MARCH 27, 2018 MINUTES
REGULAR WHEATLAND CITY COUNCIL MEETING
WHEATLAND COMMUNITY CENTER
101 C STREET, WHEATLAND, CA
6:30 – 7:28 P.M.

COUNCIL MEMBERS PRESENT: R. Coe, J. Henderson, L. McIntosh, J. Pendergraph, R. West
*** J. Pendergraph arrived at 6:35 p.m.**
***L. McIntosh arrived at 6:40 p.m.**

OTHERS PRESENT
G. Greeson, City Manager
Andrew Ramos, City Attorney
T. Raney, Community Development Director
S. Mahoney, Finance Director
A. Wightman, Police Chief

PLEDGE OF ALLEGIANCE:

Council member R. Coe led the pledge of allegiance.

PUBLIC COMMENT

Tom Engler, Project Manager, MBK Engineers requested agenda item No. 3.4 Consideration to adopt the resolution authorizing the City Manager to execute the Subdivision Improvement Agreement, authorizing the City Manager to accept associated utility easement grant deeds, and approving the Village I Final Map and Improvement Plans for the Caliterra Ranch Project (Dale Investments, LLC), be pulled from the Consent Calendar for discussion under the Regular Calendar portion of the agenda.

CONSENT CALENDAR

Motion made by Council Member R. West, Seconded by Council Member R. Coe to **approve minutes of the regular meeting on February 27, 2018; Proclamation Honoring April 2018 as Child Abuse Prevention Awareness Month and Resolution No. 05-18 Directing Preparation of the Annual Engineer's Report for the Continuation of the Wheatland-Premier Grove Landscaping and Lighting Assessment District (Including Park Place Annexation) For Fiscal Year 2018-2019.** Vote called: AYES – West, Coe, Pendergraph and Henderson. ABSENT: McIntosh. Motion carried.

REGULAR CALENDAR

1) Community Development Director Tim Raney presented the staff report for discussion of consideration to adopt the resolution authorizing the City Manager to execute the Subdivision Improvement Agreement, authorizing the City Manager to accept associated utility easement grant deeds, and approving the Village I Final Map and Improvement Plans for the Caliterra Ranch Project (Dale Investments, LLC).

Tom Engler commented on concerns related to drainage, specifically the City's General Plan Drainage Report, Alternative 1. Engler stated that impacts have not been mitigated and the General Plan Policy statements are not being complied with.

Council Member J. Henderson commented on the Conditions of Approval for the project.

Council Member J. Pendergraph stated that he feels the Developer has worked to meet required deadlines for the final map.
Council Member R. West commented on the number of lots for the project.

Motion made by Council Member J. Pendergraph, Seconded by Council Member R. West **to approve Resolution No. 06-18 Authorizing the City Manager to Execute the Subdivision Improvement Agreement, Authorizing the City Manager to Execute Associated Utility Easement Grant Deeds, and Approving the Village I Final Map and Improvement Plans for the Caliterra Ranch Project (Dale Investment, LLC) for Assessor Parcel Number: 015-180-074 and 015-180-079**. Vote called – AYES: Pendergraph, West, Henderson and McIntosh. NOES: Coe. Motion carried.

Council Member J. Henderson stated that future lots for the project not move forward without consideration given to the RD's.
Tom Engler requested to meet with an Ad Hoc committee.

2) City Manager Greg Greeson presented the staff report for consideration of appointment for two members to the City of Wheatland Planning Commission.

After a brief statement to Council Members from the five applicants, **Motion made by Council Member R. Coe, Seconded by Council Member R. West to reinstate Tom Mihalyi as a Planning Commissioner for the City of Wheatland. Motion made by Council Member J. Pendergraph, Seconded by Council Member L. McIntosh to appoint William Tinsley as Planning Commissioner for the City of Wheatland.** Vote called – AYES: Coe, West, Pendergraph, McIntosh and Henderson. AYES: All. Motion carried.

PRESENTATION

Police Chief Allyn Wightman presented the annual Police Department Report and the Police Officer of the Year Award to Justin Prince.

3) Finance Director Susan Mahoney presented the staff report for financial auditing services. The City Council received and filed regarding selection of Moss, Levy & Hartzheim LLP as the City's financial auditors for the fiscal year ending June 2018.

4) City Manager Greg Greeson presented the staff report for Notice of Completion of the Police Station Remodel-Phase 2 Project and request to authorize unexpended funds for needed police department furnishings and equipment.

*Council Member R. Coe excused himself from the meeting due to a conflict of interest with the Contractor for the Project.

Motion made by Council Member J. Pendergraph, Seconded by Council Member R. West to **adopt Resolution No. 07-18 Accepting the Work Performed by Frank Webb Construction, Inc. and Authorizing the City Clerk to File a Notice of Completion for the Project and Authorize the Expenditure of $11,484 From Unexpended Construction Cost Funds for Needed Furnishings and Equipment for the Police Department in the Newly Available and Utilized Space**. Vote called – AYES: Pendergraph, West, Henderson and McIntosh. ABSENT: Coe. Motion carried.

*7:10 P.M. Council Member R. Coe returned to the meeting.

REPORTS

Council Member R. Coe reported on the Bi-County Homeless Services MOU meeting.
Council Member J. Pendergraph reported on funds that are available for farmers from the FRAQMD.
Council Member R. West reported on the SACOG approval of the City's TDA Claim and presentation information.

CLOSED SESSION

No reportable action.

ADJOURN

There being no further business, Mayor Joseph Henderson adjourned the meeting at 7:28 p.m.

Minutes approved and adopted this 10th day of April 2018.

Joseph Henderson, *Mayor*

Lisa J. Thomason, *City Clerk*