selma, CA 93662

The special meeting of the Selma City Council was called to order at 4:30 p.m. in the Council Chambers. Council members answering roll call were: Guerra, Trujillo, Mayor Pro Tem Cho, and Mayor Robertson. Council member Mendoza-Navarro arrived at 4:42 p.m.

CLOSED SESSION: Mayor Robertson recessed the meeting into Closed Session at 4:33 p.m. to discuss the following:

Conference with Labor Negotiators – Pursuant to Government Code Section 54957.6

Agency Designated Representatives: City Manager Fernando Santillan

Employee Organizations: Selma Police Officers Association (SPOA), and Police Mid-Management Employees

Conference with Real Property Negotiations – Pursuant to Government Code Section 54956.8

Property: APN: 348-130-69ST, 70S, and 71ST

Agency Negotiation: Fernando Santillan

Negotiating Parties: County of Fresno

Under Negotiation: Price and terms of payment

Conference With Legal Counsel – Anticipated Litigation, Significant exposure to litigation pursuant to Government Code Section 54956.9(b): 1 case. City Attorney Crouch advised that the item is related to labor claims alleged against the City by Fernando Santillan.

Mayor Robertson reconvened the meeting from closed session at 5:27 p.m. City Attorney Crouch advised that there was no reportable action as a result of the Closed Session.

ADJOURNMENT: There being no further business, the meeting was adjourned at 5:28 p.m.

Respectfully submitted,
Reyna Rivera, City Clerk

Agenda Item B.
MINUTES
SELMA CITY COUNCIL
REGULAR MEETING
May 6, 2024

Selma City Council Chambers
1710 Tucker Street
Selma, CA 93662

The regular meeting of the Selma City Council was called to order at 6:05 p.m. in the Council Chambers.

Council members answering roll call were: Guerra, Mendoza-Navarro, Trujillo, Mayor Pro Tem Cho, and Mayor Robertson.

INVOCATION: Pastor Efrén Herrera of the Church of God led the invocation.

AGENDA CHANGES OR DELETIONS: Mayor Robertson announced that to better accommodate members of the public, Agenda Item #5: REVIEW THE REVISIONS TO SPECIAL EVENT PERMITS AND ASSOCIATED FEES will be read as agenda item #1.

ORAL COMMUNICATIONS: Mr. Santiago Ocegüera provided public comment.

CONSENT CALENDAR: Mayor Robertson requested to pull Agenda Item E for separate discussion. A motion to approve the remainder of the Consent Calendar as written was made by Council member Trujillo. The motion was seconded by Council member Mendoza-Navarro and carried unanimously.

- | | |
|--------------------|--|
| A. <u>Approved</u> | CONSIDERATION OF MINUTES OF THE APRIL 1, 2024 COUNCIL MEETING |
| B. <u>2024-49R</u> | CONSIDERATION OF A RESOLUTION APPROVING THE MEMORANDUM OF UNDERSTANDING WITH SELMA POLICE OFFICERS ASSOCIATION (SPOA) FROM JULY 1, 2023 THROUGH JUNE 30, 2024 |
| C. <u>2024-50R</u> | CONSIDERATION OF A RESOLUTION APPROVING THE MEMORANDUM OF UNDERSTANDING WITH SELMA POLICE MID-MANAGEMENT EMPLOYEES FROM JULY 1, 2023 THROUGH JUNE 30, 2024 |
| D. <u>2024-51R</u> | CONSIDERATION OF A RESOLUTION APPROVING A REQUEST FOR A FEE WAIVER FOR THE AMERICAN LEGION'S MOTORCYCLE RIDE |
| E. <u>Pulled</u> | CHECK REGISTER DATED APRIL 22, 2024 |

Mayor Robertson pulled this item for separate discussion to inquiry on Check Number 83956 issued to Browns Dock and Door. Public Works Director Honn clarified that the item was to furnish and install metal doors at the old police station. He further stated that there was damage

caused to the glass doors and required the doors to be replaced. A motion was made by Mayor Robertson and seconded by Council member Guerra to APPROVE CHECK REGISTER DATED APRIL 22, 2024. The motion carried unanimously.

REVIEW THE REVISIONS TO SPECIAL EVENT PERMITS AND ASSOCIATED FEES

City Manager Santillan reported that City Staff has revised the special events policy to include fee reductions, a new permitting process, and the creation of Legacy events and tiered fee reductions for nonprofit agencies. However, new circumstances have highlighted the need for more flexible policies. Deputy City Manager Keene presented recommendations to ensure events are not overly restrictive or cost-prohibitive while maintaining required cost recovery and reviewed surrounding communities and found varying park rental fees and deposits. He also discussed that the city mandates 100% cost recovery for event permits. Staff suggested adjustments to align more with other communities, emphasizing flexibility for community events, coordination improvements for traffic control, clearer guidelines for legacy events, and earlier outreach to event organizers were discussed. These changes aim to reduce costs and improve event management without compromising city liability or resident convenience. Deputy City Manager Keene focused on clarifying the city's responsibilities for legacy events, as the current policy allows only application fees to be waived, limiting staff support despite a \$60,000-\$80,000 budget. This has caused challenges in providing adequate services like Police coverage and Public Works Department support. Council discussion regarding refining the policy to offer more flexibility, ensuring events are not cost prohibitive and can continue smoothly. Specific adjustments include differentiated support based on event size and coordination to reduce traffic control costs and emphasized the need for clearer communication and flexibility in policies to support local events. Suggestions included creating a fact sheet detailing costs, reviewing policies to balance city liability and community needs, providing more support for nonprofits, and the feasibility of revising the municipal code to make event organization less cost-prohibitive while ensuring city responsibilities are met, and to maintain long-standing community traditions. Public comment was received from Mr. Andy Gonzalez, Ms. Tisha Cardoza, Ms. Samantha Lopez, Mr. Harvey Singh, Ms. Theresa Salas, Mr. Jim Avalos, Mrs. Rose Robertson, Mr. Santiago Ocegüera, Ms. Stella Ramirez, Ms. Erica Cardoza, Ms. Lorena Betancourt, and Mr. Isaac Garza. After further Council discussion, City Manager Santillan requested clear parameters from Council on cost recovery percentages for event fees. Council expressed a desire to explore a range of cost recovery options, starting with a minimum of 10% cost recovery, suggesting increments up from there. Council consensus was provided and highlighted the importance of considering a variety of recovery options based on specific requests, ensuring flexibility in their approach to supporting community events.

RECESS: At 7:20 p.m. the meeting was recessed for a short break. Mayor Robertson reconvened the meeting at 7:29 p.m.

CONSIDERATION OF THE DOWNTOWN BUSINESS IMPROVEMENT DISTRICT (BID) LOGO

Economic Development Manager Aguirre introduced revisions to the Downtown Business Improvement District (BID) logo, considering prior feedback from the Council. She introduced Mr. Parminder Singh from the BID Advisory Board, presented a Power Point Presentation on the updated logos, emphasizing their role in creating a cohesive brand for the downtown area. The revised logos, enhanced with color and vibrancy, include three versions for different uses: detailed print material, simplified digital branding, and a succinct social media logo. Public comment was

received from Ms. Stella Ramirez. Council appreciated the efforts, particularly the inclusion of a mural and the versions with color. They provided various suggestions, including the need for a polished look, a change in perspective to looking East, and the addition of more vibrant colors such as orange and black, and the possibility of including the founding year in the last logo. At this point in the meeting, there was no consensus reached by Council, prompting further revisions to be requested at a future meeting.

CONSIDERATION OF THE PROPOSED ASSESSMENT CHANGE FOR LANDSCAPING AND LIGHTING MAINTENANCE DISTRICT NO. 1 (LLMD) IN THE CITY OF SELMA

Deputy City Manager Keene discussed LLMD assessments, noting past issues with basing them on prior year costs, which could be misconstrued if not coded correctly. Staff proposed changes to increase LLMDs and advised of a correction for some of the proposed assessments, as they do not require a 218 vote, since they do not exceed the maximum allowed assessment. City Manager Santillan emphasized the need for proper analysis and forecasting to ensure that City services like streetlights are paid for by citizens, not the general fund, and that neighborhoods receive adequate maintenance. Council members inquired about zoning differences and how new zones are established and assessed, and voiced concerns about subsidies, proper maintenance, and fiscal accountability. City Staff provided clarification on the concerns and discussed historical rate discrepancies and external cost increases. Public comment was received from Mr. Jim Avalos, Ms. Lorena Betancourt, and Mr. Harvey Singh. A motion was then made to AUTHORIZE THE MAILING OF PROPOSITION 218 NOTICE OF PUBLIC HEARING, AND SET THE PUBLIC HEARING FOR JULY 1, 2024 by Council member Mendoza-Navarro. The motion was seconded by Mayor Pro Tem Cho. Deputy City Manager Keene clarified the revised assessments for Council would need to be included in the motion. The motion and the second was revised to include the revisions to the assessments. The revised motion carried with the following vote:

AYES: Mendoza-Navarro, Cho, Trujillo
NOES: Guerra, Robertson
ABSENT: None
ABSTAIN: None

CONSIDERATION OF A RESOLUTION APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH THE CITY OF KINGSBURG TO PROVIDE ANIMAL CARE SERVICES

Animal Services Director Rockhold discussed the contract details with the City of Kingsburg (Kingsburg) for sheltering services. She reported that Kingsburg reached out due to challenges in maintaining animal control services and staff has viewed the opportunity of a regional approach that could offer significant benefits, including increased grant funding and adoption rates. Selma's current staffing can manage the additional workload, and the contract would cover specific hours and services, with Kingsburg responsible for Sundays. Selma would provide comprehensive animal care, with Kingsburg covering emergency costs before admittance. The agreement includes holding periods and Kingsburg maintaining similar animal ordinances to Selma. The contract, valued at \$60,000 per year, is based on an estimate of sixty animals, with flexibility to adjust costs based on actual stats. The term is one year with the option to renew, and the termination

requirement is 90 days. Public comment was received from Ms. Theresa Salas, Mr. Santiago Ocegüera, Mrs. Rose Robertson, Ms. Lorena Betencourt, Mr. Jim Avalos, and Ms. Nidya Juarez.

Council discussed historical data on Kingsburg's animal intake, noting that it can exceed projections. They emphasized the importance of cost recovery to prevent Selma from subsidizing Kingsburg's services and reviewed the current shelter capacity. Concerns were raised about preferential treatment and costs, with Animal Services Director Rockhold clarifying that Kingsburg follows a process before animals are sheltered, and all are treated equally. The contract with Kingsburg covers sheltering services only, with Kingsburg staff handling animal pickups. Council discussed community concerns about handling local stray dogs and suggested prioritizing Selma's needs and inquired on future plans for Kingsburg. Staff noted the short-term contract allows for reevaluation. A motion was made to APPROVE RESOLUTION 2024-52R, APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH THE CITY OF KINGSBURG TO PROVIDE ANIMAL CARE SERVICES by Council member Mendoza-Navarro. The motion was seconded by Mayor Pro Tem Cho and carried with the following vote:

AYES: Mendoza-Navarro, Cho, Trujillo
NOES: Guerra, Robertson
ABSENT: None
ABSTAIN: None

RECESS: At 8:56 p.m. the meeting was recessed for a short break. Mayor Robertson reconvened the meeting at 9:01 p.m.

PROPOSED SCHEDULE FOR CITY COUNCIL SPECIAL WORKSHOP ON HOMELESSNESS

City Clerk Rivera requested Council consensus to schedule a Special Workshop to discuss the topic of homelessness for the week of May 28th, avoiding May 27th due to the holiday. Council consensus was provided for May 29, 2024 at 9:00 p.m.

CONSIDERATION OF A RESOLUTION AMENDING THE SCHEDULE OF FEES AND CHARGES FOR BUSINESS LICENSE APPLICATION FEES AND ESTABLISHMENT OF A ONE-DAY BUSINESS LICENSE FEE

Deputy City Manager Keene reported that during the Selma City Council meeting on April 1, 2024, Council directed staff to revise the Business License Application Fee and establish a One-Day Business License Fee. He noted that various business license fees have been adopted over the years, with the most recent update occurring during the Special Event Ordinance review. Currently, Selma does not have a fee for a one-day business license, and it is proposed that a \$30 fee for such a license would align with neighboring cities and be justified under the current rate structure. The recommendation includes adopting a resolution to establish this fee and amending the current Business License Application Fee from \$205 to \$155. Mayor Robertson opened the public hearing at 9:02 p.m. With no public comments, Mayor Robertson closed the hearing at 9:03 p.m. Council inquired about the data used to support the proposed \$30 one-day business license fee and its classification as a new type of charge. They also asked about the specifics of registering vendors for events such as the Sikh Parade and discussed prorating fees for vendors organizing multiple events in a year. Deputy City Manager Keene responded that the fee was established to recover costs associated with managing vendors at special events. He clarified that

they had considered prorating fees based on the portion of the year vendors are operating and noted the importance of justifying costs and ensuring full cost recovery. He also discussed the timeline for event organizers to secure permits and emphasized the city's commitment to reviewing safety and public access. Council member Mendoza-Navarro motioned to approve RESOLUTION 2024-53R AMENDING THE SCHEDULE OF FEES AND CHARGES FOR BUSINESS LICENSE APPLICATION FEES AND ESTABLISHMENT OF A ONE-DAY BUSINESS LICENSE FEE. The motion was seconded by Council member Guerra and carried unanimously.

CONSIDERATION OF A GENERAL PLAN AMENDMENT, REZONE, AND SITE PLAN REVIEW TO ALLOW A 40-UNIT MULTI-FAMILY DEVELOPMENT AND A FUTURE 3,000 SQUARE FOOT COMMERCIAL DEVELOPMENT ON 3.29 ACRES ON THE SOUTHWEST CORNER OF NEBRASKA AND THOMPSON AVENUE (APN 390-030-71)

A motion was made by Council member Guerra and seconded by Council member Mendoza-Navarro to CONTINUE THIS ITEM TO THE NEXT CITY COUNCIL MEETING SCHEDULED FOR MAY 20, 2024. The motion carried unanimously.

CONSIDERATION OF A GENERAL PLAN AMENDMENT, REZONE, TENTATIVE PARCEL MAP, AND SITE PLAN REVIEW FOR A MULTI-FAMILY DEVELOPMENT ON APPROXIMATELY 10.57 ACRES, COMMERCIAL DEVELOPMENT ON 3.79 ACRES, AND A COMMUNITY PARK ON 0.95 ACRES ON THE NE CORNER OF NEBRASKA AND HIGHLAND (APN:388-030-26)

A motion was made by Council member Guerra and seconded by Council member Mendoza-Navarro to CONTINUE THIS ITEM TO THE NEXT CITY COUNCIL MEETING SCHEDULED FOR MAY 20, 2024. The motion carried unanimously.

FUTURE AGENDA ITEMS: Mayor Robertson requested to review Ordinance No. 1234, in conjunction with special event fees. City Manager Santillan clarified the date requested for this item and discussed that the upcoming May 20, 2024 Council meeting may not be feasible. Mayor Robertson advised that a future meeting that allows City Staff sufficient time would be appropriate. Council consensus was provided.

DEPARTMENTAL UPDATES: City Manager Santillan reported on the upcoming Mid Valley Disposal town hall meeting and attending the Chamber of Commerce board meeting to discuss the City's proposal for services. He thanked the Chamber of Commerce for the Raisin Festival.

Deputy City Manager Keene reported on the upcoming Downtown Strategic Plan Charrette and requested comments from Council on the Comprehensive Zoning Code update.

Administrative Services Director Venegas reported that the city currently has eight recruitments available.

Recreation Supervisor Martinez provided updates on the following: the start of the TBall season, Adult Softball registration, current plays at the Arts Center, progress on the Brentlinger Park Playground project, updates on the Senior Center Construction project, and details for the Parks Master Plan Stakeholder meetings. She also highlighted upcoming Summer Series events, such as movies in the park and a block party.

Fire Chief Webster reported on the current Request for Proposals for the Fire Station and appointments of Fire Captains Joey Frankmore and Albert Rodriguez. He mentioned ongoing

issues with the Fire apparatus and emphasized the department's collaboration with other agencies for assistance. Additionally, Chief Webster highlighted the department's proactive preparations for the upcoming fire season.

City Clerk Rivera provided information on road closures, and various project detours.

Public Works Director Honn discussed the upcoming bid opening for the Brentlinger fence project. He updated Council on the Salazar Center roof project and the Storm Drain Cleaning project.

COUNCIL REPORTS: Council member Mendoza-Navarro reported on attending a virtual ribbon-cutting ceremony for the new city hall and affordable housing units, which was a partnership between the City of Hanford and Fresno Housing Authority. She acknowledged the challenges posed by recent weather conditions, resulting in increased weed growth, and expressed gratitude to the Public Works Department staff for their hard work in maintaining the city.

Council Member Trujillo reported on a recent trip to Alaska. He thanked staff for their hard work in addressing residents' concerns.

Council member Guerra inquired about the brush on the canals. City staff clarified that Consolidated Irrigation District is responsible, and that the city contacts them through Code Enforcement for weed abatement efforts. She also inquired on an update on the Amberwood housing development, with staff indicating that the developer has not submitted a final map application. Council member Guerra reported on attending the following: Fresno County Peace Officers Memorial ceremony, the Raisin Festival, Selma Kingsburg Fowler County Sanitation District Chairman Barbeque, and the Knights of Columbus scholarship dinner dance.

Mayor Pro Tem Cho reported on attending the following: Selma High School Award Ceremony, Golden Grad Reunion, Asian Festival at Fresno City College, Lions Club's Christian Cafe, and Raisin Festival. She also invited everyone to the upcoming Pac Fights at Pioneer Village Chamber mixer.

Mayor Robertson reported on attending the following: Recognition Ceremony for Richard Figueroa at the Raising Festival, State of the City talk to the Selma Rotary, Fresno Council of Governments meeting, Fresno County Rural Transit Authority meeting, Knights of Columbus scholarship dinner dance, Safe Routes to School Subcommittee, Fresno County Peace Officers Memorial ceremony and Vaisakhi services at the Gurdwara. He also congratulated Selma Kingsburg Fowler County Sanitation District for winning the Wastewater Collection System of the Year award.

ADJOURNMENT: There being no further business, Mayor Robertson adjourned the meeting at 9:49 p.m.

Respectfully submitted, Reyna Rivera, City Clerk

**CITY MANAGER’S/STAFF’S REPORT
CITY COUNCIL MEETING:**

June 03, 2024

ITEM NO: C.

SUBJECT: Consideration of a Resolution adopting the City’s Annual Appropriations Limit for Fiscal Year 2024-25, Pursuant to Article XIII B of the California Constitution

DISCUSSION: Proposition 4 (1979) added Article XIII B to the California Constitution, and the goal was to limit the growth in appropriations of both state and local government to changes in the cost of living and population in order to control spending levels. These limits are also referred to as “Gann Limits” in reference to one of the measure’s co-authors. The measure requires that a complex series of calculations be performed each year to prepare the appropriations limit.

Each year the Department of Finance releases a letter titled, “Price Factor and Population Information.” The letter provides the California per capita personal income percentage of change over prior year and each city’s population change. Both factors are needed to determine the growth factor. The formula is as follows:

Per Capita Cost of Living*Population Change=Growth Factor

$$0.9999 * 1.0362 = 1.0360964$$

This factor is then applied to the adjusted appropriation limit from the prior year to determine the new limit.

$$40,161,398 * 1.0360964 = 41,611,079$$

The attached Resolution and Exhibit meet the requirement and is hereby submitted for Council consideration.

RECOMMENDATION: Council adopt the attached Resolution setting the Fiscal Year 2024-25 appropriations limit.

_____/s/_____
Jacob Del Cid, Finance Manager

May 30, 2024
Date

_____/s/_____
Fernando Santillan, City Manager

May 30, 2024
Date

RESOLUTION NO. 2024 – ___R

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SELMA
ADOPTING THE CITY’S ANNUAL APPROPRIATIONS LIMIT FOR FISCAL YEAR
2024-25, PURSUANT TO ARTICLE XIII B OF THE CALIFORNIA CONSTITUTION**

WHEREAS, Article XIII B of the California Constitution requires cities to adopt annual Appropriations Limits; and

WHEREAS, pursuant to Government Code 7910, the annual Appropriations Limit must be established by resolution each year at a regularly scheduled meeting or a noticed special meeting; and

WHEREAS, City Staff has calculated the Appropriations Limit using the Department of Finance letter released annually regarding price factor and population information.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SELMA HEREBY FINDS, DETERMINES AND RESOLVES AS FOLLOWS:

SECTION 1. The above findings are true and correct and are incorporated herein by reference.

SECTION 2. The Appropriations Limit for the City for Fiscal Year 2024-25 is hereby approved and established at \$41,611,079.

SECTION 3. The Appropriations Limit was calculated by using the per capita personal income percentage change for the state and the population change for the City to determine the growth factor as set forth in Exhibit "A", attached hereto and incorporated herein by reference.

SECTION 4. The provisions of this Resolution are severable and if any provision, clause, sentence, word or part thereof is held illegal, invalid, unconstitutional, or inapplicable to any person or circumstances, such illegality, invalidity, unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, clauses, sentences, sections, words or parts thereof of the Resolution or their applicability to other persons or circumstances.

SECTION 5. That the City Clerk shall certify to the adoption of this Resolution and that the same shall be in full force and effect.

PASSED, APPROVED and ADOPTED by the City Council of the City of Selma at a regular meeting this 3rd day of June, 2024, by the following vote:

AYES: COUNCIL MEMBERS:
NOES: COUNCIL MEMBERS:
ABSTAIN: COUNCIL MEMBERS:
ABSENT: COUNCIL MEMBERS:

(Signatures on the following page)

Scott Robertson, Mayor

ATTEST:

Reyna Rivera, City Clerk

Exhibit A

Schedule to Calculate GANN Appropriation Limit Fiscal Year 2023-2024

Fiscal Year 2023-2024 Appropriation limit, adopted		40,161,398
A. Population Growth Adjustment	0.9999	
B. Inflation Adjustment, CPI	<u>1.0362</u>	
Growth Factor (A x B)	1.0360964	
Increase in Appropriation Limit		41,611,079

Changes to Appropriation Limits for years subsequent to 1986-87 per amendment
to Article XIII of the California Constitution by 1990 Proposition 111.

Adjustment factors provided by the Department of Finance annual Price Factor and Population Information
Bulletin

CITY MANAGER'S/STAFF'S REPORT
COUNCIL MEETING DATE:

June 3, 2024

ITEM NO: D.

SUBJECT: Consideration of Planning Application 2021-0012-Second Reading and Adoption of an Ordinance for a General Plan Amendment, Rezone, Site Plan Review, and Tentative Parcel Map to Allow for the Development of 144 Apartment Unit Complex with Associated Commercial Development and a 0.95 Acre Park located on the northeast side of the intersection of Highland Avenue (State Route 43) and Nebraska Avenue (APN 388-030-26). An Initial Study and Mitigated Negative Declaration (ISMND) was prepared for the project in accordance with the California Environmental Quality Act (CEQA)

BACKGROUND:

Jay Singh (Applicant) submitted an application for a General Plan Amendment, Rezone, Site Plan Review, and Tentative Parcel Map to allow for the construction of a 144-unit multi-family apartment complex, commercial development, and a 0.95-acre park.

The Tentative Parcel Map proposes to create three separate parcels for each portion of the project, with Parcel 1 being 0.95 acres (park), Parcel 2 being 10.57 acres (apartments), and Parcel 3 being 3.79 acres (future commercial development).

The application proposes to amend the General Plan land use designation from Medium Low Density (MLD) to High Density (HD) (Parcels 1 and 2) and Regional Commercial (CR) (Parcel 3). A corresponding rezone to ensure consistency with General Plan designations proposes to change the existing zone district from R-1-7 to R-3 (Parcel 2), C-3 (Parcel 3), and Open Space (Parcel 1).

Lastly, the proposed Site Plan includes a 144-unit multi-family apartment complex on Parcel 2 with a future commercial development to be constructed on Parcel 3 at a later date.

The proposed project is located on the northeast side of the intersection of Highland Avenue (State Route 43) and Nebraska Avenue (APN 388-030-26).

On May 20, 2024, the City Council held a public hearing and approved Resolution 2024-60R for a General Plan Amendment, Rezone, Site Plan Review, and Tentative Parcel Map to allow for the Development of 144 Apartment Unit Complex with Associated Commercial Development and a 0.95 Acre Park (APN 388-030-26). An Initial Study and Mitigated Negative Declaration (ISMND) was prepared and also approved for the project in accordance with the California Environmental Quality Act (CEQA).

DISCUSSION:

Property Characteristics:

The vacant property is generally located at the northeast corner of Highland Avenue (State Route 43) and Nebraska Avenue within the City limits. The property is bordered to the west by Highland Avenue, to the north by an existing single-family residential subdivision along Fig Street, to the east by the Eric White Elementary School and Peter Ringo Park, and to the south by Nebraska Avenue and existing vacant lands with some single-family residential homes. The City's dog park and storm drain basin are located further east along Nebraska Avenue.

There is an underground irrigation canal that borders the westerly property line with a standpipe located in the northwest corner that connects subterranean conveyance pipes.

An existing convenience store and restaurant are located adjacent to the west of the subject property. According to the owners of this property, these properties are still on septic and well services, as sewer and water infrastructure has yet to be extended to their property.

Project Description:

The proposed apartment complex is proposed to be constructed in two (2) phases and would provide market-rate units for rent. Each phase would include nine (9) buildings with eight (8) units per building., totaling 72 units. Each building would consist of approximately 4,000 square feet per story, with a total of two (2) stories per building. Each unit will have approximately 1,000 square feet of space.

The units would include a mix of two (2) bedrooms/one (1) bath, two (2) bedrooms/two (2) baths, and one (1) bedroom/one (1) bath units. Each building would include a mix of building materials, architectural pop-outs, and colors to break up the building elevations and avoid monotonous, blank wall space. Parapets will screen any roof-mounted mechanical units, if any, from public view. A mix of open parking with covered carport parking would be included in the site layout.

A decorative block wall with associated landscaping, sidewalk, and curb/gutter improvements will separate the project from the neighboring existing single-family development to the north along Fig Street, Nebraska Avenue (south), Highland Avenue (west), and along the shared property line of Eric White Elementary School (east, decorative block wall only).

Access to the site would be provided near the eastern property line adjacent to Ringo Park. The access would be gated and separated from the future commercial development's driveways. An emergency-only access gate is provided along Fig Street to the north and would be available during all phases of the projects, as required by the Conditions of Approval.

The applicant proposes to dedicate a 0.95-acre park space to the City. This park space would be in addition to the private open space required to be provided within the apartment complex. Since this park space would be duplicative, as Ringo Park and the Dog Park/basin area are in close proximity to the site, and would result in additional maintenance costs, Staff recommends that this park be converted for another use and not accepted by the City. Staff has advised the applicant to contact the Selma Unified School District to determine if there is use for this land by the District. More specifically, Staff recommends that the area be converted to a parking lot to remove the on-street parking along Fig Street, as the project will widen the roadway, and the stalls are currently an obstruction to constructing Fig Street to its

full width. If an agreement cannot be made with the District, the land should be incorporated into the development to provide more private open space for future residents of the project or provide further buffering from adjacent uses.

The southern portion of the site is proposed for future commercial development. No specific use is proposed at this time and would be subject to a subsequent site plan review application to be approved by the Community Development Department. Access to the commercial area would be directly from Nebraska Avenue and would consist of locally serving commercial uses.

The Tentative Parcel Map proposes to split the property into three legal parcels that correspond to the park, apartments, and commercial development. With Staff's recommendation to remove the park, the 0.95-acre parcel may not be needed, depending on the outcome of negotiations with Selma Unified School District. However, Staff believes that giving the applicant flexibility with three parcels for either conveying the property to the District or phasing the property in a manner that allows for incremental financing would be appropriate. In Staff's opinion, it may be advantageous for three parcels to be created, with Parcel 1 and 2 ultimately being no more than 11.52 acres combined and Parcel 3 remaining in its current size of approximately 3.79 acres in size.

City staff reviewed the project, as submitted, for compliance with local regulations, such as the Selma General Plan and Municipal Code, to develop conditions of approval to be completed at various stages of development. The conditions of approval ensure that the project will be compliant with the City's development policies and compatible with adjacent, existing development. The staff has prepared and identified the conditions of approval that apply to each phase of the project while also identifying the timing of each condition of approval to aid the applicant with the development of the project.

Infrastructure Improvements:

Wastewater Service Improvements

The residential portion of the project would utilize approximately 106 Equivalent Single-Family Residences (ESFR) units of wastewater capacity at full build-out. Based on the existing capacity of the existing 10-inch sewer main in Nebraska Avenue, both phases of the multi-family project can be served. However, the project will be required to complete or wait for the completion of various off-site sewer line improvements in order to adequately serve the project without causing impacts to existing development. The Selma-Kingsburg- Fowler Sanitation District (SKF) identified three improvements that are needed to serve the proposed development while also addressing capacity issues within the City's sewer system. Downstream improvements identified by SKF include an 18-inch sewer line replacement between Sheridan Street and McCall Avenue, as well as the completion of the Clarkson Lift Station capacity improvements.

For the commercial phase of the project, regardless of whether there is remaining capacity within the existing 10-inch line, a new parallel 10-inch sewer main will need to be installed in accordance with the Sewer Master Plan, as the project would be completing its frontage improvements at that time.

Due to the oversizing improvements required in the Sheridan Avenue line and the installation of the secondary 10-inch parallel line in Nebraska Avenue, the applicant will be entitled to fee credits or reimbursement, as these improvements exceed their fair share allocation and usage. Furthermore, these sewer improvements will aid in facilitating the construction of other development projects in proximity to the site, such as the Casa de Villa and the proposed Highland Park project. Impact fees collected from those projects would be utilized to reimburse the applicant for these improvements in the event that fee credits do not cover all of the oversizing costs.

Water Service Improvements

Potable water for the project would be provided through CalWater. An extension of the existing 12-inch water main to the west from the intersection of Nebraska Avenue and Mitchell Avenue will be required to serve the project.

Traffic Improvements

Nebraska Avenue will be widened along the frontage of the property during each development phase, along with the undergrounding of overhead utilities. The widening of Nebraska Avenue would ensure compliance with the Selma General Plan as an arterial roadway with an ultimate width of 100 feet. An additional dedication along the northern property line to allow the full dedication and development of Fig Street as a local street (60-foot width) is also required as part of the construction of the project. Payment of Circulation Impact fees mitigates the project's fair share impact on identified intersections within the Traffic Impact Study. However, it should be noted that the Traffic Impact Study concludes that all studied intersections that may be affected by the project would operate at a Level of Service (LOS) "D" or better, as mandated by the Selma General Plan.

Storm Water Improvements

Storm water runoff would be designed to surface drain to the east along Nebraska Avenue, eventually being discharged to the basin facility between Mitchell Avenue and Thompson Avenue.

Environmental Review

An Initial Study and Mitigated Negative Declaration (ISMND) was prepared for the project in accordance with the California Environmental Quality Act (CEQA). The ISMND included various technical reports that analyzed the project's impacts on biological and cultural resources, air quality, traffic and vehicle miles traveled (VMT), and soils (geotechnical). The ISMND, SCH #2023100481, was circulated for public review for the mandatory 30-day comment period through the California Office of Planning and Research (OPR) from October 17 to November 15, 2023.

A Mitigation Monitoring and Reporting Program (MMRP) was prepared with the ISMND and includes mitigation measures to be completed at various stages of the project.

Planning Commission Hearing:

On April 22, 2024, the Planning Commission conducted a public hearing and recommended approving the project with conditions and supporting Staff's recommendation to remove the proposed 0.95-acre park site.

During the public hearing, residents' primary concern involved traffic to be generated by the project. As stated previously in this report, the Traffic Impact Study identifies that the project would still allow affected intersections to operate at a LOS "D" or better, which is the acceptable standard of the City. Additionally, school traffic, which was discussed as being an issue, has been addressed through a project recently completed by the Selma Unified School District that provides on-site queuing and drop-off for parents along Mitchell Avenue. Lastly, the project would provide a widened Nebraska Avenue with an additional travel lane to Highland Avenue that would serve not only the project but also other motorists and promote better traffic circulation in the area.

RECOMMENDATION It is recommended that the City Council conduct the second reading and adopt an ordinance of the City Council of the City of Selma to rezone Assessor's Parcel Number 388-030-36 from R-1-7 to R-3 (Parcel 1 and Parcel 2) and C-3 (Parcel 3), located on the northeast side of the intersection of Highland Avenue (State Route 43) and Nebraska Avenue.

_____/s/_____
Kamara Biawogi, City Planner

June 3, 2024
Date

_____/s/_____
Jerome Keene, Deputy City Manager

June 3, 2024
Date

_____/s/_____
Fernando Santillan, City Manager

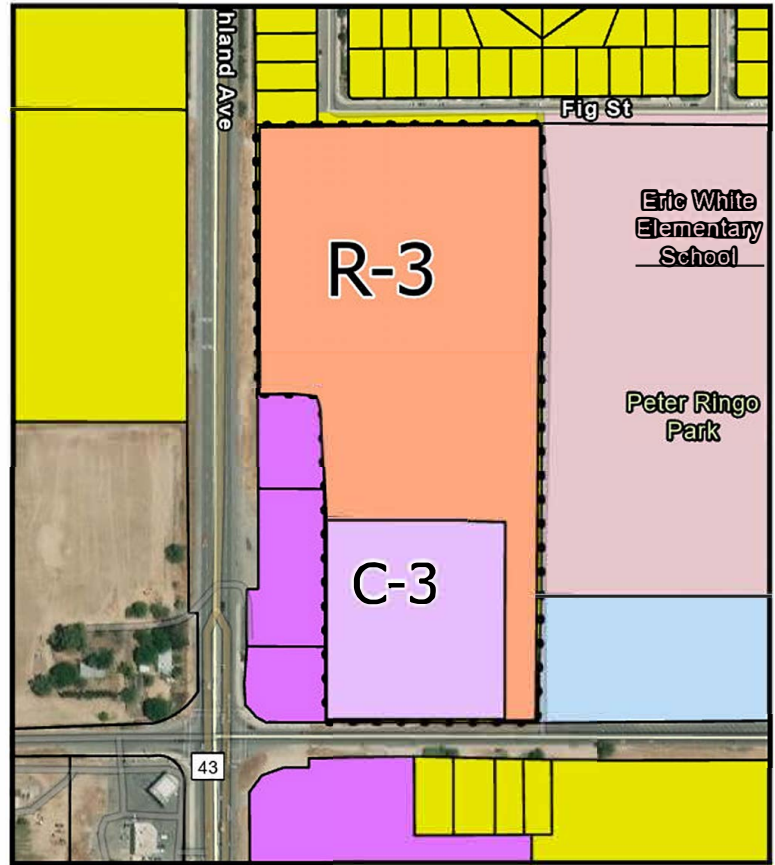
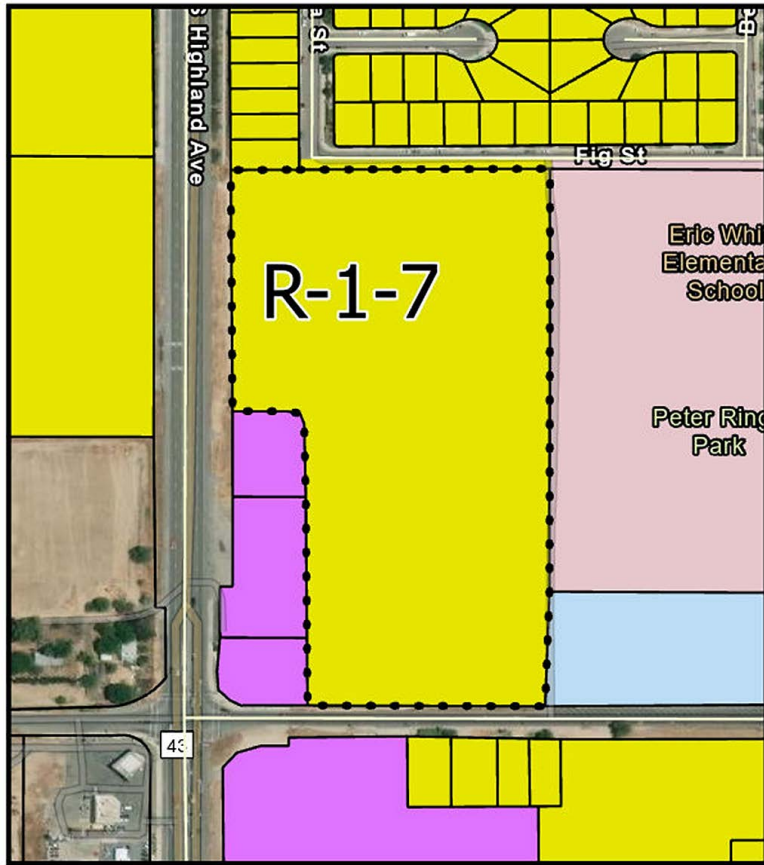
June 3, 2024
Date

Exhibits:

- A. Ordinance with Rezone Map
- B. Adopted Resolution

EXHIBIT A

Ordinance No. 24-3



0 0.05 0.09 0.19 Miles

APN: 388-030-26

Existing Zone: R-1-7 (One Family Zone)



Proposed Rezone: R-3 (Multi-Family Zone)



C-3 (Commercial Service Zone)



ORDINANCE NO. 2024-__

**AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF SELMA AMENDING THE CITY OF SELMA ZONING MAP FOR A
REZONE APPLICATION 2021-0012**

WHEREAS, in September of 2022, Jatinder Singh (“Applicant”), filed the completed application No. 2021-0012 with the City of Selma, requesting the approval of a General Plan Amendment, Rezone and Site Plan Review described herein (“Application” or “Project”); and

WHEREAS, the current zoning for the project site is One Family Zone (R-1-7) which requires a rezone for consistency with the project proposal; and

WHEREAS, the applicant has requested a Rezone to change the existing zoning district to multi-family zone (R-3), regional commercial zone (C-3), and open space (OS); and

WHEREAS, based on substantial evidence provided in the record before the Planning Commission regarding CEQA compliance, mitigation measures and public comments related to the Project, it has been determined that there is no possibility that this Project will have significant effects on the environment; and

WHEREAS, the Selma Planning Commission during their April 22, 2024 Planning Commission meeting, the Commission deliberated and made the following findings for the Project and recommends approval of the Project subject to the proposed amendments outlined in the Conditions of Approval to the City Council; and

WHEREAS, the City Council has considered all information related to this matter, as presented at the public meeting of the City Council identified herein, including any supporting reports by City Staff, and any information provided during public meetings; and

THE CITY COUNCIL OF THE CITY OF SELMA DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1: Chapter 2 of the Municipal Code of the City of Selma is amended by changing the Official Zoning Map to rezone Assessor's Parcel Number 388-030-26 from R-1-7 (One-Family Zone) to R-3 (Multiple-Family Zone), C-3 (Regional Commercial), and OS (Open Space)

SECTION 2: The City Council finds that the Rezoning is consistent with the General Plan, as amended.

SECTION 3. Severability. If any part of this Ordinance is held to be invalid for any reason, such decision shall not affect the validity of the remaining portions of this Ordinance, and the City Council hereby declares that it would have passed the remainder of this Ordinance, as if such invalid portion thereof had been deleted.

SECTION 4. This ordinance shall take effect thirty (30) days after its passage.

SECTION 5. The City Clerk is hereby ordered and directed to certify the passage of this Ordinance and to cause the same to be published once in a newspaper of general circulation, published in the County of Fresno.

I, REYNA RIVERA, City Clerk of the City of Selma, do hereby certify that the foregoing Ordinance was introduced at the June 3, 2024 regular City Council meeting and duly adopted at a regular meeting held on the ____ day of _____. 2024, by the following vote,:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:
ABSTAIN:	COUNCIL MEMBERS:

Scott Robertson
Mayor of the City of Selma

ATTEST:

Reyna Rivera
City Clerk of the City of Selma

ITEM NO: E.

SUBJECT: Planning Application PLAN 24-5-Second Reading and Adoption of an Ordinance for a General Plan Amendment, Rezone, and Site Plan Review to develop a 40-unit multifamily development and a future 3,000 sq. ft commercial development located south of Nebraska Avenue between Mitchell and Thompson Avenue (APN 390-030-71). An Initial Study and Mitigated Negative Declaration (ISMND) was prepared for the project in accordance with the California Environmental Quality Act (CEQA)

BACKGROUND:

On August 1st, 2022, a Tentative Parcel Map was approved by City Council to subdivide an approximately three-acre parcel (APN: 390-030-71) into two parcels (Parcel 1 is 2.74 acres and Parcel 2 is 0.44 acres). The purpose of subdividing the parcel was to allow the property owner to sell separate portions of land to prospective developers, consistent with the Subdivision Map Act. The applicant also intended to propose a site plan that would include both residential and commercial uses on the site in the future. The project qualified under a Class 15/Section 15315 Minor Land Division exemption. Therefore, a Notice of Exemption in compliance with the California Environmental Quality Act (CEQA) was prepared.

The application was filed by Brenda Ramirez (CVEAS) on behalf of the property owners. to develop 40 multifamily residential units (Parcel 1) and a 3,000-square-foot commercial development (2nd phase – Parcel 2). The project will require a rezoning of the project site from a One-Family Zone (R-1-7) to a Multiple-Family Zone (R-3) and a Central Commercial Zone (C-2), as well as a General Plan Amendment from Medium Low-Density Residential to High-Density Residential and Community Commercial.

The subject property is approximately 3.29 acres and is located within the City of Selma, south of Nebraska Avenue and Thompson Avenue. The subject property is approximately 3.29 acres.

On May 20, 2024, the City Council held a public hearing and approved Resolution 2024-61R for General Plan Amendment, Rezone, and Site Plan Review to develop a 40-unit multifamily development and a future 3,000 sq. ft commercial development located south of Nebraska Avenue between Mitchell and Thompson Avenue (APN 390-030-71). An Initial Study and Mitigated Negative Declaration (ISMND) was prepared and also approved for the project in accordance with the California Environmental Quality Act (CEQA)

DISCUSSION:

Property Characteristics

The mostly vacant property is generally located mid-block between Thompson and Mitchell Avenues on the south side of Nebraska Avenue, directly south of the Dog Park/storm basin facility. An existing single-family dwelling exists on the southeastern portion of the property but would be demolished with site constriction.

The property is bordered to the east by Economy Market, to the south by a single-family residential subdivision, and to the west by a single-family residential home and a multi-family apartment complex. As stated previously, the property is directly south of the City's Dog Park and basin facility.

Project Description:

The project is proposed to be constructed in two phases. Phase 1 includes the construction of five (5) two-story multi-family residential buildings totaling approximately 28,155 square feet. The proposed buildings would include at total of 40 units that would each be two-bedroom, two-bathroom units. Additionally, Phase 1 includes 83 parking spaces, including 35 uncovered parking spaces, 44 covered parking spaces, two Americans with Disabilities Act (ADA) compliant parking spaces and three (3) electric vehicle charging (EVC) parking spaces; four bicycle parking spaces; open space and common areas with picnic and play facilities; approximately 36,516 square feet of landscaped areas; and the construction of trash enclosures designed pursuant to City standards.

Phase 2 of the project includes the future construction of a 3,000-square-foot commercial development on the northeast corner of the project site with associated parking, landscaping, trash enclosures, and vehicle and pedestrian infrastructure. The commercial phases currently anticipate medical/dental offices, general offices, or a laundromat but may be subject to change based on market conditions or the preference of the applicant. This phase includes the emergency access ingress/egress for the multi-family development, which would be required as part of the first phase of the development.

Infrastructure & Utilities

Wastewater Service Improvements

Wastewater services for the proposed project would be provided by the Selma-Kingsburg-Fowler County Sanitation District (SKF CSD). The proposed development is estimated at 30 ESFRs (Equivalent Single Family Residential units), with one credit being given to the existing home on-site for a revised ESFR total of 29. These estimates are based on the information analyzed as a part of the application; thus, the commercial phase of the project will be reviewed at the time when the project has been further defined with a specific use, as varying uses have different ESFR estimates. The applicant will be required to pay their fair share of development impact fees to mitigate the project's incremental impact towards sewer

facilities, but also to reimburse another party who may construct the identified improvements. However, the applicant may also choose to construct downstream sewer line upgrades and receive impact fee credits for oversizing the improvements. Regardless, the downstream infrastructure must be in place prior to the issuance of a building permit.

Water Service Improvements

Water supply for the proposed project will be provided by CalWater. The proposed project would connect to existing service infrastructure within Nebraska Avenue.

Storm Water Improvements

The project would be served by the City's existing stormwater infrastructure. Both phases of the project would include the construction of new curbs, gutters, and sidewalks along the development's frontage along Nebraska Avenue to collect and direct runoff toward the existing stormwater collection and drainage infrastructure along Nebraska Avenue.

Electrical and Gas Services

Electricity and natural gas services for the project would be supplied by Pacific Gas and Electric (PG&E) through connections to existing service lines. The project is currently required, as a condition of approval, to underground the overhead utilities through the PG&E Rule 20 process. As a result, along with the widening of Nebraska Avenue, the applicant is being requested to facilitate right-of-way acquisition to allow for the construction of frontage improvements in a comprehensive manner, for which the City would reimburse the acquisition of right-of-way to the applicant through circulation impact fee credits. The applicant is also required to transition frontage improvements with the property to the east to promote better vehicle movements.

Conditions of approval have been provided that ensure that future development will be consistent with the policies of the City of Selma General Plan and Municipal Code, public infrastructure standards, in addition to protecting public health, safety, and welfare of neighboring properties.

Planning Commission Hearing:

During the March 25, 2024, Planning Commission Public Hearing, the Planning Commission deliberated the substantial evidence provided in the whole record and made the recommendation to City Council to approve the item with the following amendment to Condition #95.

1. Condition #95: the developer shall underground all overhead utilities along the frontage of Nebraska Avenue if required by PG&E. To comply with Rule 20, additional right-of-way may have to be required from the property west of the project site; proof of PG&E Rule 20 approval shall be provided prior to the issuance of a certificate of occupancy.

Comments from the applicant expressed concern for some of the conditions of approval, such as underground overhead utilities and acquiring associated right of way; the need for the completion of off-site sewer improvements to serve the project; painting features of the structure, like downspouts, to match the color of the building; and, payment of impact fees. The applicant is of the opinion that some impact fees should not be paid because facilities already exist, such as the storm drain basin.

Additionally, impact fees pay for the project's fair share allocation towards the construction of new infrastructure to serve new growth or pay for reimbursement to developers who construct oversized facilities for new growth. The property is a vacant site and, therefore, has not contributed any funds towards the construction of growth-inducing infrastructure, making impact fees applicable. If the applicant were to retain storm drainage on the property, that fee could be removed. Additionally, if the project constructs the required oversizing sewer improvements needed to serve the project (i.e., Sheridan line improvements), a credit on the impact fees would be appropriate to cover the oversizing cost. However, since the Sheridan line improvement is being constructed by another project developer (Jay Singh), the sewer impact fees of Casa de Villa would be used to support any reimbursement to that developer that cannot otherwise be covered by impact fee credits.

Staff further explained that the conditions of approval were consistent with the rules and policies of the City General Plan and Municipal Code. Furthermore, Staff explained that all of the impact fees are available to the applicant to review prior to submitting their application for processing.

Environmental (CEQA)

An Initial Study and Mitigated Negative Declaration (ISMND) was prepared for the project in accordance with the California Environmental Quality Act (CEQA) and includes mitigation measures to be completed at various stages of the project. The ISMND included various technical reports that analyzed the project's impacts on biological and cultural resources, air quality, traffic, and vehicle miles traveled (VMT), and soils (geotechnical).

The ISMND, SCH #2024010536, was circulated for public review for the mandatory 30-day comment period through the California Office of Planning and Research (OPR) from January 18 to February 17, 2024.

FISCAL IMPACT: All fees due to the City for processing of entitlements were paid in full prior to the scheduling of the public hearing.

RECOMMENDATION: It is recommended that the City Council Waive the second reading and adopt an ordinance of the City Council of the City of Selma to rezone Assessor's Parcel Number 390-030-71 from Zone R-1-7 to a R-3 (Parcel 1) and a C-2 (Parcel 2), located south of Nebraska Avenue between Mitchell and Thompson Avenue.

_____/s/_____
Kamara Biawogi, City Planner

_____6/3/2024_____
Date

_____/s/_____
Jerome Keene, Deputy City Manager

_____6/3/2024_____
Date

_____/s/_____
Fernando Santillan, City Manager

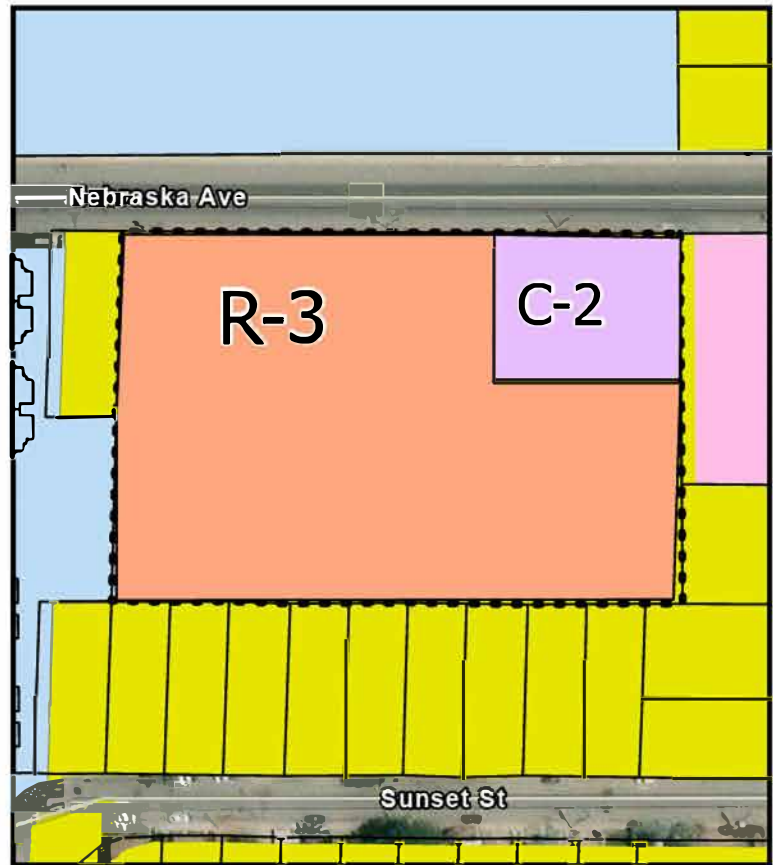
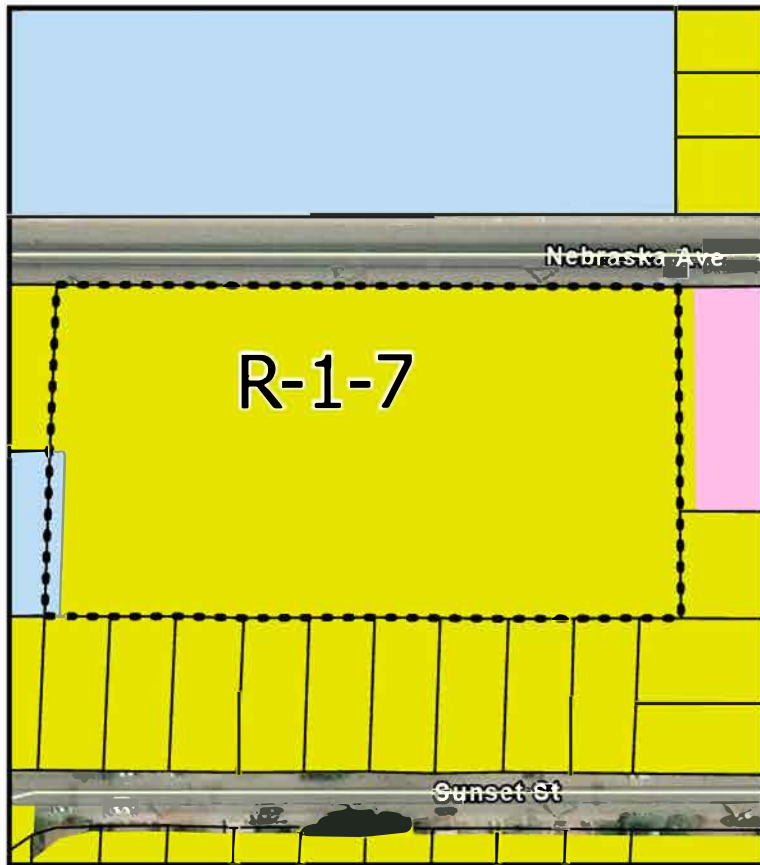
_____6/3/2024_____
Date

Exhibits:

- A. Rezone Map and Proposed Ordinance
- B. Approved Resolution 2024-61R

EXHIBIT A

Ordinance No. 24-1



0 0.02 0.04 0.07 Miles

APN: 390-030-71

Existing Zone: R-1-7 (One Family Zone)



Proposed Rezone: R-3 (Multi-Family Zone)



C-2 (Central Commercial Zone)



ORDINANCE NO. 2024-1

**AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF SELMA AMENDING THE CITY OF SELMA ZONING MAP FOR A
REZONE APPLICATION 24-5**

WHEREAS, in February of 2024, Brenda Ramirez of Central Valley Engineering and Surveying, (“Applicant”), filed the completed application No. PLAN 24-5 with the City of Selma, requesting the approval of a General Plan Amendment, Rezone and Site Plan Review described herein (“Application” or “Project”); and

WHEREAS, the current zoning for the project site is One Family Zone (R-1-7) which requires a rezone for consistency with the project proposal; and

WHEREAS, the applicant has requested a Rezone to change the existing zoning district to multi-family zone (R-3) and central commercial zone (C-2); and

WHEREAS, based on substantial evidence provided in the record before the Planning Commission regarding CEQA compliance, mitigation measures and public comments related to the Project, it has been determined that there is no possibility that this Project will have significant effects on the environment; and

WHEREAS, the Selma Planning Commission during their March 25, 2024 Planning Commission meeting, the Commission deliberated and made the following findings for the Project and recommends approval of the Project subject to the proposed amendments outlined in the Conditions of Approval to the City Council; and

WHEREAS, the City Council has considered all information related to this matter, as presented at the public meeting of the City Council identified herein, including any supporting reports by City Staff, and any information provided during public meetings; and

THE CITY COUNCIL OF THE CITY OF SELMA DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1: Chapter 2 of the Municipal Code of the City of Selma is amended by changing the Official Zoning Map to rezone Assessor's Parcel Number 390-030-017 from R-1-7 (One-Family Zone) to R-3 (Multiple-Family Zone) and C-2 (Central Commercial)

SECTION 2: The City Council finds that the Rezoning is consistent with the General Plan, as amended.

SECTION 3. Severability. If any part of this Ordinance is held to be invalid for any reason, such decision shall not affect the validity of the remaining

portions of this Ordinance, and the City Council hereby declares that it would have passed the remainder of this Ordinance, as if such invalid portion thereof had been deleted.

SECTION 4. This ordinance shall take effect thirty (30) days after its passage.

SECTION 5. The City Clerk is hereby ordered and directed to certify the passage of this Ordinance and to cause the same to be published once in a newspaper of general circulation, published in the County of Fresno.

I, REYNA RIVERA, City Clerk of the City of Selma, do hereby certify that the foregoing Ordinance was introduced at the June 3, 2024 regular City Council meeting and duly adopted at a regular meeting held on the ____ day of ____ 2024, by the following vote,:

AYES: COUNCIL MEMBERS:
NOES: COUNCIL MEMBERS:
ABSENT: COUNCIL MEMBERS:
ABSTAIN: COUNCIL MEMBERS:

_____/s /_____
Scott Robertson
Mayor of the City of Selma

ATTEST:

_____/s /_____
Reyna Rivera
City Clerk of the City of Selma

EXHIBIT B

RESOLUTION

RESOLUTION NO. 2024-XX

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SELMA, CALIFORNIA, APPROVING THE GENERAL PLAN AMENDMENT, REZONE, AND SITE PLAN REVIEW NO. PLAN 24-5 FOR THE CONSTRUCTION OF MULTI-FAMILY APARTMENTS AND A 3,000 SQUARE FOOT COMMERCIAL BUILDING LOCATED SOUTH OF NEBRASKA AVE BETWEEN THOMPSON AND MITCHELL AVE (APN 390-030-71) WITH CONDITIONS, NOTICE OF EXEMPTION, AND MAKING FINDINGS IN SUPPORT TO THE CITY COUNCIL THEREOF

RECITALS

WHEREAS, in February of 2024, Brenda Ramirez of Central Valley Engineering and Surveying, (“Applicant”), filed the completed application No. PLAN 24-5 with the City of Selma, requesting the approval of a General Plan Amendment, Rezone and Site Plan Review described herein (“Application” or “Project”); and

WHEREAS, the applicant applied to amend the General Plan Land Use Designation of APN: 390-030-71 (“Property”), approximately 3.29 acres, from the designation of Medium Low Density to High Density Residential and Commercial.

WHEREAS, the Applicant applied to rezone the Property, approximately 3.29 acres, from the zone district of one-family (R-1-7) to multi-family (R-3) and one family (R-1-7) to commercial (C-2).

WHEREAS, the Applicant applied for the Site Plan Review to allow for the construction of 40 Multi-family apartments and a 3,000-square-foot commercial building. The subject property is located on Nebraska Avenue between Thompson and Mitchell Avenues.

WHEREAS, on March 25, 2024, the Planning Commission of the City of Selma conducted a duly noticed public hearing on the Application, and considered all evidence written and oral; and

WHEREAS, based on substantial evidence provided in the record before the Planning Commission regarding CEQA compliance, mitigation measures and public comments related to the Project, it has been determined that there is no possibility that this Project will have significant effects on the environment; and

WHEREAS, based on substantial evidence in the whole record provided during the March 25, 2024 Planning Commission meeting, the Planning Commission deliberated and made the following findings for the Project and recommends approval of the Project subject to the proposed amendments outlined in the Conditions of Approval to the City Council.

WHEREAS, notice of the City Council’s May 20, 2024 public hearing for the Project was published in *The Selma Enterprise* on May 8, 2024 in compliance with the City’s Code and Government Code Section 65091.

WHEREAS, notice of the City Council’s May 20, 2024 public hearing for the project was also mailed to property owners within 300 feet of the project on May 9, 2024.

WHEREAS, the City Council conducted a public hearing, as heretofore specified, and deliberated and prepared the following findings of fact for approval listed and included in this Resolution, based on the reports, evidence and verbal presentations:

WHEREAS, the City Council of Selma conducted a duly noticed public hearing; and

WHEREAS, the City Council, after holding a public hearing, considered the Application and the staff report and recommendation of the Planning Commission together with all public testimony of interested parties: and

WHEREAS, the City Council conducted a public hearing, as a heretofore specified, and deliberated and prepared the following findings of fact for approval listed and included in this Resolution, based on the reports, evidence and verbal presentations:

1. That the site for the proposed use is adequate in size and shape to accommodate said use and all yards, spaces, walls and fences, parking, loading, landscaping and other features shall be consistent with the Selma Municipal Code and the attached Conditions of Approval.
2. That the site for the proposed use relates to streets and highways adequate in width and pavement type to carry the quantity and kind of traffic generated by the proposed use.
3. That the proposed use will have no adverse effect on property within a three-hundred-foot (300') radius of the permitted use thereof. In making this determination, the Planning Commission shall consider the proposed location of improvements on the site; vehicular ingress, egress, and internal circulation, setbacks, the height of buildings, walls and fences; landscaping;-outdoor lighting;-signs;-such other characteristics as will affect the surrounding property.
4. That the proposed location of use and the conditions under which it would operate or be maintained will not be detrimental to the public health, safety, welfare or be materially injurious to properties or improvements in the vicinity.
5. That the proposed use is consistent with the Selma General Plan and applicable land use component plans which may establish criteria for approval and/or standards for development.
6. That the conditions stated in the resolution are deemed necessary to protect the public health, safety, and general welfare.
7. All Conditions of Approval have been included as Exhibit E.

WHEREAS, the City Council, having made its Findings of Approval, General Plan Amendment, Rezone, and Site Plan Review No. PLAN 24-5 should be approved.

NOW THEREFORE, BE IT RESOLVED, that the City of Selma City Council hereby takes the following actions:

1. The above recitals are true and correct
2. All necessary public meetings and opportunities for public testimony and comment have been conducted in compliance with State Law and the City Municipal Code.
3. Upon independent review and consideration of all pertinent written information contained in the Staff Report and reflecting independent judgment and analysis, the Planning Commission hereby finds and determines that the proposed Project, No. 2024-5, will not have any significant

impacts on the environment. Based on these findings, the Planning Commission recommends adoption of the Notice of Exemption. The Planning Commission further approves the Project subject to the Conditions of Approval attached hereto as Exhibit E.

PASSED, APPROVED AND ADOPTED by the City Council of the City of Selma at a regular meeting held on May 20, 2024, by the following vote:

AYES: COUNCILMEMBER:

NOES: COUNCILMEMBER:

ABSTAIN: COUNCILMEMBER:

ABSENT: COUNCILMEMBER:

Scott Robertson, Mayor

ATTEST:

Reyna Rivera, City Clerk

ITEM NO: F.

SUBJECT: Consideration of a Planning Application 2022-0017-Second Reading and Adoption of an Ordinance for a Rezone and a Tentative Subdivision Map to Subdivide a 20.2-Acre Parcel Into 41 Single Family Lots, located on the north side of Rose Avenue, west of Amber Avenue and east of Dockery Avenue (APN: 389-020-67). An Initial Study, Negative Declaration (ISND) was prepared or the project in accordance with the California Environmental Quality Act (CEQA)

PROJECT BACKGROUND AND DESCRIPTION:

Central Valley Engineering & Surveying Inc. (CVEAS), on behalf of the property owner, proposes to subdivide a 20.2-acre parcel into 41 single family lots. The project also proposes a rezone of 23 lots out of the 41 proposed lots from R-1-12 to R-1-7 (4 lots) and R-1-9 (19 lots). The proposed rezone creates compliance with lot standards and VLD density requirements while allowing for an ample number of single-family lots to be developed on a 20.2-acre parcel by the developer. Both proposed zone districts are single-family residential zones that are compatible with the underlying Very Low-Density Residential General Plan land use.

The proposed project is located on the north side of Rose Avenue, west of Amber Avenue and east of Dockery Avenue (APN: 389-020-67).

On May 20, 2024, the City Council held a public hearing and approved Resolution 2024-62R for the Rezone and a Tentative Subdivision Map to Subdivide a 20.2 Acre Parcel into 41 Single-Family Lots (APN:389-026-67). An Initial Study Negative Declaration (ISND) was prepared and also approved for the project in accordance with the California Environmental Quality Act (CEQA).

DISCUSSION:

Property Characteristics:

The project is located in Selma, on the north side of Rose Avenue, between Amber Avenue and Dockery Avenue. The project site is surrounded by agricultural land on the north, east, and south ends of the project site. West of the project site is an existing subdivision. This project is effectively an extension of the existing subdivision. An outlot is proposed parallel to the eastern parcel line that will be used for a future trail connection to the future northern Amberwood linear park. There is an existing house located at the southeast corner of the Project site that will be removed as a part of the construction.

Access and Circulation.

Primary access to the proposed subdivision would come from the main driveway on Rose Avenue. Additional access points are provided along the western boundary of the Project site

that connects to the adjacent subdivision. Vehicle circulation within the project site would be provided through a network of 60 foot and 56-foot-wide local roads. A 5-foot sidewalk will be provided consistent with the design of a typical local street as approved by the City Engineer. Connectivity will be provided to the existing sidewalk on Rose Avenue. Maintenance of the proposed internal streets would be included within an assessment district, such as a Landscape and Lighting Maintenance District (LLMD) or Community Facilities District (CFD) for maintenance.

Utilities and Infrastructure

Water supply for the proposed project would be provided by the Selma District of California Water Service (CalWater). The project would require the extension of the existing 8-inch service main to the east end of the development, which will enable CalWater to install an 8-inch line along the interior roads within the subdivision.

The proposed project would include the construction of a new curb, gutter, and sidewalk with associated landscaping and block wall improvements along the residential development's frontage to Rose Avenue. The landscaping and street lighting would be included within an assessment district to fund for maintenance by residents of the subdivision.

The site is required to provide interim storm drainage facilities in lieu to connecting a future master planned facility located on the eastern edge of the development on Rose Avenue. A Temporary Drainage Basin located within the unsubdivided remainder will capture the sites drainage until the permanent facility is acquired and constructed. If the applicant determines that to construct a permanent basin onsite the basin would also be included in an assessment district for maintenance.

The project would also be required to extend a 15-inch sewer line to the east, connecting to the Amberwood Sewer Line, which is currently in the early stages of construction scheduling. The 15-inch sewer line is consistent with SKF Sewer Master Plan and would be sized appropriately to accommodate future development along Rose Avenue. This oversized facility would be eligible for sewer impact fee credits based on the cost difference between the installation of a typical 8-inch line and the 15-inch line.

Outlot A of the proposed subdivision is currently an existing PG&E easement. The outlot is proposed to be developed as a Linear Park/Trail that will connect to the future Northern Amberwood linear park. The proposed Linear Park/Trail shall comply with the linear park design requirements identified in the Amberwood Specific Plan. This dedication would offset a portion of the required impact fees charged for the City's Park Land improvements. As a condition of the project, a paseo with a minimum width of 20 feet shall be provided north of Lot 10 to promote walkability by allowing pedestrian access to the linear park, extending the length of the proposed project and into the Amberwood Specific Plan. This paseo strip dedication fulfills the City's General Plan Goals and Policies though supporting smart growth principles that advance walkable, bikeable, and accessible neighborhoods which coordinate land use and transportation with open space areas for recreation. The paseo strip shall be an offer of dedication to the City with Final Map.

Environmental Review

An Initial Study Negative Declaration (ISND) was prepared for the project in accordance with the California Environmental Quality Act (CEQA). The ISND included various analysis highlighting the lack of significant impact the project is projected to have on the environment. The ISND, SCH #2024031070, was circulated for public review for the mandatory 30-day comment period through the California Office of Planning and Research (OPR) from March 28 to April 27, 2024.

Planning Commission Hearing:

On April 29, 2024, the Planning Commission conducted a special public hearing and recommended approval of the project.

RECOMMENDATION: Waive the Second Reading and Adopt an Ordinance Rezoning Assessor's Parcel Number 389-020-67 From One-Family Zone (R-1-12) to One-Family Zone R-1-9 (19 Lots) and One-Family Zone R-1-7 (4 Lots) Located on the North Side of Rose Avenue, West of Amber Avenue and East of Dockery Avenue.

_____/s/
Kamara Biawogi, City Planner

June 3, 2024
Date

_____/s/
Jerome Keene, Deputy City Manager

June 3, 2024
Date

_____/s/
Fernando Santillan, City Manager

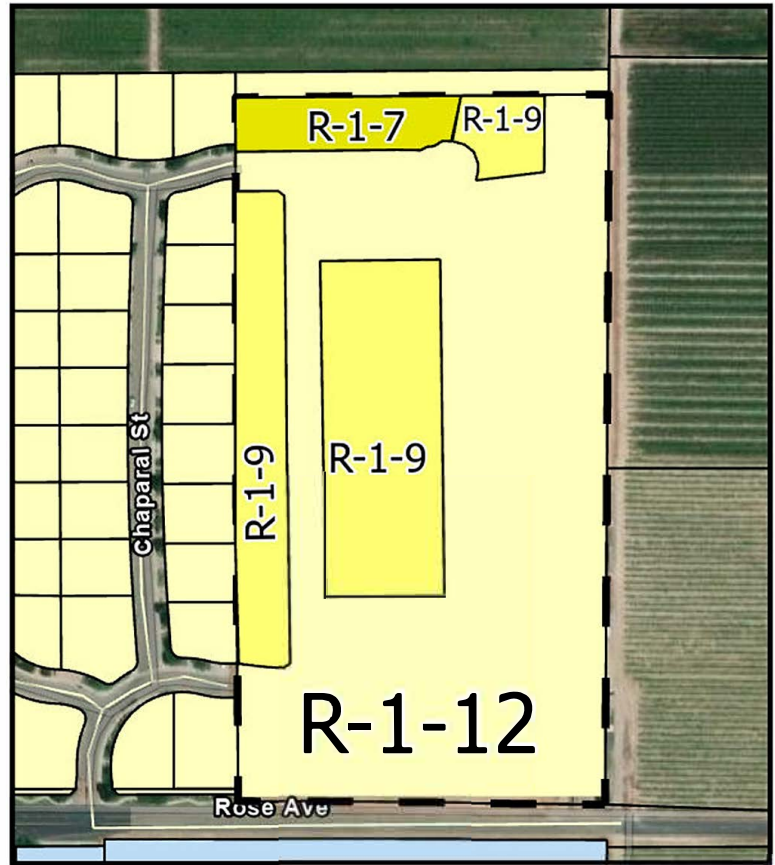
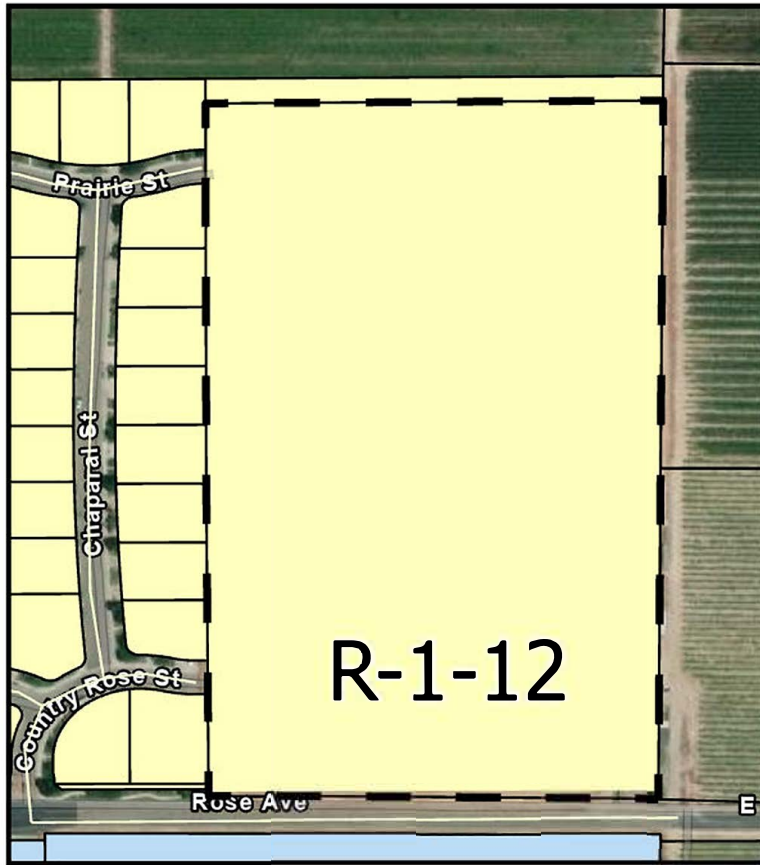
June 3, 2024
Date

Exhibits

- A. Ordinance with Rezone Map
- B. Adopted Resolution

EXHIBIT A

Ordinance No. 24-2



0 0.04 0.07 0.14 Miles

APN: 389-020-67

Existing Zone: R-1-12 (One Family Zone)



Proposed Rezone: R-1-7 (One Family Zone)
R-1-9 (One Family Zone)



ORDINANCE NO. 2024-_____

**AN ORDINANCE OF THE CITY COUNCIL OF THE
CITY OF SELMA AMENDING THE CITY OF SELMA ZONING MAP FOR A
REZONE APPLICATION 2022-0017**

WHEREAS in May of 2022, Central Valley Engineering & Surveying Inc. (CVEAS) (“Applicant”), filed the completed application No. PLAN 2022-0017 with the City of Selma, requesting the approval of a Tentative Subdivision Map, and Rezone described herein (“Application” or “Project”); and

WHEREAS, the current zoning for the project site is One Family Zone (R-1-12) which requires a rezone for consistency with the project proposal; and

WHEREAS, the applicant has requested a Rezone to change the existing zoning district to One Family Zone R-1-7 (4 lots) and R-1-9 (19 lots).

WHEREAS, based on substantial evidence provided in the record before the Planning Commission regarding CEQA compliance, and public comments related to the Project, it has been determined that there is no possibility that this Project will have significant effects on the environment; and

WHEREAS, the Selma Planning Commission during their April 29, 2024 Planning Commission meeting, the Commission deliberated and made the following findings for the Project and recommends approval of the Project subject to the proposed amendments outlined in the Conditions of Approval to the City Council; and

WHEREAS, the City Council has considered all information related to this matter, as presented at the public meeting of the City Council identified herein, including any supporting reports by City Staff, and any information provided during public meetings; and

THE CITY COUNCIL OF THE CITY OF SELMA DOES HEREBY ORDAIN as follows:

SECTION 1: Chapter 2 of the Municipal Code of the City of Selma is amended by changing the Official Zoning Map to rezone Assessor's Parcel Number 389-020-67 from R-1-12 (One-Family Zone) to R-1-7 (One Family Zone) and R-1-9

SECTION 2: The City Council finds that the Rezoning is consistent with the General Plan, as amended.

SECTION 3. Severability. If any part of this Ordinance is held to be invalid for any reason, such decision shall not affect the validity of the remaining portions of this Ordinance, and the City Council hereby declares that it would

have passed the remainder of this Ordinance, as if such invalid portion thereof had been deleted.

SECTION 4. This ordinance shall take effect thirty (30) days after its passage.

SECTION 5. The City Clerk is hereby ordered and directed to certify the passage of this Ordinance and to cause the same to be published once in a newspaper of general circulation, published in the County of Fresno.

I, REYNA RIVERA, City Clerk of the City of Selma, do hereby certify that the foregoing Ordinance was introduced at the June 3, 2024 regular City Council meeting and duly adopted at a regular meeting held on the ____ day of ____ 2024, by the following vote,:

AYES: COUNCIL MEMBERS:

NOES: COUNCIL MEMBERS:

ABSENT: COUNCIL MEMBERS:

ABSTAIN: COUNCIL MEMBERS:

Scott Robertson
Mayor of the City of Selma

ATTEST:

Reyna Rivera
City Clerk of the City of Selma

**CITY MANAGER'S/STAFF'S REPORT
CITY COUNCIL MEETING:**

June 3, 2024

ITEM NO: G.

SUBJECT: Approval of Addendum to City Manager Fernando Santillan's Employment Agreement

DISCUSSION: At the May 20th City Council meeting, Council approved a settlement agreement between Fernando Santillan and the City. One term of the settlement agreement extended Santillan's employment agreement five years. In Santillan's current employment agreement, he is provided a 5% raise each year. This addendum continues the yearly 5% raise for the five additional years in his employment agreement. The addendum also memorializes the five year extension of his employment agreement.

FISCAL IMPACT: Additional 5% raises for the five year extension as shown in the addendum.

RECOMMENDATION: Staff recommends the City Council approve the addendum to City Manager Fernando Santillan's Employment Agreement.

_____/s/_____
Megan Crouch, City Attorney

____05/29/2024_____
Date

CITY OF SELMA
EMPLOYMENT AGREEMENT ADDENDUM

This Employment Agreement Addendum (“Addendum”) is made and entered into between the City of Selma (“City”) and Fernando Santillan (“Employee”).

Whereas the Employee’s employment relationship with the City is governed by the Contract of Employment (“Agreement”) dated December 6, 2021, attached hereto as Exhibit 1, and

Whereas the City and Employee entered into a Settlement Agreement, which extended Employee’s contract to 2032.

Accordingly, the parties agree that the Agreement is amended as follows:

Section II: TERM. The term of this Employment Agreement shall be (11) years effective on December 8, 2021 and will remain in full force and effect until December 8, 2032, unless otherwise terminated as set forth herein.

Section III: COMPENSATION.

Year Seven: December 8, 2027 to December 7, 2028: Two Hundred Eighty One Thousand Four Hundred Eighteen Dollars and Zero Cents (\$281,418.00).

Year Eight: December 8, 2028 to December 7, 2029: Two Hundred Ninety Five Thousand Four Hundred Eighty Eight Dollars and Zero Cents (\$295,488.00).

Year Nine: December 8, 2029 to December 7, 2030: Three Hundred Ten Thousand Two Hundred Sixty Dollars and Zero Cents (\$310,262.00)

Year Ten: December 8, 2030 to December 7, 2031: Three Hundred Twenty Five Thousand Seven Hundred Seventy Five Dollars and Zero Cents (\$325,775.00)

Year Eleven: December 8, 2031 to December 8, 2032: Three Hundred Forty Two Thousand Sixty Three Dollars and Zero Cents (\$342,063.00)

Except as set forth in this Addendum, all other terms and conditions of the Agreement shall remain in full force and effect.

Date: _____ Sign:

Fernando Santillan, Employee

Date: _____ Sign:

City of Selma

CHECK REGISTER REPORT

CHECK NUMBER	CHECK DATE	STATUS	VENDOR NAME	CHECK DESCRIPTION	CATEGORY	AMOUNT
84239	05/15/24	Printed	24-7 PETVETS	PD -MEDICAL TREATMENT FOR LAB MIX		304.20
84240	05/15/24	Printed	ACTION TOWING AND DIVE TEAM	PD -VEHICLE STORAGE FOR VARIOUS CASES		372.00
84241	05/15/24	Printed	ADVENTIST HEALTH TULARE	PD -BLOOD/ALCOHOL ANALYSIS MARCH 2024		478.00
84242	05/15/24	Printed	ALTA LANGUAGE SERVICES, INC.	HR -LISTENING & SPEAKING TEST		68.00
84243	05/15/24	Printed	MARK ALVES / ALVES ELECTRIC	PD -TROUBLE SHOOT POWER AT DOG SHELTER		325.00
84244- 84249	05/15/24	Printed	ARAMARK UNIFORM	PW -UNIFORMS/TOWELS/FIRST AID 2/15-4/18/24		2,842.84
84250	05/15/24	Printed	AT&T	ADMIN -TELEPHONE APRIL 2024		43.60
84251	05/15/24	Printed	AT&T	ADMIN -PD FIRE ALARM 4/20-5/19/24		381.19
84252	05/15/24	Printed	AT&T	ADMIN -PD LOGGING RECORDER MAINT 4/23-5/22/24		484.37
84253	05/15/24	Printed	BAUER COMPRESSORS INC.	FD -AIR COMPRESSOR (AFG GRANT)	G	83,482.28
84254	05/15/24	Printed	BELMONT NURSERY	PW -8FT LODGE POLES & QUICK TIES FOR SIDEWALK TREES		90.99
84255	05/15/24	Printed	JAY W. BROCK / TOP DOG TRAINING CENTER	PD -SERVICE MAINTENANCE TRAINING 3/18/24 & 4/15/24		180.00
84256	05/15/24	Printed	CALIFORNIA WATER SERVICE	ADMIN -WATER SERVICE APRIL 2024		5,041.57
84257	05/15/24	Printed	CENCAL AUTO & TRUCK PARTS, INC / NAPA AUTO PARTS	FLEET -AUTO PARTS		650.38
84258	05/15/24	Printed	CENTRAL CALIFORNIA ELECTRONICS	PW -PD FIRE ALARM MONITORING SERVICE 4/1/24-6/30/24		120.00
84259	05/15/24	Printed	CENTRAL SANITARY SUPPLY, LLC.	PW -JANITORIAL SUPPLIES		493.17
84260	05/15/24	Printed	COUNTY OF TULARE ANIMAL SERVICES	PD -SPAY/NEUTER & RABIES SHOTS		1,085.00
84261	05/15/24	Printed	DATA TICKET, INC.	PD -MONTHLY PARKING CITATION PROCESSING MARCH 2024		200.00
84262	05/15/24	Printed	DATAPATH LLC	IT -3 DELL LAPTOPS, MICROSOFT 365 BUSINESS PREMIUM MONTHLY BILLING MAY 24		10,037.06
84263	05/15/24	Printed	DELTA DENTAL OF CALIFORNIA	HR -DENTAL CLAIMS 4/25/24		8,869.90
84264	05/15/24	Printed	DEPARTMENT OF TRANSPORTATION	PW -SIGNALS & LIGHTING JAN-MAR 2024		4,212.04
84265	05/15/24	Printed	CASSY FAIN	PD -SLI LEADERSHIP CLASS PER DIEM 5/5-5/8/24		225.00
84266	05/15/24	Printed	FORTNERS AUTO SERV & TOWING	PD -TIRE SERVICE FOR 2 UNITS		160.00
84267	05/15/24	Printed	FRESNO COUNTY FIRE	FD -CLASS A FOAM		1,098.72
84268	05/15/24	Printed	FRESNO COUNTY SHERIFF	PD -CIVIL PROCEDURES TRAINING 5/22/24	R	300.00
84269	05/15/24	Printed	FRESNO OXYGEN	FD -MEDICAL OXYGEN		532.52
84270	05/15/24	Printed	GOLDEN STATE EMERGENCY	FLEET -COOLANT PROBE UNIT#8508		315.88
84271	05/15/24	Printed	ALEXIA GONZALEZ	PD -CIVIL PROCEDURES TRAINING PER DIEM 5/22/24	R	15.00
84272	05/15/24	Printed	HAAKER EQUIPMENT CO	PW -VACTOR TRUCK RENTAL 3/28-4/24/24 STORM DRAINS		16,021.00
84273	05/15/24	Printed	HENRY SCHEIN INC.	FD -MEDICAL SUPPLIES		4,933.97
84274	05/15/24	Printed	ANTHONY HIGH	PD -CIVIL PROCEDURES TRAINING PER DIEM 5/22/24	R	15.00
84275	05/15/24	Printed	IMAGETREND INC.	FD -EPCR SOFTWARE NOV 2023 & APRIL 2024		878.60
84276	05/15/24	Printed	VINCENT INTAKEO	PD -FIELD TRAINING OFFICER PER DIEM 5/12-5/17/24	R	355.00
84277	05/15/24	Printed	INTERNATIONAL ASSOCIATION OF CHIEFS OF POLICE	PD -ACTIVE DUES 1/1-12/31/24		190.00
84278	05/15/24	Printed	J'S COMMUNICATION INC.	PD -IMPRESS REMOTE SPEAKER MIC W/AUDIO JACK		827.66
84279	05/15/24	Printed	JAN TYSON JOHNSON	HR -GYM MEMBERSHIP REIMBURSEMENT		200.00
84280	05/15/24	Printed	JAN TYSON JOHNSON	FD -ACLS MANUAL & RENEWAL CLASS REIMBURSEMENT		173.98
84281	05/15/24	Printed	LABOR FIRST, LLC / RETIRE FIRST	HR -RETIREE POST 65 PREMIUMS FOR JUNE 2024		5,016.00
84282	05/15/24	Printed	WILLIAM JAY LEIST / LEIST AND ASSOCIATES	HR -INTERNAL AFFAIRS INVESTIGATION #23-017		13,702.00
84283- 84284	05/15/24	Printed	LES SCHWAB TIRE CENTERS OF	FLEET -TIRE SERVICE FOR VARIOUS UNITS		2,435.19
84285	05/15/24	Printed	LIEBERT, CASSIDY, WHITMORE	HR -LEGAL SERVICES MARCH 2024		2,842.50
84286	05/15/24	Printed	JESUS LUNA	PD -CIVIL PROCEDURES TRAINING PER DIEM 5/22/24	R	15.00
84287	05/15/24	Printed	MEDLINE INDUSTRIES, INC.	FD -MEDICAL SUPPLIES		436.42
84288	05/15/24	Printed	METRO UNIFORM	FD -CLASS A UNIFORM		689.46
84289	05/15/24	Printed	ODP BUSINESS SOLUTIONS LLC	ADMIN -OFFICE SUPPLIES		696.08
84290	05/15/24	Printed	DONALD L. OJEDA II / QUALITY UNIFORMS AND MORE	PD -13 POLOS WITH N111 MEMORIAL PATCH		608.46
84291	05/15/24	Printed	OOSOSHARP, LLC / SHARP AMBULANCE BILLING	FD -AMBULANCE BILLING APRIL 2024		15,164.09
84292	05/15/24	Printed	ANA ORTEGA	ADMIN -ACCIDENTLY CHARGED TWICE FOR A YARD SALE PERMIT (REFUND)		20.00
84293	05/15/24	Printed	PG&E	ADMIN -UTILITIES APRIL 2024		8,845.40
84294	05/15/24	Printed	PG&E	ADMIN -UTILITIES APRIL 2024		381.90
84295	05/15/24	Printed	PG&E	ADMIN -UTILITIES APRIL 2024		36,616.28
84296	05/15/24	Printed	PG&E	ADMIN -UTILITIES APRIL 2024		320.22
84297	05/15/24	Printed	PG&E	ADMIN -UTILITIES APRIL 2024		21.49
84298	05/15/24	Printed	PIPKIN DETECTIVE AGENCY INC.	HR -PRE EMPLOYMENT BACKGROUND CHECK		297.00
84299	05/15/24	Printed	PITNEY BOWES BANK INC	PD -POSTAGE		12.47
84300	05/15/24	Printed	PITNEY BOWES BANK INC	ADMIN -POSTAGE		21.29
84301	05/15/24	Printed	QUAD KNOPF, INC.	COMM SERV -PARKS MASTER PLAN	PARTIAL R	14,396.50
84302	05/15/24	Printed	QUINN COMPANY	FLEET -REARVIEW MIRROR UNIT#1402		100.53

CHECK REGISTER REPORT

CHECK NUMBER	CHECK DATE	STATUS	VENDOR NAME	CHECK DESCRIPTION	CATEGORY	AMOUNT
84303	05/15/24	Printed	RAMOS HR CONSULTING INC	HR -CLASSIFICATION AND COMPENSATION STUDY		37,125.00
84304	05/15/24	Printed	ROBERT HALF FINANCE & ACCOUNTING	HR -SENIOR ACCOUNTANT 4/19/24 & 4/26/24		5,920.00
84305	05/15/24	Printed	SAN JOAQUIN VALLEY AIR POLLUTION CONTROL DIST	PW -23/24 ANNUAL AIR TOXIC ASSESSMENT CH GENERATOR		160.00
84306	05/15/24	Printed	SANTA MARIA CALIFORNIA NEWS	PLANNING -PUBLIC HEARING NOTICE		145.97
84307	05/15/24	Printed	SELMA UNIFIED SCHOOL DISTRICT	FLEET -FUEL CHARGES FEB & MARCH 2024		52,499.90
84308	05/15/24	Printed	SIERRA CONSTRUCTION & EXCAVATION	ENG -PROGRESS PAY#1 & 2 STORM DRAIN IMPROVEMENT PROJECT	PARTIAL G	826,872.59
84309	05/15/24	Printed	PARMINDER SINGH	FD -REIMBURSEMENT FOR DOUBLE CHARGE ON A FIRE INSP PERMIT		145.00
84310	05/15/24	Printed	SUN BOP INC. / FAHRNEY BUICK GMC	FLEET -REPAIRS & MAINT. UNIT#732 & UNIT#224		528.51
84311	05/15/24	Printed	TEC WEST, INC.	HR -ACCOUNT CLERK & EXECUTIVE ASSISTANT 4/21/24		3,371.25
84312	05/15/24	Printed	THE CRISCOM COMPANY	ADMIN -LEGISLATIVE ADVOCACY MAY 2024		4,500.00
84313	05/15/24	Printed	THE MOWER'S EDGE INC.	FLEET -MOWER PARTS		3,711.11
84314	05/15/24	Printed	THOMAS J O'LAUGHLIN MD INC.	FD -MEDICAL DIRECTOR FOR THE CITY JUNE 2024		500.00
84315	05/15/24	Printed	U.S. BANK CORPORATE PMT SYSTEM	FIN -CALCARD CHARGES 3/23/24-4/22/24	PARTIAL R	69,332.08
84316	05/15/24	Printed	U.S. BANK EQUIPMENT FINANCE	ADMIN -COPY MACHINE LEASES MAY 2024		2,948.02
84317	05/15/24	Printed	JAMES UHL / BREAKING THE CHAIN CONSULTING	ADMIN -STRENGTHS PLUS ORGANIZATIONAL DEVELOPMENT PACKAGE PAYMENT#3 APR-JULY 2024		8,750.00
84318	05/15/24	Printed	UNITY IT	PD -MONTHLY SERVICE 3/1/24-3/31/24		4,398.00
84319	05/15/24	Printed	VALLEY SHREDDING LLC	ADMIN -SHREDDING SERVICE AT CITY HALL		24.00
84320	05/15/24	Printed	VERIZON	FD -VEHICLE TRACKING APRIL 2024		94.75
84321	05/15/24	Printed	VERIZON WIRELESS	ADMIN -TELEPHONE/MDT'S 3/19/24-4/18/24		2,052.43
84322	05/15/24	Printed	VINCENT COMMUNICATIONS INC	FD -4 MICROPHONES AND BATTERIES FOR RADIOS		1,989.31
84323	05/15/24	Printed	WASTE MANAGEMENT-USA WASTE	FD -GARBAGE APRIL 2024 & PORT A POTTY SERVICES 4/18-4/30/24		140,302.36
84324	05/15/24	Printed	WILLDAN ENGINEERING	BLDG -PROFESSIONAL SERVICES THROUGH 3/29/24		2,579.00
84325	05/15/24	Printed	WILSON FIRE SPRINKLER, INC.	PW -5 YEAR INSPECTION REPAIRS DANISH BUILDING		2,616.71
84326	05/15/24	Printed	METHOD MEDIA INC.	FD -EMS SUPERVISOR CAR DECALS & WRAP		3,500.00
TOTAL						1,422,708.19

Grant: G PD State Appropriation: PDSA (457) Reimbursement: R

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
ALEJANDRO ALVAREZ	4/17/2024	DOUBLE TREE	POST SLI COURSE	100-2200-610.915.000	515.58
ALEJANDRO ALVAREZ	4/17/2024	CHEVRON GAS STATION	FUEL	701-9200-600.257.000	89.20
AMY SMART	3/26/2024	CHEVRON GAS STATION	FUEL	100-4100-610.920.000	48.33
AMY SMART	4/12/2024	UNIQUELY YOURS	T-BALL UNIFORMS	100-4700-656.902.000	1,000.00
AMY SMART	4/15/2024	G'S RISTORANTE ITALIANO	WORKING LUNCH	100-4100-610.920.000	71.80
ANDREW GUZMAN	4/1/2024	AMAZON	HDMI CABLE SGT OFFICE TV	100-2100-600.250.000	10.45
ANDREW GUZMAN	4/1/2024	AMAZON	SAFETY VEST FOR NEW CODE ENF. OFFICER	100-2200-600.250.000	6.69
ANDREW GUZMAN	4/1/2024	NAVA DETAILING	DETAIL CAR FOR NEW ATF OFFICER	100-2200-600.250.000	39.38
ANDREW GUZMAN	4/1/2024	THE BEARS DEN	DONUTS FOR COMMUNITY EVENT	100-2300-600.250.000	33.28
ANDREW GUZMAN	4/2/2024	AMAZON	RAINCOAT FOR NEW CODE ENF. OFFICER	100-2200-600.250.000	49.03
ANDREW GUZMAN	4/5/2024	GRAINGER	POLICE TAPE (10 ROLLS)	100-2200-600.250.000	148.32
ANDREW GUZMAN	4/8/2024	AMAZON	SIDE STEPS ANIMAL CONTROL TRUCK	100-2300-600.250.000	173.55
ANDREW GUZMAN	4/10/2024	TWIN PEAKS AUTO CARE	GAS DURING BACKGROUND INVESTIGATION	701-9200-600.257.000	102.06
ANTHONY RIVAS	4/1/2024	AMAZON	PREVENTION TABLET CASE	100-2550-600.250.000	29.28
CALEB GARCIA	4/11/2024	DOLLAR TREE	SUPPLIES	100-2100-600.250.000	31.50
CALEB GARCIA	4/11/2024	CIRCLE K GAS STATION	FUEL	701-9200-600.257.000	65.50
CALEB GARCIA	4/17/2024	SINCLAIR GAS STATION	FUEL	701-9200-600.257.000	20.05
CALEB GARCIA	4/19/2024	CHEVRON GAS STATION	FUEL	701-9200-600.257.000	28.04
CASSY FAIN	3/28/2024	RED CROSS	CREDIT	100-2200-610.915.000	(20.00)
CASSY FAIN	4/22/2024	KINGS COUNTY TROPHY	DISPATCH PLAQUE	100-2100-600.250.000	31.10
CITY OF SELMA FIRE QRT MST	4/8/2024	THE HOME DEPOT	TRAINING ITEMS FOR TOWER	295-2525-610.915.000	35.78
CITY OF SELMA FIRE QRT MST	4/22/2024	FIRENUGGETS INC	PAID W/CASH REIMB CITY	800-0000-220.000.000	200.00
CITY OF SELMA STATION 1	4/8/2024	SEVILLECLASSICS	ST#1 SUPPLIES	100-2525-600.250.000	86.74
CITY OF SELMA STATION 1	4/8/2024	SEVILLECLASSICS	ST#1 SUPPLIES	600-2600-600.250.000	43.37
CITY OF SELMA STATION 1	4/11/2024	MIRROR FINISH POLISH	ST#1, 2, 3 APPARATUS SUPPLIES	100-2525-600.250.000	152.95
CITY OF SELMA STATION 1	4/11/2024	MIRROR FINISH POLISH	ST#1, 2, 3 APPARATUS SUPPLIES	600-2600-600.250.000	76.47
CITY OF SELMA STATION 2	3/29/2024	THE HOME DEPOT	MOUNTS FOR EXTRACTION TOOLS FAN BATTERY	295-2525-700.200.000	265.71
CITY OF SELMA STATION 2	4/1/2024	NELSON'S ACE HARDWARE	BALL BEARINGS GROUND MONITOR E112	295-2525-700.200.000	8.68
CITY OF SELMA STATION 2	4/19/2024	MIRROR FINISH POLISH	CAR SOAP AND WAX	100-2525-600.250.000	71.59
CITY OF SELMA STATION 2	4/19/2024	WAL-MART	CLEANING SUPPLIES	100-2525-600.250.000	63.46
CITY OF SELMA STATION 2	4/19/2024	MIRROR FINISH POLISH	CAR SOAP AND WAX	600-2600-600.250.000	35.80
CITY OF SELMA STATION 2	4/19/2024	WAL-MART	CLEANING SUPPLIES	600-2600-600.250.000	31.73
CITY OF SELMA TRAINING DIV	3/25/2024	WORLDPOINT ECC INCORPORATED	CPR SPANISH CLASS MATERIALS	800-0000-121.000.000	324.66
CITY OF SELMA TRAINING DIV	4/11/2024	WORLDPOINT ECC INCORPORATED	CPR SPANISH CLASS MATERIALS	800-0000-121.000.000	211.00
CITY OF SELMA TRAINING DIV	4/13/2024	THE HOME DEPOT	TRAINING MATERIALS	295-2525-610.915.000	341.95
CITY OF SELMA TRAINING DIV	4/16/2024	CASCADE TRAINING	CPR CARDS	800-0000-121.000.000	207.00
CITY OF SELMA TRAINING DIV	4/17/2024	LOWES	MED SAFE	600-2600-600.400.000	154.79
CITY OF SELMA TRAINING DIV	4/17/2024	WORLDPOINT ECC INCORPORATED	CPR MATERIALS RETURN/EXCHANGE	800-0000-121.000.000	(296.35)
CITY OF SELMA TRAINING DIV	4/18/2024	THE HOME DEPOT	TRAINING TOWER MATERIALS	295-2525-610.915.000	570.51
CITY OF SELMA TRAINING DIV	4/19/2024	REPAIR ALL	SCREEN PROTECTOR-EMS TABLET	600-2600-600.250.000	21.68
CITY OF SELMA TRAINING DIV	4/19/2024	BETTS COMPANY	TRUCK 111 ALIGNMENT/SERVICE	701-9200-600.457.000	287.00
CYNTHIA GOMEZ	4/15/2024	WALGREENS	DISPATCH APPRECIATION WEEK	100-2300-600.400.000	17.36
CYNTHIA GOMEZ	4/18/2024	KEBAB CITY	DISPATCH APPRECIATION WEEK	100-2300-600.400.000	35.87
CYNTHIA GOMEZ	4/18/2024	OFFICE DEPOT	DISPATCH APPRECIATION WEEK	100-2300-600.400.000	41.70
CYNTHIA GOMEZ	4/18/2024	WAL-MART	DISPATCH APPRECIATION WEEK	100-2300-600.400.000	32.11
EMS DIVISION 552	4/22/2024	ANDY'S VALERO	FUEL	701-9200-600.257.000	69.59

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
EMS DIVISION 553	3/25/2024	CHEVRON GAS STATION	FUEL	701-9200-600.257.000	125.73
EMS DIVISION 553	4/5/2024	CHEVRON GAS STATION	FUEL	701-9200-600.257.000	130.08
FERNANDO SANTILLAN	4/8/2024	FRESNO BEE	MONTHLY SUBSCRIPTION	100-1300-610.900.000	39.99
FERNANDO SANTILLAN	4/10/2024	ANTONIO'S	LUNCH MEETING	100-1300-610.920.000	44.85
FINANCE DEPARTMENT	4/4/2024	S&S WORLDWIDE	RECREATION SOCCER BALLS - SPORTS	100-4100-656.910.000	185.38
FINANCE DEPARTMENT	4/8/2024	CSMFO	ACCOUNTING TRAINING	100-1600-610.915.000	200.00
FINANCE DEPARTMENT	4/9/2024	S&S WORLDWIDE	RECREATION BASKETBALL - SPORTS	100-4100-656.910.000	185.38
FIRE ADMINISTRATION	4/22/2024	AMAZON	EMS RED TAGS	600-2600-600.250.000	102.91
HUMBERTO SALAS	3/25/2024	BAD BUDS	FUEL	701-9200-600.257.000	76.23
HUMBERTO SALAS	3/27/2024	SHELL GAS STATION	FUEL	701-9200-600.257.000	78.55
HUMBERTO SALAS	3/29/2024	ARCO GASOLINE	FUEL	701-9200-600.257.000	77.42
HUMBERTO SALAS	4/4/2024	CIRCLE K GAS STATION	FUEL	701-9200-600.257.000	76.30
HUMBERTO SALAS	4/9/2024	CIRCLE K GAS STATION	FUEL	701-9200-600.257.000	84.54
HUMBERTO SALAS	4/18/2024	ARCO GASOLINE	FUEL	701-9200-600.257.000	84.07
JANIE VENEGAS	3/26/2024	G'S RISTORANTE ITALIANO	CODE ENFORCEMENT PANEL LUNCHES	100-1400-600.250.000	76.78
JANIE VENEGAS	4/2/2024	AMAZON	WIRELESS DOORBELL FOR CITY HALL RECEPTION	100-1400-600.250.000	29.26
JANIE VENEGAS	4/2/2024	AURORA TRAINING	2024 PAYROLL TAX CHANGES TRAINING	100-1400-610.915.000	298.00
JANIE VENEGAS	4/8/2024	THE BEARS DEN	LEADERSHIP ACADEMY #2 DONUTS	100-1400-600.250.000	33.28
JANIE VENEGAS	4/19/2024	LUCID SOFTWARE, INC	CHARTING SOFTWARE	100-1400-600.250.000	9.95
JEROME KEENE	3/27/2024	LAND USE NAVIGATORS	SUBDIVISION MAP ACT TRAINING	100-3100-610.920.000	518.70
JEROME KEENE	3/28/2024	LA QUINTA INN	LODGING FOR SUBDIVISION MAP ACT TRAINING	100-3100-610.920.000	492.10
JEROME KEENE	4/2/2024	AMERICAN PLANNING ASSOCIATION	ANNUAL DUES - JEROME KEENE	100-3100-610.900.000	627.11
JEROME KEENE	4/10/2024	BLUE BEAM	BLUE BEAM SOFTWARE LICENSING	100-3200-600.401.200	2,100.00
JESUS HERNANDEZ	3/28/2024	KINGS RIVER CASTING INC	SLATS FOR DOWNTOWN BENCHES	210-5400-600.250.000	1,439.97
JESUS HERNANDEZ	3/29/2024	NELSON'S ACE HARDWARE	REPAIR SUPPLIES-ANIMAL SERVICES	100-2400-600.250.050	19.98
JESUS HERNANDEZ	3/29/2024	NELSON'S ACE HARDWARE	REPAIR SUPPLIES-BLDGS	702-9300-600.250.000	252.77
JESUS HERNANDEZ	4/1/2024	THE HOME DEPOT	COIL CHAINS-STREETS	210-5400-600.250.000	19.22
JESUS HERNANDEZ	4/1/2024	THE HOME DEPOT	REPAIR SUPPLIES-BLDGS	702-9300-600.370.000	240.59
JESUS HERNANDEZ	4/8/2024	THE HOME DEPOT	DOOR HANDLES-FIRE ADMIN	702-9300-600.370.000	158.82
JESUS HERNANDEZ	4/10/2024	NELSON'S ACE HARDWARE	ZINC PHOSPHIDE-SHAFER PARK	100-5300-600.250.000	64.95
JESUS HERNANDEZ	4/10/2024	NELSON'S ACE HARDWARE	REPAIR SUPPLIES-BLDGS	702-9300-600.370.000	252.83
JESUS HERNANDEZ	4/11/2024	VULCANSWELD	REPAIRS TO FIRE ADMIN DOOR	702-9300-600.400.000	900.00
JESUS HERNANDEZ	4/15/2024	APWA	CONSTRUCTION INSPECTION MANUAL	210-5400-600.250.000	163.00
JESUS HERNANDEZ	4/15/2024	VULCANSWELD	REPAIRS TO PD SALLY PORT	702-9300-600.400.000	450.00
JESUS HERNANDEZ	4/16/2024	NELSON'S ACE HARDWARE	SAND, SPRAY PAINT-ANIMAL SERVICES	100-2400-600.250.050	98.17
JESUS HERNANDEZ	4/16/2024	NELSON'S ACE HARDWARE	PROPANE TANK	210-5400-600.250.000	59.99
JESUS HERNANDEZ	4/16/2024	NELSON'S ACE HARDWARE	BLOW OFF DUSTERS, BRUSHES, EYE BOLT-PD	702-9300-600.250.000	22.91
JESUS HERNANDEZ	4/17/2024	SP WB GRAFF REMOVER	SURFACE GRAFFITI REMOVER	100-5300-600.250.000	44.93
JESUS HERNANDEZ	4/17/2024	SP WB GRAFF REMOVER	SURFACE GRAFFITI REMOVER	210-5400-600.250.000	44.92
JESUS HERNANDEZ	4/17/2024	THE HOME DEPOT	ROOF FELT, FACE SHIELD, WELDING GLOVE	210-5400-600.250.000	91.48
JESUS HERNANDEZ	4/17/2024	THE HOME DEPOT	ELECTRICIAN'S TOOL TOTE	702-9300-600.305.000	75.91
JORDAN WEBSTER	3/30/2024	G'S RISTORANTE ITALIANO	FIRE CAPTAINS RECRUITMENT	100-2525-600.400.000	291.18
JORDAN WEBSTER	4/8/2024	JUANITO'S EXPRESS	FIREMED MEETING	600-2600-600.400.000	109.75
KELLI TELLEZ	3/25/2024	AMAZON	OFFICE SUPPLIES	100-1600-600.100.000	83.96
KELLI TELLEZ	3/28/2024	WAL-MART	OFFICE SUPPLIES	100-1600-600.100.000	18.74

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
KELLI TELLEZ	4/1/2024	VONS	CAPTAINS RECRUITMENT BREAKFAST	100-2525-600.400.000	55.72
KELLI TELLEZ	4/3/2024	AMAZON	EMS LAMPS	600-2600-600.250.000	86.68
KELLI TELLEZ	4/5/2024	AMAZON	STATION 2 OFFICE CHAIRS	100-2525-600.250.000	282.02
KELLI TELLEZ	4/22/2024	AMAZON	STATION IPAD CHARGERS	100-2525-600.250.000	62.88
KIZITO OKOROANYANWU	3/21/2024	AUTOZONE	ENGINE TREATMENT FOR VEHICLE 147	603-5500-600.250.000	8.67
KIZITO OKOROANYANWU	3/21/2024	NAPA AUTO PARTS	OIL DRAIN PLUG FOR VEHICLE 147	603-5500-600.250.000	16.31
KIZITO OKOROANYANWU	3/21/2024	LIBERTY CHEVROLET	BRAKE CALIPER. WRONG PART. RETURNED	603-5500-600.256.000	(318.07)
KIZITO OKOROANYANWU	3/21/2024	NAPA AUTO PARTS	WIPER BLADES FOR ELDORADO FLEET	603-5500-600.256.000	60.31
KIZITO OKOROANYANWU	3/21/2024	NAPA AUTO PARTS	WIPER BLADES FOR EL DORADO. WRONG PART. RETURNED	603-5500-600.256.000	(60.31)
KIZITO OKOROANYANWU	3/21/2024	NAPA AUTO PARTS	WIPER BLADES FOR EL DORADO. WRONG PART. RETURNED	603-5500-600.256.000	(60.31)
KIZITO OKOROANYANWU	3/22/2024	NAPA AUTO PARTS	BRAKE PAD FOR ARBOC VEHICLES STOCK FLEET	603-5500-600.256.000	187.36
KIZITO OKOROANYANWU	3/22/2024	NAPA AUTO PARTS	BRAKE PADS. WRONG PART. RETURNED	603-5500-600.256.000	(707.04)
KIZITO OKOROANYANWU	3/22/2024	NAPA AUTO PARTS	BRAKE PAD FOR ARBOC VEHICLE	603-5500-600.256.000	41.24
KIZITO OKOROANYANWU	3/22/2024	JOE GAITAN TRUCKING	TOW RT#177-KINGSBURG CITY YARD TO SELMA TRANSIT MAINT	603-5500-600.400.000	425.00
KIZITO OKOROANYANWU	3/22/2024	JOE GAITAN TRUCKING	TOW RT#177-SELMA TRANSIT MAINT TO KINGSBURG CITY YARD	603-5500-600.400.000	425.00
KIZITO OKOROANYANWU	3/22/2024	JOE GAITAN TRUCKING	TOW RT#124-SELMA TRANSIT MAINT TO KINGSBURG CITY YARD	603-5500-600.400.000	425.00
KIZITO OKOROANYANWU	3/23/2024	NAPA AUTO PARTS	CORE CREDIT FOR BRAKE CALIPER	603-5500-600.256.000	(70.90)
KIZITO OKOROANYANWU	3/23/2024	STORQUEST	RENTAL CHARGE FOR FCRTA STORAGE SPACE	603-5500-600.400.000	157.50
KIZITO OKOROANYANWU	3/25/2024	NAPA AUTO PARTS	CORE CREDIT FOR STARTER	603-5500-600.256.000	(41.76)
KIZITO OKOROANYANWU	3/25/2024	NAPA AUTO PARTS	MARKER LIGHT/TURN SIGNAL FOR ARBOCS-STOCK	603-5500-600.256.000	50.70
KIZITO OKOROANYANWU	3/25/2024	NAPA AUTO PARTS	SIGNAL SWITCH FOR EL DORADO FLEET	603-5500-600.256.000	43.98
KIZITO OKOROANYANWU	3/25/2024	NAPA AUTO PARTS	SIGNAL SWITCH FOR EL DORADO FLEET	603-5500-600.256.000	307.83
KIZITO OKOROANYANWU	3/26/2024	WAL-MART	OFFICE SUPPLIES PENS, NOTEPAD, COPY PAPER	603-5500-600.250.000	82.27
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	SIDE MARKER SIGNAL BRACKET FOR ARBOC VEHICLE. WRONG PART. RETURNED.	603-5500-600.256.000	(20.35)
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	LED CLEARANCE LIGHT FOR EL DORADO FLEET	603-5500-600.256.000	(74.09)
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	LED CLEARANCE LIGHT CONNECTOR FOR EL DORADO FLEET	603-5500-600.256.000	27.55
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	30LB R 134 FREON FOR NON ELECTRIC VEHICLE	603-5500-600.256.000	283.21
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	REAR TAIL LIGHT FOR ARBOC FLEET	603-5500-600.256.000	95.09
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	LED CLEARANCE LIGHT FOR EL DORADO FLEET	603-5500-600.256.000	74.09
KIZITO OKOROANYANWU	3/26/2024	NAPA AUTO PARTS	24 VOLTS MARKER CLEARANCE LIGHT FOR EL DORADO FLEET	603-5500-600.256.000	218.12
KIZITO OKOROANYANWU	3/27/2024	NAPA AUTO PARTS	WIRE TUBING SUPPLIES	603-5500-600.250.000	19.34
KIZITO OKOROANYANWU	3/27/2024	NAPA AUTO PARTS	WIRE TUBING SUPPLIES	603-5500-600.250.000	14.93
KIZITO OKOROANYANWU	3/28/2024	NELSON'S ACE HARDWARE	PADLOCK KEY FOR FCRTA SHOP GATE KEY	603-5500-600.250.000	35.76
KIZITO OKOROANYANWU	3/28/2024	CHEVROLET CADILLAC OF FRESNO	HEADLAMP FOR ARBOC VEHICLES	603-5500-600.256.000	856.44
KIZITO OKOROANYANWU	3/28/2024	LES SCHWAB TIRE CENTER SELMA	PURCHASE (3) NEW ARBOC TIRES	603-5500-600.256.000	793.67
KIZITO OKOROANYANWU	3/28/2024	NAPA AUTO PARTS	TIE ROD FOR VEHICLE 155	603-5500-600.256.000	53.08
KIZITO OKOROANYANWU	3/28/2024	NAPA AUTO PARTS	TIE ROD FOR VEHICLE 155	603-5500-600.256.000	41.54
KIZITO OKOROANYANWU	3/28/2024	LES SCHWAB TIRE CENTER SELMA	SERVICE CHARGER FOR ALIGNMENT-RT#166	603-5500-600.400.000	85.00
KIZITO OKOROANYANWU	3/28/2024	SAFETY-KLEEN SYSTEMS	SERVICE CHARGE FOR WASTE OIL	603-5500-600.400.000	313.32
KIZITO OKOROANYANWU	3/28/2024	STORQUEST SELMA	RENTAL CHARGE FOR FCRTA STORAGE SPACE	603-5500-600.400.000	295.49
KIZITO OKOROANYANWU	3/29/2024	NAPA AUTO PARTS	BLUE LIGHT FOR LEAK DETECTION SMALL TOOL	603-5500-600.250.000	52.53
KIZITO OKOROANYANWU	3/29/2024	CHEVROLET CADILLAC OF FRESNO	HEADLAMP FOR ARBOC VEHICLES	603-5500-600.256.000	856.44
KIZITO OKOROANYANWU	4/1/2024	FLEETPRIDE FRESNO	AIR RIDE REAR FOR RT#147	603-5500-600.256.000	395.04
KIZITO OKOROANYANWU	4/1/2024	ALL AMERICAN GLASS INC FRESNO	LABOR CHARGE FOR ROCK CHIP REPAIR-RT#189	603-5500-600.400.000	125.00
KIZITO OKOROANYANWU	4/1/2024	ALL AMERICAN GLASS INC FRESNO	LABOR CHARGE FOR ROCK CHIP REPAIR-RT#188	603-5500-600.400.000	125.00

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EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
KIZITO OKOROANYANWU	4/1/2024	ALL AMERICAN GLASS INC FRESNO	LABOR CHARGE FOR ROCK CHIP REPAIR-RT#147	603-5500-600.400.000	125.00
KIZITO OKOROANYANWU	4/1/2024	ALL AMERICAN GLASS INC FRESNO	LABOR CHARGE FOR ROCK CHIP REPAIR RT#192	603-5500-600.400.000	125.00
KIZITO OKOROANYANWU	4/2/2024	SNAP-ON TOOLS	PURCHASE OF A/C GUAGE SMALL TOOL	603-5500-600.250.000	279.87
KIZITO OKOROANYANWU	4/2/2024	LES SCHWAB TIRE CENTER SELMA	PURCHASE OF SEVEN (7) NEW ARBOC TIRES	603-5500-600.256.000	1,859.51
KIZITO OKOROANYANWU	4/2/2024	NAPA AUTO PARTS	SPARK PLUG WIRE SET FOR VEHICLE 180.	603-5500-600.256.000	183.47
KIZITO OKOROANYANWU	4/2/2024	NAPA AUTO PARTS	SIDE CLEARANCE LIGHT FOR ARBOC VEHICLES	603-5500-600.256.000	151.76
KIZITO OKOROANYANWU	4/2/2024	O'REILLY AUTO PARTS	SPARK PLUG WIRES FOR ARBOC VEHICLES. WRONG PART. RETURNED.	603-5500-600.256.000	(356.06)
KIZITO OKOROANYANWU	4/2/2024	O'REILLY AUTO PARTS	SPARK PLUG WIRES FOR ARBOC VEHICLES.	603-5500-600.256.000	356.06
KIZITO OKOROANYANWU	4/2/2024	O'REILLY AUTO PARTS	SPARK PLUG WIRE SET FOR ARBOC VEHICLES.	603-5500-600.256.000	256.87
KIZITO OKOROANYANWU	4/2/2024	O'REILLY AUTO PARTS	FREON R134A FOR NON ELECTRIC FLEET	603-5500-600.256.000	347.11
KIZITO OKOROANYANWU	4/3/2024	AMAZON	PURCHASE OF SEAT BELT CUTTER FOR FLEET	603-5500-600.250.000	227.80
KIZITO OKOROANYANWU	4/3/2024	JORGENSEN AND SONS INC	BLOODBORNE PATHOGEN CLEAN UP KITS-STOCK	603-5500-600.250.000	850.44
KIZITO OKOROANYANWU	4/3/2024	AUTOZONE	CLIMATE CONTROL SELECTOR FOR VEHICLE 158	603-5500-600.256.000	271.18
KIZITO OKOROANYANWU	4/3/2024	AVS MOBILE	AIR BAG FRONT FOR ARBOC VEHICLES STOCK	603-5500-600.256.000	519.82
KIZITO OKOROANYANWU	4/3/2024	FLEETPRIDE FRESNO	AIR RIDE REAR FOR VEHICLE STOCK	603-5500-600.256.000	1,185.13
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	CLIMATE CONTROL SELECTOR FOR ARBOC	603-5500-600.256.000	(431.93)
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	BRAKE PAD FOR VEHICLE 158	603-5500-600.256.000	93.38
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	BRAKE PADS FOR ARBOC VEHICLES	603-5500-600.256.000	468.40
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	BRAKE PAD FOR ARBOC VEHICLES STOCK FLEET	603-5500-600.256.000	466.88
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	CLIMATE CONTROL FOR ARBOC VEHICLE	603-5500-600.256.000	431.93
KIZITO OKOROANYANWU	4/3/2024	NAPA AUTO PARTS	CLIMATE CONTROL FOR ARBOC VEHICLE	603-5500-600.256.000	215.96
KIZITO OKOROANYANWU	4/3/2024	VILLAGE TIRES	SERVICE CHARGE-ALIGNMENT RT#155	603-5500-600.400.000	84.95
KIZITO OKOROANYANWU	4/4/2024	AMAZON	SEATBELT CUTTER FOR ARBOC VEHICLES	603-5500-600.250.000	81.45
KIZITO OKOROANYANWU	4/4/2024	AMAZON	SEATBELT CUTTER FOR ARBOC VEHICLES	603-5500-600.250.000	(13.15)
KIZITO OKOROANYANWU	4/4/2024	NAPA AUTO PARTS	BUG WASH FOR EL DORADO	603-5500-600.250.000	31.19
KIZITO OKOROANYANWU	4/4/2024	A-1 AUTO ELECTRIC	O'RING FOR CNG FILL NOZZLE FOR EL DORADO	603-5500-600.256.000	78.01
KIZITO OKOROANYANWU	4/4/2024	LES SCHWAB TIRE CENTER SELMA	PURCHASE OF FOUR (4) NEW EL DORADO TIRES	603-5500-600.256.000	1,500.24
KIZITO OKOROANYANWU	4/4/2024	NAPA AUTO PARTS	PAG OIL FOR A/C RECHARGE	603-5500-600.256.000	22.23
KIZITO OKOROANYANWU	4/4/2024	NAPA AUTO PARTS	SPEED SENSOR FOR VEHICLE 160	603-5500-600.256.000	41.86
KIZITO OKOROANYANWU	4/4/2024	NAPA AUTO PARTS	CLIMATE CONTROL FOR ARBOC VEHICLE	603-5500-600.256.000	215.96
KIZITO OKOROANYANWU	4/5/2024	NAPA AUTO PARTS	BRAKE BOOSTER FOR VEHICLE 121	603-5500-600.256.000	390.74
KIZITO OKOROANYANWU	4/5/2024	NAPA AUTO PARTS	HYDRO BOOSTER GMC STOCK	603-5500-600.256.000	411.65
KIZITO OKOROANYANWU	4/6/2024	NAPA AUTO PARTS	GLASS CLEANER SUPPLIES	603-5500-600.250.000	75.76
KIZITO OKOROANYANWU	4/8/2024	NAPA AUTO PARTS	BRAKE PARTS CLEANER SUPPLIES	603-5500-600.250.000	44.13
KIZITO OKOROANYANWU	4/8/2024	NAPA AUTO PARTS	CORE CREDIT FOR PURCHASE OF BRAKE BOOSTER	603-5500-600.256.000	(41.76)
KIZITO OKOROANYANWU	4/8/2024	LES SCHWAB TIRE CENTER SELMA	SERVICE CHARGE-ALIGNMENT RT#148	603-5500-600.400.000	85.00
KIZITO OKOROANYANWU	4/9/2024	O'REILLY AUTO PARTS	BRAKE CLEANER SUPPLIES	603-5500-600.250.000	45.43
KIZITO OKOROANYANWU	4/9/2024	WAL-MART	DRIVER TABLET CHARGING CABLES	603-5500-600.250.000	71.77
KIZITO OKOROANYANWU	4/9/2024	FLEETPRIDE FRESNO	AIR RIDE FOR EL DORADO VEHICLE STOCK	603-5500-600.256.000	695.01
KIZITO OKOROANYANWU	4/9/2024	FLEETPRIDE FRESNO	AIR RIDE FOR EL DORADO VEHICLE 190/STOCK	603-5500-600.256.000	750.91
KIZITO OKOROANYANWU	4/9/2024	NAPA AUTO PARTS	WIPER BLADES FOR EL DORADO	603-5500-600.256.000	578.26
KIZITO OKOROANYANWU	4/9/2024	O'REILLY AUTO PARTS	SPARK PLUG BOOT FOR ARBOC VEHICLE STOCK	603-5500-600.256.000	69.94
KIZITO OKOROANYANWU	4/9/2024	O'REILLY AUTO PARTS	SPARK PLUG WIRE SET FOR ARBOC VEHICLES.	603-5500-600.256.000	64.22
KIZITO OKOROANYANWU	4/9/2024	ALL AMERICAN GLASS INC FRESNO	INSTALLATION OF WINDSHIELD ON VEHICLE	603-5500-600.400.000	1,391.40
KIZITO OKOROANYANWU	4/10/2024	AMAZON	SEATBELT CUTTER FOR FLEET	603-5500-600.250.000	380.38

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EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
KIZITO OKOROANYANWU	4/10/2024	NAPA AUTO PARTS	NITRILE GLOVES SUPPLIES	603-5500-600.250.000	136.79
KIZITO OKOROANYANWU	4/10/2024	NAPA AUTO PARTS	CONTROL ARM FOR ARBOC VEHICLE STOCK	603-5500-600.256.000	939.13
KIZITO OKOROANYANWU	4/10/2024	NAPA AUTO PARTS	CONTROL ARM FOR ARBOC VEHICLE	603-5500-600.256.000	586.96
KIZITO OKOROANYANWU	4/10/2024	NAPA AUTO PARTS	CONTROL ARM FOR ARBOC VEHICLE 176	603-5500-600.256.000	117.39
KIZITO OKOROANYANWU	4/10/2024	O'REILLY AUTO PARTS	GAS SHOCKS FRONT FOR ARBOC VEHICLES	603-5500-600.256.000	261.97
KIZITO OKOROANYANWU	4/10/2024	O'REILLY AUTO PARTS	GAS SHOCKS REAR FOR ARBOC VEHICLES	603-5500-600.256.000	121.01
KIZITO OKOROANYANWU	4/11/2024	LES SCHWAB TIRE CENTER SELMA	PURCHASE OF 2 NEW EL DORADO TIRES	603-5500-600.256.000	1,499.44
KIZITO OKOROANYANWU	4/11/2024	LES SCHWAB TIRE CENTER SELMA	PURCHASE OF 2 NEW ARBOC TIRES	603-5500-600.256.000	1,143.90
KIZITO OKOROANYANWU	4/11/2024	NAPA AUTO PARTS	SHOCKS FOR VEHICLE 160	603-5500-600.256.000	298.57
KIZITO OKOROANYANWU	4/11/2024	NAPA AUTO PARTS	A/C FILTER DRIER FOR ARBOC VEHICLE STOCK	603-5500-600.256.000	202.11
KIZITO OKOROANYANWU	4/11/2024	LES SCHWAB TIRE CENTER SELMA	SERVICE CHARGE -ALIGNMENT OF RT# 176	603-5500-600.400.000	85.00
KIZITO OKOROANYANWU	4/12/2024	NELSON'S ACE HARDWARE	WATER HOSE FOR ORANGE COVE DRIVERS	603-5500-600.250.000	61.38
KIZITO OKOROANYANWU	4/15/2024	NAPA AUTO PARTS	BRAKE ROTOR FOR VEHICLE 152	603-5500-600.256.000	168.32
KIZITO OKOROANYANWU	4/15/2024	NAPA AUTO PARTS	BRAKE ROTOR FOR VEHICLE 152	603-5500-600.256.000	193.28
KIZITO OKOROANYANWU	4/16/2024	WAL-MART	SUPPLIES	603-5500-600.250.000	57.37
KIZITO OKOROANYANWU	4/16/2024	NAPA AUTO PARTS	TEMPERATURE SENSOR FOR VEHICLE 185	603-5500-600.256.000	27.85
KIZITO OKOROANYANWU	4/16/2024	NAPA AUTO PARTS	AIR FLOW CLEANER SUPPLIES	603-5500-600.256.000	9.83
KIZITO OKOROANYANWU	4/16/2024	JORGENSEN AND SONS INC	FIRE EXTINGUISHER SERVICE CHARGE	603-5500-600.400.000	749.52
KIZITO OKOROANYANWU	4/16/2024	LES SCHWAB TIRE CENTER SELMA	ALIGNMENT FOR	603-5500-600.400.000	85.00
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	TUBING SUPPLIES	603-5500-600.250.000	19.34
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	TUBING SUPPLIES.	603-5500-600.250.000	19.34
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	FUEL CAP FOR ARBOC	603-5500-600.256.000	28.03
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	FUEL CAP FOR ARBOC VEHICLE STOCK. RETURNED	603-5500-600.256.000	(69.75)
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	FUEL CAP FOR ARBOC VEHICLE STOCK.	603-5500-600.256.000	69.75
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	SIDE MARKER SIGNAL BRACKET FOR ARBOC VEHICLE FITTING	603-5500-600.256.000	27.55
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	FUEL CAP FOR ARBOC VEHICLES STOCK	603-5500-600.256.000	111.60
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	BRAKE ROTOR FOR VEHICLE STOCK	603-5500-600.256.000	167.55
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	LED LIGHT STOCK	603-5500-600.256.000	218.12
KIZITO OKOROANYANWU	4/17/2024	NAPA AUTO PARTS	BRAKE ROTOR	603-5500-600.256.000	192.39
KIZITO OKOROANYANWU	4/17/2024	O'REILLY AUTO PARTS	PURGE SOLENOID FOR VEHICLE 167	603-5500-600.256.000	29.52
KIZITO OKOROANYANWU	4/17/2024	O'REILLY AUTO PARTS	SHOCKS FOR ARBOC VEHICLES STOCK	603-5500-600.256.000	363.04
KIZITO OKOROANYANWU	4/17/2024	O'REILLY AUTO PARTS	SHOCKS FOR ARBOC VEHICLES STOCK	603-5500-600.256.000	295.66
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	TUBING SUPPLIES. RETURNED. CREDIT	603-5500-600.250.000	(19.34)
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	TUBING SUPPLIES. RETURNED. CREDIT	603-5500-600.250.000	(19.34)
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	TUBING SUPPLIES. RETURNED. CREDIT	603-5500-600.250.000	(14.93)
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	TUBING SUPPLIES	603-5500-600.250.000	14.93
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	CNG NOZZLE O-RING FOR EL DORADO-RETURN CREDIT	603-5500-600.250.000	(5.04)
KIZITO OKOROANYANWU	4/18/2024	THE HOME DEPOT	SUPPLIES	603-5500-600.250.000	102.19
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	BRAKE PADS. RETURNED. CREDIT	603-5500-600.256.000	(707.04)
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	TIE ROD FOR VEHICLE 155. RETURNED.	603-5500-600.256.000	(53.08)
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	PARKING BRAKE CABLE RIGHT FOR VEHICLE 157	603-5500-600.256.000	30.36
KIZITO OKOROANYANWU	4/18/2024	NAPA AUTO PARTS	PARKING BRAKE CABLE LEFT FOR VEHICLE 157	603-5500-600.256.000	93.06
KIZITO OKOROANYANWU	4/19/2024	OFFICE DEPOT	OFFICE SUPPLIES	603-5500-600.250.000	57.75
KIZITO OKOROANYANWU	4/19/2024	NAPA AUTO PARTS	BRAKE ROTOR FOR VEHICLE 175	603-5500-600.256.000	311.50
KIZITO OKOROANYANWU	4/19/2024	O'REILLY AUTO PARTS	PURGE SOLENOID FOR VEHICLE 167	603-5500-600.256.000	295.16

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LISBETH MARTINEZ	3/21/2024	CLASSIC CHARTER	SKY RIVER CASINO DEPOSIT FOR SR. TRIP	100-4200-656.900.000	150.00
LISBETH MARTINEZ	3/22/2024	AMAZON	GARLAND REFUND	100-4100-656.905.000	(26.02)
LISBETH MARTINEZ	3/28/2024	THE HOME DEPOT	SYNTHETIC GRASS FOR BUNNY PICTURES	100-4100-656.905.000	54.20
LISBETH MARTINEZ	3/28/2024	VINTAGE MARKET	BENCH FOR BUNNY PICTURES	100-4100-656.905.000	130.18
LISBETH MARTINEZ	3/29/2024	JL CONCESSIONS	KETTLE CORN FOR SPRING EGGSTRAVAGANZA	100-4100-656.905.000	750.00
LISBETH MARTINEZ	3/29/2024	WAL-MART	SR. CENTER SUPPLIES	100-4500-600.250.000	17.25
LISBETH MARTINEZ	3/29/2024	ME N EDS PIZZERIA	SR. CENTER LUNCH	100-4500-656.895.000	153.21
LISBETH MARTINEZ	4/2/2024	WAL-MART	SR. CENTER BREAKFAST ITEMS	100-4500-656.900.000	210.85
LISBETH MARTINEZ	4/4/2024	WAL-MART	4 BASEBALL TEES FOR T-BALL	100-4700-656.902.000	66.99
LISBETH MARTINEZ	4/10/2024	AMAZON	T-BALL EQUIPMENT	100-4700-656.902.000	135.55
LISBETH MARTINEZ	4/10/2024	AMAZON	T-BALL EQUIPMENT	100-4700-656.902.000	193.30
LISBETH MARTINEZ	4/10/2024	AMAZON	T-BALL EQUIPMENT	100-4700-656.902.000	126.52
LISBETH MARTINEZ	4/15/2024	AMAZON	EARTH DAY SUPPLIES	100-4100-656.905.000	304.80
LISBETH MARTINEZ	4/16/2024	AMAZON	EARTH DAY SUPPLIES	100-4100-656.905.000	35.05
LISBETH MARTINEZ	4/17/2024	CLASSIC CHARTER	SUGAR PINE RAILROAD DEPOSIT FOR SR. TRIP	100-4200-656.900.000	150.00
LISBETH MARTINEZ	4/17/2024	WAL-MART	T-BALL EQUIPMENT	100-4700-656.902.000	16.75
LISBETH MARTINEZ	4/18/2024	AMAZON	EARTH DAY SUPPLIES	100-4100-656.905.000	10.84
LISBETH MARTINEZ	4/19/2024	AMAZON	EARTH DAY SUPPLIES	100-4100-656.905.000	40.29
LISBETH MARTINEZ	4/19/2024	WAL-MART	CHICKEN & WEDGES FOR SR. CENTER LUNCH	100-4500-656.900.000	46.88
MICHAEL HONN	4/4/2024	LEGENDS TAP HOUSE AND GRILL	LUNCH W/ DEPT HEADS (BUDGET)	210-5400-610.920.000	100.49
MICHAEL HONN	4/17/2024	CHALIO RESTAURANT	LUNCH W/ MARK WILLIAMS-TRAFFIC SIGNAL UPGRADES	210-5400-600.400.000	55.81
NESTOR GALVAN	3/25/2024	NAPA AUTO PARTS	JUNE 23 TRACS BILLING	701-9200-600.400.000	169.00
NESTOR GALVAN	3/25/2024	NAPA AUTO PARTS	JULY 23 TRACS BILLING	701-9200-600.400.000	169.00
NESTOR GALVAN	3/25/2024	NAPA AUTO PARTS	AUGUST 23 TRACS BILLING	701-9200-600.400.000	169.00
NESTOR GALVAN	3/25/2024	NAPA AUTO PARTS	SEPTEMBER 23 TRACS BILLING	701-9200-600.400.000	169.00
NESTOR GALVAN	3/27/2024	TIFCO INDUSTRIES INC	DRILLS/CLAMPS -STOCKS	701-9200-600.250.000	173.55
NESTOR GALVAN	3/28/2024	NVB EQUIPMENT	CREDIT FOR DOUBLE CHARGE	701-9200-600.256.000	(215.98)
NESTOR GALVAN	4/2/2024	TIFCO INDUSTRIES INC	INDUSTRIAL CHEMICAL	701-9200-600.250.000	144.22
NESTOR GALVAN	4/5/2024	O'REILLY AUTO PARTS	PIN BOOT KITS-STOCK	701-9200-600.256.000	38.66
NESTOR GALVAN	4/5/2024	O'REILLY AUTO PARTS	PULLY INSTALLER-TOOL RENTAL	701-9200-600.305.000	43.38
NESTOR GALVAN	4/10/2024	TIFCO INDUSTRIES INC	WASHERS, CABLE TIES, TAPE, GLASSES-STOCK	701-9200-600.250.000	242.56
NESTOR GALVAN	4/11/2024	O'REILLY AUTO PARTS	BRAKE ROTORS/PADS-UNIT #232	701-9200-600.256.000	141.01
NESTOR GALVAN	4/15/2024	MERCEDES BENZ OF FRESNO	STOP PLUG-UNIT #8563	701-9200-600.256.000	2.06
NESTOR GALVAN	4/16/2024	A & E PRESSURE WASHERS	SERVICE PRESSURE WASHER-UNIT #4309	701-9200-600.375.000	167.86
NESTOR GALVAN	4/18/2024	O'REILLY AUTO PARTS	BRAKE HOSE-UNIT #183	701-9200-600.256.000	35.50
NESTOR GALVAN	4/19/2024	MERCEDES BENZ OF FRESNO	OIL FILTER ELEMENT-UNIT #8564	701-9200-600.256.000	29.25
NESTOR GALVAN	4/19/2024	O'REILLY AUTO PARTS	PURGE SOLENOID-UNIT #231	701-9200-600.256.000	39.82
NICOLETTE C. ANDERSON	3/21/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	59.23
NICOLETTE C. ANDERSON	3/22/2024	NELSON'S ACE HARDWARE	SAC- WORK GLOVES	605-4300-656.910.000	7.79
NICOLETTE C. ANDERSON	3/22/2024	SIGNUP GENIUS	SAC - AUDITION SIGN UP PLATFORM	605-4300-656.910.000	24.99
NICOLETTE C. ANDERSON	3/23/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	119.53
NICOLETTE C. ANDERSON	3/26/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	139.19
NICOLETTE C. ANDERSON	3/27/2024	SLACK	SAC- MARKETING PLATFORM	605-4300-656.910.000	21.73
NICOLETTE C. ANDERSON	3/27/2024	TEMU.COM	SAC- MARKETING PLATFORM	605-4300-656.910.000	29.86
NICOLETTE C. ANDERSON	3/28/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	256.04
NICOLETTE C. ANDERSON	3/28/2024	AMAZON	SAC- MATILDA PROPS	605-4300-656.910.000	30.94

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
NICOLETTE C. ANDERSON	3/28/2024	AMAZON	SAC- MATILDA PROPS	605-4300-656.910.000	10.85
NICOLETTE C. ANDERSON	3/29/2024	LOOKING GLASS MEDIA	SAC- MATILDA MOVIES ADVERTISEMENT	605-4300-656.910.000	525.00
NICOLETTE C. ANDERSON	3/29/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	122.35
NICOLETTE C. ANDERSON	3/29/2024	THE HOME DEPOT	SAC - MATILDA SET SUPPLIES	605-4300-656.910.000	146.55
NICOLETTE C. ANDERSON	3/30/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	161.76
NICOLETTE C. ANDERSON	3/30/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	498.82
NICOLETTE C. ANDERSON	4/1/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	61.77
NICOLETTE C. ANDERSON	4/1/2024	AMAZON	SAC- MATILDA PROPS	605-4300-656.910.000	75.86
NICOLETTE C. ANDERSON	4/1/2024	WAL-MART	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	78.02
NICOLETTE C. ANDERSON	4/2/2024	FAST SIGNS	SAC- MATILDA LOBBY SIGN	605-4300-656.910.000	46.47
NICOLETTE C. ANDERSON	4/2/2024	MINT THRIFT	SAC - MATILDA SET SUPPLIES	605-4300-656.910.000	33.60
NICOLETTE C. ANDERSON	4/3/2024	AMAZON	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	85.72
NICOLETTE C. ANDERSON	4/3/2024	AMAZON	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	85.72
NICOLETTE C. ANDERSON	4/3/2024	CROWN AWARDS INC	SAC- MATILDA PROPS	605-4300-656.910.000	33.05
NICOLETTE C. ANDERSON	4/3/2024	MADMAPPER	SAC- MATILDA PROJECTION MAPPING LICENSE	605-4300-656.910.000	49.00
NICOLETTE C. ANDERSON	4/4/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	194.96
NICOLETTE C. ANDERSON	4/5/2024	BRODER BROS	SAC - MATILDA COSTUMES	605-4300-656.910.000	261.10
NICOLETTE C. ANDERSON	4/6/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	167.24
NICOLETTE C. ANDERSON	4/7/2024	THE HOME DEPOT	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	160.58
NICOLETTE C. ANDERSON	4/8/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	185.14
NICOLETTE C. ANDERSON	4/8/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	33.17
NICOLETTE C. ANDERSON	4/8/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	150.54
NICOLETTE C. ANDERSON	4/8/2024	QR.IO GENERATOR	SAC- QR CODE TICKET GENERATOR SERVICE	605-4300-656.910.000	35.00
NICOLETTE C. ANDERSON	4/9/2024	AMAZON	PRIME MEMBERSHIP	605-4300-600.400.000	16.26
NICOLETTE C. ANDERSON	4/10/2024	AMAZON	SAC- MATILDA COSTUMES	605-4300-656.910.000	21.68
NICOLETTE C. ANDERSON	4/11/2024	AMAZON	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	17.17
NICOLETTE C. ANDERSON	4/11/2024	AMAZON	SAC- MATILDA SET SUPPLIES	605-4300-656.910.000	69.40
NICOLETTE C. ANDERSON	4/11/2024	RITE AID	SAC- MATILDA SUPPLIES: BATTERIES, PROP CHOC SYRUP, ACE BANDAGE	605-4300-656.910.000	53.54
NICOLETTE C. ANDERSON	4/11/2024	WAL-MART	SAC - MATILDA SNACK BAR	605-4300-656.910.000	136.60
NICOLETTE C. ANDERSON	4/12/2024	AMAZON	SAC- SET SUPPLIES LOBBY DÉCOR	605-4300-656.910.000	58.31
NICOLETTE C. ANDERSON	4/13/2024	RITE AID	SAC- MATILDA PROPS & ALCOHOL WIPES	605-4300-656.910.000	13.20
NICOLETTE C. ANDERSON	4/14/2024	AMAZON	SAC- MATILDA COSTUME	605-4300-656.910.000	14.16
NICOLETTE C. ANDERSON	4/15/2024	DREAM HOST	SAC- WEBSITE HOSTING	605-4300-656.910.000	160.88
NICOLETTE C. ANDERSON	4/19/2024	FAST SIGNS	SAC- MATILDA SET SUPPLIES POSTERS	605-4300-656.910.000	234.74
NICOLETTE C. ANDERSON	4/19/2024	WAL-MART	SAC- MATILDA SNACK BAR	605-4300-656.910.000	122.13
NICOLETTE C. ANDERSON	4/20/2024	QR.IO GENERATOR	SAC- QR CODE TICKET GENERATOR SERVICE	605-4300-656.910.000	35.00
NICOLETTE C. ANDERSON	4/21/2024	WAL-MART	SAC - MATILDA SNACK BAR	605-4300-656.910.000	32.48
POLICE DEPT NO 1	4/3/2024	PETCO	DOG FOOD	100-2200-600.400.700	133.92
POLICE DEPT NO 1	4/9/2024	FORMOST PROMOTIONS	DEPARTMENT SWAG	100-2200-600.250.000	400.85
POLICE DEPT NO 1	4/10/2024	LYNN PEAVEY COMPANY	SUPPLIES FOR EVIDENCE	100-2200-600.250.000	94.66
RENE GARZA	3/25/2024	BEST AUTO GLASS	WINDOW TINT FOR DET. VEHICLE	100-2100-600.250.000	330.01
RENE GARZA	3/26/2024	CHALIO RESTAURANT	FOOD FOR SW DETAIL (CDC TEAM)	100-2100-600.250.000	174.27
RENE GARZA	3/26/2024	76 GAS STATION	FUEL	701-9200-600.257.000	67.21
RENE GARZA	3/27/2024	76 GAS STATION	FUEL	701-9200-600.257.000	28.01
RENE GARZA	4/4/2024	AMAZON	GUN HOLSTER	100-2100-600.250.000	86.75

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
RENE GARZA	4/4/2024	76 GAS STATION	FUEL	701-9200-600.257.000	61.81
RENE GARZA	4/11/2024	BEST AUTO GLASS	WINDOW TINT FOR DET. VEHICLE	100-2100-600.250.000	159.65
RENE GARZA	4/16/2024	SELMA STATION GAS	FUEL	701-9200-600.257.000	77.31
RENE GARZA	4/18/2024	USPS	POSTAGE-CERTIFIED MAIL	100-2100-600.120.000	8.09
REYNA RIVERA	3/26/2024	ANNS DONUTS	SUPPLIES - COUNCIL	100-1100-600.250.000	114.60
REYNA RIVERA	3/26/2024	WAL-MART	SUPPLIES - COUNCIL	100-1100-600.250.000	70.87
REYNA RIVERA	3/27/2024	G'S RISTORANTE ITALIANO	SUPPLIES - COUNCIL	100-1300-610.900.000	433.63
REYNA RIVERA	3/28/2024	CANVA	SUBSCRIPTION	100-1700-600.215.000	56.49
REYNA RIVERA	4/4/2024	COLUMN PUBLIC NOTICE.COM	GENERAL PLAN PUBLIC NOTICE	100-1700-600.210.000	184.20
REYNA RIVERA	4/4/2024	COLUMN PUBLIC NOTICE.COM	ZONE CHANGE PUBLIC NOTICE	100-1700-600.210.000	167.12
REYNA RIVERA	4/10/2024	AMAZON	SUBSCRIPTION	100-1100-600.250.000	16.26
REYNA RIVERA	4/18/2024	COLUMN PUBLIC NOTICE.COM	BUSINESS LICENSE USER FEE PUBLIC NOTICE	100-1700-600.210.000	142.46
REYNA RIVERA	4/19/2024	COLUMN PUBLIC NOTICE.COM	BID NOTICE BRENTLINGER FENCE	229-5300-700.100.307	623.84
RICHARD FIGUEROA	4/5/2024	PRO FORCE	TASER CARTRIDGES	100-2200-600.250.000	849.58
ROBYN LEWIS	3/22/2024	AMAZON	SUPPLIES	100-2200-600.250.000	30.36
ROBYN LEWIS	3/26/2024	AMAZON	SUPPLIES FOR CODE ENFORCEMENT	100-2200-600.250.000	28.19
ROBYN LEWIS	3/27/2024	AMAZON	SUPPLIES FOR DETECTIVES	100-2200-600.250.000	33.45
ROBYN LEWIS	3/28/2024	AMAZON	SUPPLIES FOR ANIMAL SERVICES	100-2400-600.250.050	41.63
ROBYN LEWIS	3/28/2024	AMAZON	SUPPLIES FOR ANIMAL SERVICES	100-2400-600.250.050	55.81
ROBYN LEWIS	4/1/2024	AMAZON	SUPPLIES FOR DISPATCH BANQUET	100-2300-600.250.000	42.28
ROBYN LEWIS	4/1/2024	AMAZON	SUPPLIES FOR DISPATCH BANQUET	100-2300-600.250.000	37.50
ROBYN LEWIS	4/1/2024	AMAZON	SUPPLIES FOR RECORDS RECEIPT PRINTER	100-2300-600.250.000	55.20
ROBYN LEWIS	4/4/2024	AMAZON	SUPPLIES FOR EVIDENCE	100-2300-600.250.000	28.19
ROBYN LEWIS	4/4/2024	AMAZON	SUPPLIES FOR EVIDENCE	100-2300-600.250.000	49.88
ROBYN LEWIS	4/9/2024	PITNEY BOWES	INK FOR POSTAGE METER	100-2200-600.250.000	117.02
ROBYN LEWIS	4/9/2024	DELI DELICIOUS	LUNCH FOR MAPP-KINGS VIEW MEETING	100-2200-600.400.000	126.44
ROBYN LEWIS	4/9/2024	AMAZON	SUPPLIES FOR CMDR CANNON	100-2300-600.250.000	17.13
ROBYN LEWIS	4/18/2024	SAMS CLUB	SNACKS FOR SNACK BAR	800-0000-121.000.000	205.74
RUDOLFO ALCARAZ	3/21/2024	TRACTOR SUPPLY	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	529.36
RUDOLFO ALCARAZ	3/22/2024	VISTA PRINT	TABLE RUNNERS/STICKERS/MAGNETS/ANIMAL SERVICES	100-2400-600.250.050	204.50
RUDOLFO ALCARAZ	3/25/2024	REVIVAL ANIMAL HEALTH	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	139.98
RUDOLFO ALCARAZ	3/28/2024	AMAZON	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	360.70
RUDOLFO ALCARAZ	3/28/2024	REVIVAL ANIMAL HEALTH	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	630.55
RUDOLFO ALCARAZ	3/28/2024	REEDLEY VETERINARY HOSPITAL	ANIMAL SERVICES SUPPLIES	100-2400-600.400.050	105.00
RUDOLFO ALCARAZ	3/30/2024	AMAZON	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	108.46
RUDOLFO ALCARAZ	4/1/2024	TRACTOR SUPPLY	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	498.99
RUDOLFO ALCARAZ	4/1/2024	TRACTOR SUPPLY	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	141.62
RUDOLFO ALCARAZ	4/2/2024	VISTA PRINT	BANNERS FOR ANIMAL SERVICES	100-2400-600.250.050	251.65
RUDOLFO ALCARAZ	4/6/2024	THE HOME DEPOT	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	286.34
RUDOLFO ALCARAZ	4/8/2024	REVIVAL ANIMAL HEALTH	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	275.97
RUDOLFO ALCARAZ	4/10/2024	METRO UNIFORM	UNIFORM	100-2300-600.250.000	332.47
RUDOLFO ALCARAZ	4/10/2024	LEGENDS TAP HOUSE AND GRILL	LUNCH WITH DA'S MAD LAB	100-2300-610.920.000	105.67
RUDOLFO ALCARAZ	4/13/2024	THE HOME DEPOT	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	874.31
RUDOLFO ALCARAZ	4/16/2024	AMAZON	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	92.40
RUDOLFO ALCARAZ	4/18/2024	AMAZON	ANIMAL SERVICES SUPPLIES	100-2400-600.250.050	46.64

US BANK INVOICE FOR CALCARD CHARGES: 03/23/24-04/22/24

EMPLOYEE NAME	TRANSACTION DATE	VENDOR NAME	DESCRIPTION OF PURCHASE	ACCOUNT NUMBER	AMOUNT
RUDOLFO ALCARAZ	4/18/2024	REEDLEY VETERINARY INC	ANIMAL SERVICES SUPPLIES	100-2400-600.400.050	154.00
RUDOLFO ALCARAZ	4/29/2024	VISTA PRINT	BANNERS FOR ANIMAL SERVICES	100-2400-600.250.050	842.82
TIM CANNON	3/22/2024	AMAZON	HOLSTER/RETURNED	100-2200-600.250.000	(26.89)
TIM CANNON	3/22/2024	AMAZON	HOLSTER/RETURNED	100-2200-600.250.000	(26.89)
TIM CANNON	3/22/2024	AMAZON	PERSONAL CHECK FOR THE CITY OF SELMA REIMBURSEMENT	800-0000-220.000.000	23.74
TIM CANNON	3/22/2024	AMAZON	PERSONAL CHECK FOR THE CITY OF SELMA REIMBURSEMENT	800-0000-220.000.000	55.25
TIM CANNON	3/24/2024	AMAZON	PERSONAL CHECK FOR THE CITY OF SELMA REIMBURSEMENT	800-0000-220.000.000	22.65
TIM CANNON	3/25/2024	AMAZON	PERSONAL CHECK FOR THE CITY OF SELMA REIMBURSEMENT	800-0000-220.000.000	9.09
TIM CANNON	3/30/2024	AMAZON	HOLSTER/RETURNED	100-2200-600.250.000	(67.24)
TIM CANNON	4/19/2024	NELSON'S ACE HARDWARE	CORDLESS BLOWER/BUILDING MAINTENANCE	100-2200-600.250.000	129.09
ULYSSES MARAVILLA	3/27/2024	THE HOME DEPOT	REPAIR SUPPLIES-ANIMAL SERVICES	100-2400-600.250.050	459.72
ULYSSES MARAVILLA	3/28/2024	THE HOME DEPOT	REPAIR SUPPLIES-ANIMAL SERVICES	100-2400-600.250.050	32.44
ULYSSES MARAVILLA	3/28/2024	MID-VALLEY DISTRIBUTORS	HEX TAP BOLT TO REPAIR DRAG-PARKS	100-5300-600.250.000	272.10
ULYSSES MARAVILLA	4/1/2024	THE HOME DEPOT	LED WALL LIGHTS-FIRE ADMIN	702-9300-600.250.000	140.95
ULYSSES MARAVILLA	4/4/2024	THE HOME DEPOT	BLACK SHELF, WIRE SHELF-BLDGS	702-9300-600.250.000	383.89
ULYSSES MARAVILLA	4/5/2024	AMAZON	VACUUMS-CITY HALL, ART'S CENTER, PD, FIRE ADMIN, SENIOR CENTER	702-9300-600.250.000	493.55
ULYSSES MARAVILLA	4/8/2024	THE HOME DEPOT	KNEE PADS, 40 LBS SEED-PARKS	100-5300-600.250.000	101.91
ULYSSES MARAVILLA	4/10/2024	AMAZON	ALEXA SKILLS-REIMBURSED CITY	800-0000-220.000.000	1.99
ULYSSES MARAVILLA	4/10/2024	AMAZON	ALEXA SKILLS-REIMBURSED CITY	800-0000-220.000.000	1.49
ULYSSES MARAVILLA	4/15/2024	THE HOME DEPOT	VINYL FLOORING-ANIMAL SERVICES	100-2400-600.250.000	52.04
ULYSSES MARAVILLA	4/15/2024	THE HOME DEPOT	REPAIR SUPPLIES-ANIMAL SERVICES	100-2400-600.250.050	252.58
ULYSSES MARAVILLA	4/15/2024	THE HOME DEPOT	HAMMER-PARKS	100-5300-600.305.000	16.97
ULYSSES MARAVILLA	4/15/2024	THE HOME DEPOT	PLIERS, UTILITY KNIVES, MEASURING WHEEL-BLDGS	702-9300-600.305.000	178.09
ULYSSES MARAVILLA	4/17/2024	BELSON OUTDOORS	LITTER BAG DISPENSER/BAGS-DOG PARK	100-5300-600.250.000	1,107.53
ULYSSES MARAVILLA	4/22/2024	THE HOME DEPOT	SHELVES, TRASH CANS, HANGING STRIPS-BLDGS	702-9300-600.250.000	210.69
					<u>69,332.08</u>

ITEM NO: I.

SUBJECT: Resolution Ordering Election, Requesting County Elections Department to Conduct Election, Requesting Consolidation Of Election, and Determining Payment Of Actual Elections Statement Charges

DISCUSSION: Each election year, prior to the election, the County Elections Department requires each city to adopt a resolution ordering the election, requesting the County to conduct the election and to consolidate the election, and determining the payment for candidate statements and for the election in general.

In addition, Elections Code Section 10229 provides that if the number of persons nominated for office in an election subject to Elections Code Section 36512 is equal to or does not exceed the number of vacancies the governing body may appoint candidates or qualified electors to office without conducting an election. The following Resolution will meet those requirements.

FISCAL IMPACT: \$25,000 is being requested in the FY (Fiscal Year) 24-25 proposed General Fund budget for election costs.

RECOMMENDATION: Approve attached Resolution.

<u>/s/</u>	<u>05/23/2024</u>
Reyna Rivera, City Clerk	Date

<u>/s/</u>	<u>05/23/2024</u>
Fernando Santillan, City Manager	Date

RESOLUTION NO. _____

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SELMA CALLING AND GIVING NOTICE OF THE HOLDING OF A GENERAL MUNICIPAL ELECTION TO BE HELD IN SAID CITY ON TUESDAY NOVEMBER 5, 2024, FOR THE ELECTION OF CERTAIN OFFICERS OF SAID CITY AND REQUESTING THE BOARD OF SUPERVISORS OF THE COUNTY OF FRESNO TO CONSOLIDATE AND CANVASS THE GENERAL MUNICIPAL ELECTION TO BE HELD ON NOVEMBER 5, 2024 WITH THE STATEWIDE GENERAL ELECTION TO BE HELD ON THAT DATE PURSUANT TO CALIFORNIA ELECTIONS CODE SECTION 10400 ET SEQ.; TO PERMIT THE COUNTY CLERK/REGISTRAR OF VOTERS OF THE COUNTY OF FRESNO TO RENDER SPECIFIED SERVICES TO THE CITY OF SELMA RELATING TO THE CONDUCT OF SAID GENERAL MUNICIPAL ELECTION PURSUANT TO CALIFORNIA ELECTIONS CODE SECTION 10002; AND AUTHORIZING REIMBURSEMENT FUNDS TO PAY FOR SAID SERVICES

WHEREAS, the next Statewide General Election to be held in the County of Fresno will take place on November 5, 2024; and

WHEREAS, the City of Selma, intends to call and order a General Municipal Election on Tuesday, November 5, 2024, for the election of one District 1 Council member, one District 4 Council member; each for a four-year term and one at-large Mayor for a two-year term; and

WHEREAS, it is the desire of the City Council of the City of Selma to adopt a Resolution requesting the Board of Supervisors of the County of Fresno to consolidate said election with the Statewide General Election pursuant to Part 3 of Division 10 of the Elections Code of the State of California (commencing with Section 10400) to be held on the same date and that, within the City of Selma, the precincts, vote center locations, ballot drop box locations, and election officers of the two (2) elections be the same; the County Clerk/Registrar of Voters canvass the returns of the General Municipal Election; and the election be held in all respects as if there were only one (1) election; and

WHEREAS, it is the desire of the City Council of the City of Selma to adopt a Resolution requesting the Board of Supervisors of the County of Fresno to render specified services to the City of Selma relating to the conduct of a General Municipal Election pursuant to Section 10002 of the Elections Code of the State of California; and

WHEREAS, Section 10002 of the Elections Code of the State of California requires the City of Selma to reimburse the County of Fresno in full for the services performed upon presentation of a bill to the City of Selma

WHEREAS, The City Council of the City of Selma has determined that each candidate for elective office who submits a statement to be sent to the voters with the sample ballot shall be charged a sum not greater than the actual prorated cost of printing, handling and translating the candidate's statement, if any incurred by the agency as a result of providing this service.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SELMA as follows:

SECTION 1. A General Municipal Election is called and ordered for the City of Selma to be held on November 5, 2024, for the purpose of the election of one District 1 Council member, one District 4 Council member; each for a four-year term and one at-large Mayor for a two-year term.

SECTION 2. Pursuant to the requirements of Section 10403 of the Elections Code of the State of California, the Board of Supervisors of the County of Fresno is hereby requested to consent and agree to the consolidation of the General Municipal Election and the Statewide General Election on November 5, 2024.

SECTION 3. In accordance with the provisions of Section 10403 of the Elections Code of the State of California, the City Council of the City of Selma acknowledges that the consolidated election will be held and conducted in accordance with the provisions of law regulating the Statewide General Election pursuant to Section 10418 of the Elections Code of the State of California.

SECTION 4. The Board of Supervisors of the County of Fresno is requested to direct the County Clerk/Registrar of Voters to take any and all steps necessary for and related to the holding of the consolidated election in a manner consistent with law, including, without limitation: the provision of all election materials and equipment; publication of notices; the hiring, training and supervision of election officers and other election personnel; the printing and distribution of ballot materials; the translation of ballot materials; the collection of submitted ballots; the tallying and canvassing of votes; and the certification of election results.

SECTION 5. Pursuant to Section 10002 of the Elections Code of the State of California, the City Council of the City of Selma authorizes reimbursement to the County of Fresno in full for the services to be performed as herein requested and that said sum be paid to the County of Fresno upon demand and presentation of a bill to the City of Selma.

SECTION 6. The candidate shall, if he/she elects to submit a statement, of no more than 200 words, to be included with the sample ballot and sent to the registered voters, pay all costs associated with said election statement; Pursuant to California Elections Code Section 13307, the candidate is required to make an estimated pre-payment to the County at the time the candidate files the nomination papers.

THE FOREGOING RESOLUTION WAS APPROVED AND ADOPTED by the City Council of the City of Selma at a regular meeting of the City Council held on the 3rd day of June 2024, by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

(Signatures on following page)

Scott Robertson, Mayor

ATTEST:

Reyna Rivera, City Clerk

ITEM NO: 2.

SUBJECT: Consideration of an Ordinance Establishing Mobile Home Rent Stabilization for the City of Selma – Introduction and First Reading

PROJECT SUMMARY AND BACKGROUND:

At the Selma City Council meeting on December 4, 2023, a group of local mobile home residents expressed the need for the City of Selma to consider the adoption of a mobile home rent stabilization ordinance. At that time, the Council requested additional information to consider whether the City should consider adopting an ordinance to address the issue.

On February 20, 2024, a public discussion between staff, council members, and stakeholders established the direction and structure for drafting a Mobile Home Rent Stabilization Ordinance.

Following the direction of the Council, City staff conducted multiple meetings with community stakeholders as well as representatives of the mobile home park owners to discuss the potential contents of the proposed ordinance. At those meetings, substantial examples of existing ordinances which have been adopted within the region to provide context with what has been established locally. Additionally, mobile home ownership stakeholders provided alternatives to an ordinance, such as a Memorandum of Understanding (MOU), that may provide some collaborative efforts and buy-in from operators regarding the regulation of rents to tenants.

DISCUSSION:

Overview

Mobile Homes in the state are exempt from California Rent Control Laws, making rent stabilization a “local control issue.” The City of Selma currently does not have an ordinance in place that limits the City’s ability to address impactful rent increases for residents - many of whom are on fixed incomes. Mobile homeowners, unlike apartment tenants or residents of other types of rental units, are in the unique position of having made a substantial investment in a residence where their space is rented or leased. Removal and/or relocation of a mobile home from a park space is not a practical alternative to accepting an excessive rent increase due to the substantial cost of transporting the mobile home, which may cause extensive damage to the mobile home and loss of prior investments in their home site, such as landscaping and accessory structures like carports or porches. Because mobile homes are often owned by senior citizens, people on fixed incomes, and people of low and moderate income, exorbitant or frequent rent increases may cause these individuals undue financial hardships.

Draft Ordinance Process:

As stated previously, the direction provided by the Council in February 2024 was to begin the process of drafting an ordinance to stabilize rents within mobile home parks while discussing the components of the ordinance with applicable stakeholders. At that meeting, community residents expressed concern regarding the operation of some mobile home parks within the City and how increases were being implemented. On the other hand, mobile homeowners and representatives expressed an understanding of the need to potentially protect residents while also expressing reluctance to operate under an ordinance when their park may be operating consistently with best business practices, such as not raising rents that could price out their tenants.

Residents within mobile home parks provided multiple local and statewide examples of adopted rent stabilization ordinances. The examples provided various frameworks for allowances of increases, caps, and guidance of rents related to annual inflation. Staff reviewed the information to aid in establishing a reasonable amount for rents to increase and how they would be capped.

Furthermore, Staff also understood that information provided to residents might be substandard or unclear. Therefore, Staff also included steps for how owners should itemize the structure of rents to be paid by tenants, how increases must be approved by residents, and what is eligible for increases without the approval of tenants. It should be noted that there are portions of rent that are beyond the control of the mobile home park owners. Therefore, Staff disclosed this fact to residents, who generally understood that some increases may be unavoidable.

Staff also met with mobile home park representatives to understand how an ordinance may impact operations. In some cases, some representatives stated that their increases were below draft limits within the ordinance and would not necessarily change how they conduct business. On the other hand, representatives expressed some reserve to the ordinance and suggested that alternatives be investigated to provide more flexibility to operators. One of those alternatives provided by representatives was the City entering into MOUs that identify similar regulation of rent limits. It was suggested that an MOU is perhaps more collaborative as it provides buy-in from operators that there is a need to protect specific residents from undue increases that could displace them from housing.

Based on this feedback from representatives, Staff considered how an MOU could be beneficial in providing oversight for rent stabilization. First, an MOU signifies buy-in from both parties identified in the agreement. Operators who enter into MOUs have consciously acknowledged that rent stabilization is an issue and have taken steps to identify reasonable limits to ensure residents are not adversely impacted.

Conversely, an MOU is an agreement between two parties that requires negotiation, which can take some time. During the period of negotiations, there could be no regulation or protection for residents to limit rents, which allows for the issue to continue uninhibited.

There is also no guarantee that an agreement may be executed by all mobile home operators due to varying factors. Therefore, solely relying on entering MOUs with mobile home operators is not a fully reliable solution to stabilize rents. However, City staff did feel that the MOUs do provide value and included considerations for exemption from the proposed ordinance if an owner entered into an MOU with the City.

Lastly, during Staff's discussions with community members, it was evident that there was potential for a proposed ordinance to require significant resources for enforcement and oversight. Careful consideration of this fact was made during the drafting of the ordinance to outline the guidelines for how rents could be increased, but providing procedures for residents to protest a potential rent increase, hearing provisions, and standards of review of a petition in order to streamline arbitration of disputes. By structuring the ordinance in this fashion, the City is relieved of the cost and resource burden of constant oversight but allows for immediate enforcement when residents raise the issue of unjust increases by an operator.

Draft Ordinance Summary:

The draft rent stabilization ordinance aims to prevent excessive rent increases for the City's current mobile home population while maintaining the opportunity for mobile home park owners to receive a fair and reasonable return on their investment.

Major aspects of the proposed mobile home rent stabilization ordinance include the following:

- **Rent Stabilization Methodology** – “Base Rent” may be increased annually by eighty (80) percent of the Consumer Price Index, West Region (CPI) or by 5%, whichever is less.
- **Base Rent Definition** - “Base Rent” means the rent charged for a mobile home space on the effective date of this chapter; or rent charged for a space immediately following the transfer of ownership, vacancy due to eviction, vacancy due to a move off, or subsequent transfers of ownership; or the initial rent charged for a newly created space within an existing mobile home park “Base Rent” shall not include:
 - Utility charges for charges for sub-metered gas and electricity.
 - Charges for water, refuse disposal, sewer service, and/or other services which are either provided and charged to mobile home residents solely on a cost pass-through basis and/or are regulated by state or local law.
 - Any amount paid for the use and occupancy of a mobile home unit (as opposed to amounts paid for the use and occupancy of a mobile home space).
 - Charges for laundry services.
 - Storage charges.
- **Space Rent Definition** - “Space Rent” means cost considerations required for the use and occupancy of a mobile home space in a park, including all amenities, services, and benefits in addition to “Base Rent”.
- **Base Rent Increase for New Capital Improvements** – An owner may obtain a pass-through of a new capital improvement cost. All improvements or rehabilitations shall have been approved in advance by the majority of the park tenants, and the cost of such items is fully amortized over the useful life of the improvement. Any capital

improvement to be assessed shall be identified separately and listed on rent statements along with their date of expiration. The owner may request recovery of the cost of materials, labor, construction, interest, and permit fees.

- **Petition by Tenants and Review by City** – The Ordinance allows residents to submit a protest of a potential rent increase that they feel is outside the bounds of the rent stabilization ordinance. The Petition, supported by a majority of the residents, is reviewed by the City Council utilizing the Standards of Review identified in the ordinance that articulates how to evaluate the increase consistently.

Staff's proposed ordinance establishes the definition for "Base Rent", which is the primary expense affected by the ordinance's purpose of establishing rent stabilization. For all intents and purposes, Base Rent is the item that many residents and owners dispute increasing. By establishing a definition and what specific items are included in Base Rent, it can be itemized by owners for tenant review. Additionally, it places the burden of justifying an increase beyond 80% inflation or 5% cap to Base Rent on the owners through transparent disclosure of what the need for the increase is, such as a capital improvement to the park. Base Rent is the only portion of an increase that is regulated by the proposed limits within the ordinance.

The proposed ordinance does not limit other components levied to residents, such as utilities, taxes, general maintenance of the park, and other costs that are beyond the owner's control. These various items, coupled with Base Rent, comprise the definition of "Space Rent," which is the entirety of rent paid by tenants in the mobile park.

The ordinance also delineates the difference between Capital Improvements and Capital Replacements. Because Capital Improvements are discretionary upgrades or enhancements to the mobile home park, the proposed ordinance requires the owner to obtain the approval of the tenants to levy the increase. By requiring consensus of the residents, open communication, transparency, and proper disclosure of amortization of the improvement to residents should be provided by the owner to ensure buy-in. Conversely, Capital Replacements are part of the general maintenance of the park and do not require approval of residents for increases.

If tenants believe an increase in rent is above the limits articulated in the ordinance, any mobile homeowner within the park may submit a sign of more than fifty percent (50%) of the tenants affected by the rent increase. A homeowner must provide clear and concise information about why the rent increase is not justified under the ordinance. The petition must also include printed names of all affected mobile home tenants with their respective space number denoted with original petition signatures, date of signatures; and the total number of mobile home rental spaces within the park. The petition shall be submitted at least 60 days prior to when such an increase would otherwise take effect to be considered "official" by the City. If a petition fails to meet all the submittal requirements, City staff shall respond with a statement of the listed deficiencies, within the next ten (10) days. The party filing the petition shall have fifteen (15) days to correct and refile the appeal. If the applicant(s) fail to meet the time limitation the petition shall be deemed to have been abandoned.

Following receipt of an official petition, a petition hearing date will be set for the next available City Council meeting, no sooner than ten days nor later than thirty days after the receipt of the completed petition. The City Council meeting will allow both the petitioners and the owner an opportunity to present their differences concerning the proposed rent increase and settle them in a final manner. Both the park owner and the affected tenants may appear at the City Council hearing and offer oral and/or documentary evidence. Both the park owner and the affected tenants may designate a representative to appear for them at the hearing.

During the petition hearing, the City Council shall review the information provided by both parties and use the Standards of Review (5-5.5-8) to evaluate the merits of the increase under protest from tenants. If it is determined that the proposed space rent increase is not consistent with the requirements of the rent stabilization ordinance, then that portion of the proposed space rent increase that exceeds the limits of the rent stabilization ordinance shall be suspended and defaulted to eighty (80) percent of the percentage increase in the Consumer Price Index, West Region (CPI), of that year or by 5%, whichever is less.

If it is determined that all or a portion of the proposed rent increase is reasonable under the circumstances, then the City Council shall grant all or such portion of the rent increase to be effective as of the time such increase would have been otherwise effective without the intervention of this chapter.

The ordinance also contains exemptions to the rent stabilization for new and/or relocated mobile homes within the first twelve (12) months of occupation, or mobile home lots that are under a lease voluntarily entered into between a landlord and a mobile home tenant and meet a certain criteria (5-5.5-3(B)). Exemptions from rent stabilization also apply to mobile home parks that enter into a Memorandum of Understanding (MOU) or other agreement with the City of Selma for the enforcement of rent stabilization provisions consistent or more restrictive with the limits established in Section 5-5.5-4.

Environmental Compliance (CEQA)

Staff has determined that this project is exempt under California Environmental Quality Act (CEQA) Section 15061(b)(3) and Section 15183. The project is exempt under the “common sense” exemption because it does not involve the construction or alteration of facilities that will have a significant effect on the environment.

FISCAL IMPACT: The administration of the draft rent stabilization ordinance would be limited to providing information regarding the provisions of the ordinance to owners and residents. Staff’s involvement in enforcement would be limited to when a petition is received from residents about a potential unjust increase by a mobile home park owner. At that time, Staff resources would be needed to review and present the item to the City Council in accordance with the Standards of Review. However, Staff does not anticipate a significant amount of petitions that would require additional financial resources outside of current staffing levels. Therefore, no new fiscal impacts are anticipated, as the ordinance is crafted

only to require City oversight as an arbitrator when a petition is received from residents to review a potential unjust increase.

RECOMMENDATION: Council Waive the First Reading and Set the Second Reading and Public Hearing of the Proposed Mobile Home Rent Stabilization Ordinance for June 17, 2024.

<u> /s/ </u>	<u> 05/29/2024 </u>
Kamara Biawogi, City Planner	Date

<u> /s/ </u>	<u> 05/29/2024 </u>
Jerome Keene, Deputy City Manager	Date

<u> /s/ </u>	<u> 05/29/2024 </u>
Fernando Santillan, City Manager	Date

Exhibits:

- A. An Ordinance adding Chapter 5.5 to Title 5 of the Selma Municipal Code, establishing the Mobile Home Rent Stabilization Ordinance.

ORDINANCE NO. 2024-

AN ORDINANCE OF THE CITY OF SELMA ADDING CHAPTER 5.5 OF TITLE 5 OF THE SELMA MUNICIPAL CODE CREATING MOBILE HOME RENT STABLIZATION

THE CITY COUNCIL OF THE CITY OF SELMA DOES HEREBY ORDAIN as follows:

SECTION 1. Chapter 5.5 of Title 5 of the Selma Municipal Code shall be created to read as follows:

5-5.5-1: STATEMENT AND PURPOSE. Mobile Homes in the state are exempt from California Rent Control Laws, making rent stabilization a “local control issue.” Mobile Home tenants , unlike apartment tenants or residents of rental units, are in the unique position of having made a substantial investment in a residence where their space is rented or leased. Because mobile homes are often owned by senior citizens, persons on fixed incomes, and persons of low and moderate income, exorbitant or frequent rent increases may cause these individuals undue financial hardships.

The purpose of a rent stabilization ordinance is to prevent excessive rent increases and exploitation of the City’s current mobile home inventory while maintaining the opportunity for mobile home park owners to receive a fair and reasonable return on their investment. The City’s research identified the difficulties senior residents have in making increased payments while being on fixed incomes, the lack of disclosure of justification for mobile home rent increases, and the established rent stabilization ordinances that other comparable jurisdictions have implemented. The Council finds and declares it necessary to protect the owners and occupiers of mobile homes from unreasonable rent increases while at the same time recognizing the need for mobile home park owners to receive a fair return on their investment and rental increases sufficient to cover the increased costs of repairs, maintenance, insurance, upkeep, and additional amenities.

5-5.5-2: DEFINITIONS. The following words and phrases when used in this chapter shall for the purpose of this chapter have the meanings respectively ascribed to them in this section:

“Affected tenants” means all tenants in a mobile home park who have been notified that a space rent increase is to become effective within the following twelve (12) months.

“Base rent” means the rent charged for a mobile home space on the effective date of this chapter; or rent charged for a space immediately following the transfer of ownership, vacancy due to eviction, vacancy due to a move off, or subsequent transfers of ownership; or the initial rent charged for a newly created space within an existing mobile home park “Base Rent” shall not include:

1. Utility charges for sub-metered gas and electricity.
2. Charges for water, refuse disposal, sewer service, and/or other services which are either provided and charged to mobile home residents solely on a cost pass-through basis and/or are regulated by state or local law.
3. Any amount paid for the use and occupancy of a mobile home unit (as opposed to amounts paid for the use and occupancy of a mobile home space).
4. Charges for laundry services.
5. Storage charges.

“Capital improvements” means those improvements which materially add to the value of

the property, appreciably prolong its useful life, or adapt it to new uses and which are required to be amortized over the useful life of the improvements of the building pursuant to the straight line depreciation provisions of the Internal Revenue Code, and the regulations issued pursuant thereto.

“Capital improvements costs” shall mean all costs reasonably and necessarily related to the planning, engineering and construction of capital improvements and shall include debt service costs, if any, incurred as a direct result of the capital improvement.

“Capital replacement” means the substitution, replacement or reconstruction of a piece of equipment, machinery, streets, sidewalks, utility lines, landscaping, structures or part thereof of a value of Ten Thousand and no/100ths (\$10,000.00) Dollars or more which materially benefits and adds value to the mobile home park.

“Capital replacement costs” means all costs reasonably and necessarily related to the planning, engineering and construction of capital replacement and shall include debt service costs, if any, incurred as a direct result of the capital replacement.

“City” means the City of Selma.

“Consumer price index” means all items for the western region for all-urban consumers as reported by the Bureau of Labor Statistics of the United States Department of Labor.

“Landlord” means the mobile home park owner.

“Lease” means a written agreement between a landlord and a mobile home tenant for the use and occupancy of a rental space to the exclusion of others, and consistent with the provisions under Section 5-5.5-3(3).

“Mobile home” means a structure transportable in one or more sections, designed and equipped to contain not more than one dwelling unit, and to be used with or without a foundation system.

“Mobile home park” means any parcel (or two (2) or more contiguous parcels) within the City of Selma where ten (10) or more mobile home spaces are rented or leased for the purpose to accommodate mobile homes used for human habitation.

“Mobile home space and/or lot” means a portion of a mobile home park designed or used for the occupancy of one mobile home.

“Operating expenses” means those operating expenses paid by the owner as described in Section 5-5.5-8(A)

“Park owner” and/or “owner” means the mobile home park owner(s).

“Rental agreement” means a lease, which is consistent with the provisions as stated under Section 5-5.5-(3)

“Rent increase” means any additional amount demanded of or paid by a tenant in excess of the rent paid for the mobile home space immediately prior to such demand or payment.

“Space rent” means any consideration required for the use and occupancy of a mobile home space in a park including all amenities, services, and benefits.

“Substantial rehabilitation” means work done by an owner to a mobile home space or to the common area of the mobile home park, exclusive of a capital improvement (as defined within this chapter), the value of which exceeds five hundred dollars (\$500.00) which are performed either to secure compliance with any state or local law or to repair damage resulting from fire, earthquake, or other casualty or natural disaster, to the extent such work is not reimbursed by insurance or security deposit proceeds.

“Tenant” means a tenant, subtenant, lessee, sublessee, or any other person entitled to the use or occupancy of any mobile home space under a rental agreement, lease, or other expression of tenancy.

5-5.5-3: EXEMPTIONS. The provisions of this section shall not apply to rent or rent increases for new mobile home parks created after the effective date of this chapter or new individual lots created (above the current number of total spaces within an existing park as of the effective date of this chapter) for a period of twelve (12) months.

(A) The provisions of this chapter shall not apply to rent or rent increases for new and/or relocated mobile homes placed on vacated lots for a period of twelve (12) months following the first day the lot is re-occupied.

(B) The provisions of this chapter shall not apply to any mobile home lot that is under a lease, voluntarily entered into between a landlord and a mobile home tenant where the lease meets all of the following criteria:

1. The lease was entered into on or after the effective date of this chapter;
2. The term of the lease is in excess of a thirty-six (36) month duration;
3. The mobile home lot which is under the lease is used for the personal and actual residence of the mobile home tenant;
4. The first paragraph of the lease contains a provision notifying the mobile home tenant that the mobile home lot will be exempt from the provisions of this chapter; and
5. This exclusion shall apply only for the duration of the term of the lease and any uninterrupted, continuous extensions thereof. If the term of the lease is not extended and no new rental agreement meeting the above stated criteria is entered into, this chapter shall immediately become applicable to the mobile home lot and the last rental rate charged for the lot under the immediately preceding rental agreement shall be the rent for the purposes of determining the base rent under this chapter.

(C) The provisions of this chapter shall not apply to mobile home lots, for a period of twelve (12) months, immediately following:

1. The transfer of ownership after the effective date of this chapter;

2. For any subsequent transfers occurring after the effective date of this chapter; and
3. A vacancy occurring because the prior mobile home tenant was evicted for nonpayment of rent, issuance by the tenant of checks drawn against insufficient funds or closed accounts, chronically late payment of rent, the tenant's commission of waste upon the mobile home and/or lot, the tenant's total disregard for maintenance, the tenant's commission or permitting of a nuisance on the premises, the tenant's use of the premises for an unlawful purpose, or other material violation of a reasonable provision of a written rental agreement.

(D) The provisions of this chapter shall not apply to mobile home lots that are exempt through State Law exemptions such as Civil Code Section 798.45 and Section 798 et seq. or owned by any Government Agencies.

(E) The provisions of this chapter shall not apply to a mobile home park that has entered into a Memorandum of Understanding or other Agreement with the City of Selma for enforcement of rent stabilization provisions consistent or more restrictive with the limits established in Section 5-5.5-4.

5-5.5-4: PERMITTED BASE RENT INCREASES OR ADJUSTMENTS. Any base rent increase proposed to take effect on or after the effective date of the ordinance codified in this chapter, shall be subject to this chapter.

- (A) Base Rent may be increased to an amount equal to the rent in effect of that current year, adjusted by eighty (80) percent of the increase in the percentage increase in the Consumer Price Index, West Region (CPI), of that year or by 5%, whichever is less.
- (B) A 90-day advance written notice of rent increase shall be provided to the tenants. All rent increase notices shall be given to the tenants on the same day each calendar year and subsequent years.
- (C) A park owner shall not demand, accept or retain rent for a mobile home space exceeding the rent in effect on the effective date of this chapter, except as provided in this chapter.
- (D) Base Rent increases shall not be increased more than once in any twelve (12) month period.
- (E) Base Rent increases shall only apply to the base rent for the mobile home space. Annual Government Costs which could include municipal utilities, general property taxes, special property assessments, and governmental regulatory, processing or permitting fees, shall not be calculated within the rent stabilization methodology but shall be itemized for informational purposes to tenants.
- (F) Any base rent increase (within any twelve (12) month period) which exceeds the maximum permitted under (5-5.5-4(A)) may be challenged to a formal petition hearing under the provisions of section 5-5.5-6.

1. Any rent increases exceeding the base rent in effect of that current year and

are subject to a formal hearing may not become effective or be collected by the landlord until such time that the increase increment is approved under a formal petition hearing.

5-5.5-5: BASE RENT INCREASES FOR NEW CAPITAL IMPROVEMENTS.

- (A) A park owner may obtain a pass-through of a new capital improvement cost under this section. Any capital improvement assessment shall be identified separately and listed on rent statements along with their date of expiration. The owner may request recovery of the cost of materials, labor, construction, interest, and permit fees. All improvements or rehabilitations shall have been approved in advance by the majority of the park tenants, and the cost of such items is fully amortized over the useful life of the improvement.
- (B) New Capital Improvements. Improvements that did not previously exist in the park shall be deemed “new capital improvements” unless the park owner is required by law to make the capital improvements. A park owner may charge each affected mobile home tenant as additional rent the pro rata share of new service and capital improvement costs including financing costs subject to the following preconditions:
 - a. Prior to initiating the service or incurring the capital improvement cost, the park owner must consult with the mobile home tenants regarding the nature and purpose of the improvements and the estimated cost of the improvement. Approval in writing by a majority of the tenants(50% or more) of the occupied spaces within the park;
- (C) All new fees must be noticed 60-days prior to initiation and be itemized on the resident’s bill prior to collection of fees. If the fee or charge has a limited duration or is amortized for a specified period, the expiration date shall be stated on the initial notice and each subsequent billing to the tenants while the fee or charge is billed to the tenant (California Civil Code §798.32(a) of the Mobilehome Residency Law (MRL).

5-5.5-6 PETITION BY TENANTS.

- (A) Any mobile home tenant who will be or has been subjected to a proposed rental increase may file a petition and concurrent response. The petition shall be signed by more than fifty (50%) of the tenants affected by the rent increase. The petition shall be submitted at least 60 days prior to when such an increase would otherwise take effect. A submitted petition to the City shall contain the following terms to consider an official petition submittal.

An official Petition submittal must contain the following.

1. Clear and concise terms why, in the petitioner’s opinion, the rent increase is not justified under the ordinance. Reference to the specific ordinance in violation must be identified.
2. The printed names of all affected mobile home tenants with their respective space number denoted and original petition signatures, with the date of signature.
3. The total numbers of mobile home rental spaces within the park; and
4. The name, address and space number, and telephone number of the tenants or the tenant’s representative filing the petition.

(B) Receipt of the Petition.

1. Upon receipt of a completed and official petition by tenants, as specified under Section 5-5.5-4(A), the Community Development Department shall set a date for the next available city council meeting no sooner than ten (10) days nor later than thirty (30) days after the receipt of the completed petition.
2. A notice shall be sent to all affected parties via first class mail by City staff. The notice shall display the date, time, and place of the hearing.

(C) In the event a petition fails to meet all the submittal requirements listed in Section 5-5.5-6(A), City staff shall respond with a statement of the listed deficiencies, within the next ten (10) days. The party filing the petition shall have fifteen (15) days to correct and refile the appeal. If the applicant(s) fail to meet the time limitation the petition shall be deemed to have been abandoned.

5-5.5-7: PETITION COUNCIL HEARING.

- (A) The purpose of the hearing shall be to allow the two (2) parties the opportunity to present their differences concerning the proposed rent increase and settle them in a final manner.
- (B) The park owner shall provide clear and concise terms why, in the park owner's opinion, the rent increase is justified under the ordinance section 5-5.5-8. Reference of the specific ordinance must be identified.
- (C) Both the park owner and the affected tenants may appear at the City Council hearing and offer oral and/or documentary evidence. Both the park owner and the affected tenants may designate a representative to appear for them at the hearing.
- (D) The City Council shall use the standards of review outlined under Section 5-5.5-8 for the hearing proceedings.
- (E) If City Council determines that the proposed space rent increase is not reasonable under the circumstances, then that portion of the proposed space rent increase that exceeds the amount allowed under Section 5-5.5-4(A) shall be suspended and the base rent going forward shall be defaulted to eighty (80) percent of the percentage increase in the Consumer Price Index, West Region (CPI), of that year or by 5%, whichever is less.
- (F) If the City Council Determines that all or a portion of the proposed rent increase is reasonable under the circumstances, then City Council shall grant all or such portion of the rent increase to be effective as of the time such increase would have been otherwise effective without the intervention of this chapter.
- (G) The decision of the City Council is final and binding upon the owner and all affected tenants. Any party disputing the final decision and findings of the City Council may seek review of the arbitrator's actions pursuant to Sections 1094.5 and 1094.6 of the California Code of Civil Procedures.

5-5.5-8: STANDARDS OF REVIEW. In evaluating any proposed space rent increase, that exceeds the maximum permitted under Section 5-5.5-4(A), the following factors should be considered by City Council:

- (A) Unavoidable increases in maintenance and/or operating expenses, including but not limited to the reasonable value of:
 - 1. The owner's and/or landlord's labor,
 - 2. Any caretaker's labor,
- (B) The physical condition of the mobile home park and the amenities provided for each individual space, including the quantity and quality of maintenance and repairs performed during the preceding twelve (12) months;
- (C) Substantial rehabilitation work that has been completed;
- (D) Capital improvements that have been completed, as long as such work is:
 - 1. Distinguished from ordinary repair and maintenance;
 - 2. Approved in writing by a majority of the tenants (50% or more) of the occupied spaces within the park;
 - 3. Permanently fixed in place or relatively immobile and appropriate to the use of the property;
 - 4. Cost factored must be averaged on a per space basis and amortized over the good faith estimate of the remaining useful life of the improvement and distributed among;
 - 5. Not coin-operated nor one for which a "use fee" or other charge is imposed on the tenants for its use;
- (E) Capital replacements that have been completed, as long as such work is:
 - 1. Distinguished from ordinary repair and maintenance;
 - 2. Cost factored must be averaged on a per space basis and amortized over the good faith estimate of the remaining useful life of the improvement and distributed among;
 - 3. Does not include depreciation expenses as an operating expense in the calculation of expenses.
- (F) A fair and reasonable rate of return on the owner's investment in the park, and other financial information that the park owner is willing to provide.

SECTION 2: California Environmental Quality Act: The City Council, having considered the staff report and all public comments, has determined that the Zoning Code Text Amendment is exempt under California Environmental Quality Act (CEQA) Section 15061(b)(3) and Section 15183. The project is exempt under the "common sense" exemption because it does not involve the construction or alteration of facilities that will have a significant effect on the environment.

SECTION 3: Severability: If any section, subsection, sentence, clause or phrase of this Ordinance is for any reason held to be invalid or unconstitutional, the decision shall not affect the validity of the remaining portions of the Ordinance. The City Council hereby declares that it would have passed this Ordinance, and each section, subsection, sentence, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses or phrases have been declared invalid or unconstitutional.

SECTION 4: Effective Date and Posting of Ordinance: This Ordinance shall take effect and be in full force thirty (30) days from and after the date of passage. The City Clerk of the City of Selma shall cause this Ordinance to be published at least once within fifteen (15) days after its passage in the Selma Enterprise, or other local publication, with the names of those City Council Members voting for or against the Ordinance.

I, REYNA RIVERA, City Clerk of the City of Selma, do hereby certify that the foregoing Ordinance was introduced at a regular meeting of the City Council of the City of Selma held on the 3rd day of June 2024, and passed and adopted at a regular meeting of the City Council held on the 17th day of June 2024, by the following vote, to wit:

AYES: COUNCIL MEMBERS:
NOES: COUNCIL MEMBERS:
ABSTAIN: COUNCIL MEMBERS:
ABSENT: COUNCIL MEMBERS:

Scott Robertson, Mayor

Reyna Rivera, City Clerk

APPROVED AS TO FORM:

City Attorney

ITEM NO: 3.

SUBJECT: Consideration of an Ordinance for the Comprehensive update to the City of Selma Municipal Code (SMC), Title 11 – Zoning to comply with current housing State law, promote consistency with the General Plan, clarify the development standards by removing redundant or obsolete code sections, and adding objective design standards for residential uses in accordance with Senate Bill 330 – First Reading and Introduction

PROJECT BACKGROUND AND DESCRIPTION:

The Zoning Ordinance is a section within the Selma Municipal Code that regulates the development and subsequent use of land. The City is divided into various zones (e.g. residential, commercial, industrial, public and open space, etc.) and the Zoning Ordinance establishes lists of uses that are applicable as well as appropriate development standards for each zone. Development standards in each zone typically address the following issues:

Allowed Uses | Minimum lot size and dimensions | Setback (yard) requirements | Building height | Lot Coverage | Parking | Landscaping | Fencing | Signs

The ordinance also identifies permit and processing requirements for all types of development entitlements that are proposed in the City.

In 2021, the City and Rincon Consultants, the City's primary consultant on this project, met to kick off the Zoning Ordinance update project, where the City discussed inconsistencies and revisions needed that staff has made identified over the years. The current Zoning Ordinance is made up of 35 unique Chapters. Over the course of the Ordinance's lifespan, Chapters have been added, revised, and replaced. Many sections of the Ordinance have been updated since the original codification in 1963. However, the Ordinance has not received a comprehensive update.

The City has held several public opportunities for comments and input throughout the development process of the Zoning Ordinance Update, including an initial public workshop that took place in October of 2021, and a joint Planning Commission/City Council workshop held by staff on March 26, 2024, providing insight on the Comprehensive Zoning Ordinance Update allowing for any questions/concerns to be addressed.

DISCUSSION:

The City's proposed Zoning Ordinance Update would amend the existing Zoning Code to implement the City's existing General Plan, to promote and enhance the public health, safety, and welfare of the residents of the city, consolidate chapters of the ordinance to make it more user friendly, and consistency with the current regional and state laws. Since a Zoning Ordinance regulates, among other things, a jurisdiction's land use, density, lot coverages, lot

sizes and setbacks, building sizes, landscaping, and parking, it is the means to implement a jurisdiction's General Plan, which is the policy document for its future growth. A jurisdiction's General Plan is the official guide for the future physical development of the City and its land use planning and zoning changes. California Government Code Section §65860(a) requires that a jurisdiction's Zoning Ordinance be consistent with its General Plan or any updates to its General Plan. Therefore, the City is proposing to amend its existing Zoning Ordinance to ensure compatibility and to allow for development intensities and uses that are consistent with its adopted 2035 General Plan.

In addition to making the Code consistent with the updated General Plan and easier to comprehend, the update is intended to ensure compliance with applicable statutory, case law and reflects more contemporary zoning approaches and terminology. As a part of the City's effort to be in compliance with applicable statutory requirements, the City is currently undergoing the completion of the 6th Cycle Housing Element. As a requirement of the 6th Cycle Housing Element certain updates are required by the California Housing and Community Development Department including but not limited to consistency with the Fair Housing Act, New Accessory Dwelling Unit (ADU) laws, and Housing Crisis Act of 2019.

The following tables provides an overview and comparison of the existing Zoning Code and how the proposed update will amend the Code to be concise and more easily interpreted by Staff and the public. By updating the Zoning Code to be more easily understood, it prevents ambiguities in application for projects that are similar in nature.

Current Zoning Ordinance and New Zoning Ordinance Comparison Matrix

	Current Zoning Ordinance	New Zoning Ordinance
Preliminary Review Procedure	No administrative procedure for Preliminary Review	Added Preliminary Development Review procedures as mandatory for certain development projects.
Zone District Identities	Zone Districts that allowed more intense uses would also allow for lesser intense Zone Districts' uses. Producing an ill-defined citywide development pattern	Use Classification matrices have been added for all Zone District. The Use Classification matrices delineate the uses allowable of each Zone District that are consistent with each Districts identity.
Overall Ordinance Size	35 Chapters	8 Chapters
General Provisions	Chapter 1 – Zoning and Chapter 2 – Zoning Boundaries; Map	Chapter 1 consolidates Chapter 1 and 2 of the current ZO
Zoning Districts and Allowable Uses	Chapter 3 through 14, specific zone designations and development standards for each zone	Consolidated 11 Chapters into one Chapter. Chapter 2 includes multiple subsections including use tables, development standard tables, and applicable regulations for Single Family, Multi Family, Commercial, Manufacturing, Combined zones, and Open Space The Central Business District zone district regulations,

Current Zoning Ordinance		New Zoning Ordinance
		Temporary Uses and multiple new housing options were included.
		Outdated commercial uses were renamed to modern terms, commercial uses were also consolidated into more general uses.
		Density for gas stations now will prohibit more than two stations on corners of the same intersection.
General Regulations	Chapter 20 contains general development standards applicable to most zones	Transformed existing section into a more user-accessible Chapter with tables indicated standards for Height projections, setback projections, etc.
		Additional outdoor storage regulations, storage container regulations, new accessory buildings regulations, off street parking revision, etc.
Standards for specific activities	Not a part of the current ZO	Consolidated sections from existing ZO and added new regulations for ADUs, HOPs, ABC sales, Personal Cannabis Use, Density Bonuses, etc.
Nonconformities	Chapter 19 Nonconforming Building and Uses	Adds new policies for Nonconforming uses and structures
		Consolidates several chapters into one chapter.
Permit Processing	Chapter 16, portion of 20, 21 through 24, and 31	Adds Zoning Clearance, simplified SPR findings, Director Review and Approvals, Temporary Use Permits, Minor Deviations, and Pre-zoning regulations.
Zoning Administration	Chapter 25 Administration and Enforcement	Adding clear administrative roles, consolidating sections regarding appeals, Adding Development Agreement policies, and Annexations
Definitions/Use Classes	Chapter 1	Consolidated all Definitions into one chapter and provided additional definitions, specifically regarding new housing types. Modified dated terminology of uses and definitions.
HOP-Minor/Major	Chapter 4	Adds a new category for Home Occupations. Differentiates the cottage and home-based businesses.

Furthermore, the inclusion of objective design standards ensure that projects can more easily fulfill the preferred aesthetics and design criteria required by the City without concern of being held up due to differing opinions, ideas, or interpretations of what a project “should” look like but rather what it “must” look like. Draft objective design standards are also included for consideration by Council for single and multi-family and commercial developments. Downtown standards will be proposed at a later date following the completion of the Downtown Strategic Plan so that public input from that process can be incorporated.

However, the Commercial Business District (CBD) zone district that regulates downtown, which previously was not included in the Zoning Code, has been updated to include regulations that promote more of an entertainment and retail district in an effort to bring residents and customers to downtown. Comments presented through the Downtown Strategic

Attachments:

1. Notice of Exemption
2. Findings of Consistency for NOE
3. Resolution
4. Objective Design Standards
5. Draft Zoning Ordinance
6. Selma Zoning Ordinance Update List of Changes

ITEM NO: 4.

SUBJECT: Consideration of a Resolution Adopting the 2024-2025 City of Selma Fiscal Year Budget

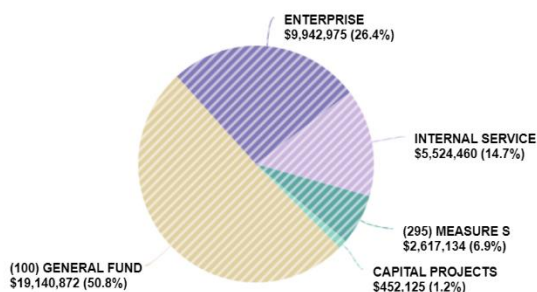
DISCUSSION: The City Council held a budget workshop on April 5, 2024, to discuss Council's budget priorities for the upcoming fiscal year. At this meeting, the City Manager and Department Heads provided information with regard to proposed operational and capital expenditures. The City Council provided feedback to staff regarding items that should be included in the FY 25 budget.

On May 20th, 2024, staff presented a draft proposed budget for review and comment by the City Council. Below is a selective summary of the Final Proposed FY 24-25 Budget as revised. The full document is attached as Attachment 2.

FY 2024-25 Final Proposed Budget

June 3, 2024

Visualization



- Sort Large to Small
- (100) GENERAL FUND
 - ENTERPRISE
 - INTERNAL SERVICE
 - (295) MEASURE S
 - CAPITAL PROJECTS

Collapse All		2024-25 Budget
▼ GENERAL		\$ 19,140,872
(100) GENERAL FUND		19,140,872
▼ ENTERPRISE		9,942,975
(600) AMBULANCE SERVICE		6,761,291
(604) GARBAGE SERVICE		1,696,859
(603) TRANSIT SERVICE		1,179,032
(605) CULTURAL ARTS		221,902
(601) PIONEER VILLAGE		83,891
▼ INTERNAL SERVICE		5,524,460
(700) INSURANCE		2,326,651
(705) EMPLOYEE BENEFITS		1,536,964
(702) BUILDING & UTILITY		679,468
(701) FLEET MANAGEMENT		673,041
(704) DATA PROCESSING		308,336
▼ SPECIAL REVENUE		2,617,134
(295) MEASURE S		2,617,134
▼ CAPITAL PROJECTS		452,125
(406) DEV IMP- SEWER		315,125
(410) DEV IMP- WASTE WATER COLL.		137,000
Total		\$ 37,677,566

Data filtered by Funds, No Project, EXPENSES and exported on May 29, 2024. Created with OpenGov

/s/ 06/03/2024
Fernando Santillan, City Manager Date

- 1- Resolution
- 2- Fiscal Year 2024-25 Budget Document

RESOLUTION NO. 2024 – __R

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SELMA ADOPTING THE 2024-25 FISCAL YEAR BUDGET FOR THE CITY OF SELMA

WHEREAS, City staff has prepared the proposed budgets described above in proper form for all funds for which a budget is required; and

WHEREAS, the proposed 2024-25 fiscal year budget for the City of Selma has been presented to the City Council of the City of Selma by the City Manager; and

WHEREAS, following a City Council study session and regular meeting held for the purpose of budget review, corrections and amendments have been made; and

WHEREAS, a public hearing on said budget was duly scheduled, and held, and all persons were given an opportunity to be heard and their suggestions or objections carefully considered.

WHEREAS, all statutory legal requirements for the final adoption of said budget have been completed; and

WHEREAS, it is the intention of the City Council to adopt the proposed budget as the annual budget of the City of Selma for the 2024-25 Fiscal Year;

NOW, THEREFORE, BE IT RESOLVED, by the Council of the City of Selma that:

1. The above recitals are true and correct.
2. The final budget document containing the City Operating Budget for Fiscal Year 2024-25 shall contain all revisions made by the City Council, and

BE IT FURTHER RESOLVED THAT, the following budget for the General Fund, Enterprise Funds, Special Revenue Funds, and Proprietary Funds for the City of Selma,

Collapse All	2024-25 Budget
▼ GENERAL	\$ 19,140,872
(100) GENERAL FUND	19,140,872
▼ ENTERPRISE	9,942,975
(600) AMBULANCE SERVICE	6,761,291
(604) GARBAGE SERVICE	1,696,859
(603) TRANSIT SERVICE	1,179,032
(605) CULTURAL ARTS	221,902
(601) PIONEER VILLAGE	83,891
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▼ SPECIAL REVENUE	2,617,134
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(406) DEV IMP- SEWER	315,125
(410) DEV IMP- WASTE WATER COLL.	137,000
Total	\$ 37,677,566

Data filtered by Funds, No Project, EXPENSES and exported on May 29, 2024. Created with OpenGov

the details of which are on file with the City Clerk, is hereby approved and adopted as the official budget for the said fiscal years for the City of Selma; and

This Resolution is effective immediately upon adoption.

The foregoing resolution was duly approved by the Selma City Council at a regular meeting held on the 3rd day of June 2024 by the following vote, to wit:

AYES:	COUNCIL MEMBERS:
NOES:	COUNCIL MEMBERS:
ABSTAIN:	COUNCIL MEMBERS:
ABSENT:	COUNCIL MEMBERS:

Scott Robertson, Mayor

ATTEST:

Reyna Rivera, City Clerk