



CITY OF MENDOTA

"Cantaloupe Center Of The World"

ROBERT SILVA
Mayor
SERGIO VALDEZ
Mayor Pro Tempore
JOSEPH AMADOR
ROLANDO CASTRO
JOSEPH RIOFRIO

AGENDA MENDOTA CITY COUNCIL Regular City Council Meeting CITY COUNCIL CHAMBERS 643 QUINCE STREET August 11, 2015 6:00 PM

VINCE DiMAGGIO
City Manager
MEGGIN BORANIAN
City Attorney

The Mendota City Council welcomes you to its meetings, which are scheduled for the 2nd and 4th Tuesday of every month. Your interest and participation are encouraged and appreciated. Notice is hereby given that Council may discuss and/or take action on any or all of the items listed on this agenda. **Please turn your cell phones on vibrate/off while in the council chambers.**

Any public writings distributed by the City of Mendota to at least a majority of the City Council regarding any item on this regular meeting agenda will be made available at the front counter at City Hall located at 643 Quince Street Mendota, CA 93640, during normal business hours, 8 AM - 5 PM.

CALL TO ORDER

ROLL CALL

FLAG SALUTE

INVOCATION

FINALIZE THE AGENDA

1. Adjustments to Agenda.
2. Adoption of final Agenda.

CITIZENS ORAL AND WRITTEN PRESENTATIONS

At this time members of the public may address the City Council on any matter not listed on the agenda involving matters within the jurisdiction of the City Council. Please complete a "request to speak" form and limit your comments to THREE (3) MINUTES. Please give the completed form to City Clerk prior to the start of the meeting. All speakers shall observe proper decorum. The Mendota Municipal Code prohibits the use of boisterous, slanderous, or profane language. All speakers must step to the podium, state their names and addresses for the record. Please watch the time.

APPROVAL OF MINUTES AND NOTICE OF WAIVING OF READING

1. Minutes of the Regular City Council meeting of July 28, 2015.
2. Notice of waiving of the reading of all resolutions and/or ordinances introduced and/or adopted under this agenda.

CONSENT CALENDAR

Matters listed under the Consent Calendar are considered to be routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Calendar and will be considered separately.

1. JULY 28, 2015 THROUGH AUGUST 05, 2015
WARRANT LIST CHECKS NO. 39700 THRU 39755
TOTAL FOR COUNCIL APPROVAL = \$303,597.38
2. Council adopt **Resolution No. 15-57**, fixing the amount taxable on property for the purpose of paying principal and interest on 1977 General Obligation Bonds.
3. Council adopt **Resolution No. 15-58**, approving the final map of Tract No. 5925 and entering into a subdivision agreement.

BUSINESS

1. Appointment of Mendota residents to the Mendota Baseball and Planning Commissions.
 - a. *Receive report from Planning & Economic Development Manager Flood*
 - b. *Inquiries from Council to staff*
 - c. *Mayor opens floor to receive any comment from the public*
 - d. *Mayoral appointment of resident to the Mendota Planning Commission with Council motion of approval*
 - e. *Council motion to appoint resident to the Mendota Baseball Commission*
2. Council discussion on airport usage.
 - a. *Receive report from Director of Administrative Services Johnson*
 - b. *Inquiries from Council to staff*
 - c. *Mayor opens floor to receive any comment from the public*
 - d. *Council provides direction to staff on how to proceed*

3. Council discussion on the draft Capital Improvement Plan.
 - a. Receive report from City Manager DiMaggio
 - b. Inquiries from Council to staff
 - c. Mayor opens floor to receive any comment from the public
 - d. Council discuss and take action as appropriate

DEPARTMENT REPORTS AND INFORMATIONAL ITEMS

1. Code Enforcement
 - a) Monthly Report
2. Police Department
 - a) Monthly Report
3. City Attorney
 - a) Update
4. City Manager

MAYOR AND COUNCIL REPORTS AND INFORMATIONAL ITEMS

1. Council Member(s)
2. Mayor

CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL -- EXISTING LITIGATION
CA Government Code § 54956.9 (a)
Lisseth Martinez v. City of Mendota- EEOC Charge No. 485-2015-0024

ADJOURNMENT

CERTIFICATION OF POSTING

I, Celeste Cabrera, Deputy City Clerk of the City of Mendota, do hereby declare that the foregoing agenda for the Mendota City Council Regular Meeting of August 11, 2015, was posted on the outside bulletin board located at City Hall, 643 Quince Street Friday, August 7, 2015 at 3:50 p.m.



Celeste Cabrera, Deputy City Clerk



MINUTES OF MENDOTA REGULAR CITY COUNCIL MEETING

Regular Meeting

July 28, 2015

Meeting called to order by Mayor Silva at 6:10 p.m.

Roll Call

Council Members Present: Mayor Robert Silva, Mayor Pro Tem Sergio Valdez, Councilors Joseph Amador, Rolando Castro, and Joseph Riofrio.

Council Members Absent: None.

Flag salute led by Councilor Castro.

No Invocation.

FINALIZE THE AGENDA

1. Adjustments to Agenda.
2. Adoption of final Agenda.

A motion was made by Mayor Pro Tem Valdez to adopt the agenda, seconded by Councilor Castro; unanimously approved (5 ayes).

SWEARING IN

1. Deputy City Clerk Cabrera to swear in Officer Sindy Ayala.

Deputy City Clerk Cabrera swore in Officer Sindy Ayala.

Chief of Police Andreotti shared Officer Ayala's background including her residing in Mendota as a child; currently residing in Riverdale; and was formerly a Police Officer with Avenal.

Discussion was held on the benefits of having bilingual officers and Council congratulated Officer Ayala.

At 6:17 p.m. Mayor Silva announced there would be a recess.

At 6:21 p.m. the Council reconvened in open session.

CITIZENS ORAL AND WRITTEN PRESENTATIONS

Pablo Ceja Bautista (201 De La Cruz Street) – explained that he attended the meeting specifically for the water and sewer rate increase item and requested a translator.

Discussion was held on the timeframe of the water and sewer rate increase and having Planning & Economic Development Manager Flood translate for Mr. Bautista for the Item.

APPROVAL OF MINUTES AND NOTICE OF WAIVING OF READING

1. Minutes of the Regular City Council meeting of July 14, 2015.
2. Notice of waiving of the reading of all resolutions and/or ordinances introduced and/or adopted under this agenda.

A motion was made by Councilor Riofrio to approve items 1 and 2, seconded by Councilor Amador; unanimously approved (5 ayes).

CONSENT CALENDAR

1. JUNE 13, 2015 THROUGH JULY 23, 2015
WARRANT LIST CHECKS NO. 39642 THRU 39698
TOTAL FOR COUNCIL APPROVAL = \$331,979.76
2. Council adopt **Resolution No. 15-50**, claiming Local Transportation pass through revenues for Fiscal Year 2015-2016.
3. Council adopt **Resolution No. 15-56**, favoring the establishment of a Joint Powers Authority to act in support of water storage and conveyance development.
4. Council authorize the City Manager to execute the documents necessary for the Oller/Derrick Roundabout Traffic Study.

Requests were made to pull item 4 for discussion.

A motion was made to approve items 1 through 3 of the consent calendar by Councilor Riofrio, seconded by Councilor Castro; unanimously approved (5 ayes).

4. Council authorize the City Manager to execute the documents necessary for the Oller/Derrick Roundabout Traffic Study.

City Manager DiMaggio reported on Council's direction to staff to move forward with the traffic study for the Oller/Derrick Roundabout in the summer and explained that the information that is gathered from the traffic study will be presented to Council in the future.

Discussion was held on the timeframe of the traffic study; issues that a roundabout in Kerman was having; the possibility of creating a traffic signal at the intersection instead of a roundabout; the need to acquire land for either option; the possibility of losing a grant that is specifically for the creation of a roundabout; and moving forward with the traffic study, formulating a report, and presenting it to Council and Caltrans in the future.

A motion was made to approve item 4 of the consent calendar by Councilor Amador, seconded by Mayor Pro Tem Valdez; unanimously approved (5 ayes).

BUSINESS

1. Council discussion on the development of a Westside Wellness Center by AMOR.

Mayor Silva introduced the item and City Manager DiMaggio introduced Davena Witcher, Executive Director of Alliance for Medical Outreach & Relief (AMOR).

Davena Witcher presented information including AMOR's first project being in Afghanistan; the organization looking for a location in the Westside for their second project and selecting Mendota as a target area; the project currently being in the preliminary stages; filling in the gaps in medical, social, and youth services within the area; the various shortage areas in Mendota; creating a central hub for various organizations and agencies to provide services for the community; the different buildings that will be built and their proposed purposes; potential collaborators; and the budget for the project

Discussion was held on the immense of amount of need of services for the community; different fundraising options available; offering services to everyone no matter the legal status; the possibility of offering dialysis services at the center; the need of a daycare in Mendota; the possibility of having a daycare (7:14 p.m. Councilor Riofrio left the Council Chambers); the amount of development impact fees that the project will generate; the potential site for the center (7:18 p.m. Councilor Riofrio returned to the Council Chambers); the need to combine the two parcels that consist of the site through lot line adjustment; the proposal only requiring a staff-level Site Plan Review; the option Council has to direct staff to enter into a Development Agreement with AMOR and waive all or some of the development fees; the limits of the Economic Incentive Zone; the project also benefitting surrounding communities; the need of another pharmacy within the City; various organizations and programs that are willing to help with the

project; and Council's commitment to work with AMOR regarding the project.

Council consensus was reached to direct staff to meet with AMOR regarding the waiving of development fees.

2. Council discussion on the increase of water and sewer rates.

Mayor Silva introduced the item and City Engineer McGlasson reported that he met with City Manager DiMaggio in regards to the Capital Improvement Plan (CIP); reported on the various items and projects included within the CIP; capital items on the CIP that are of priority; funding the CIP through development impact fees and water and sewer fees; the need to increase the rates in order to fund current operations; and the different options available to increase water and sewer rates.

Discussion was held on priority items and projects included in the CIP; the different options that are available to increase water and sewer rates; the need to educate the public on the situation; the lack of maintenance on the water system in the past significantly influencing the situation; the Proposition 218 election process; City Engineer reporting back to Council in the future in regards to the timeframe to replace the Lozano Lift Station; and the water and sewer rates of other cities.

Council consensus was reached to direct staff to prepare a report that includes a \$12.00 water rate increase and a \$6.00 sewer rate increase and present to Council at a future meeting.

3. Council discussion and consideration on the refund of business license fees for the carnival.

Mayor Silva introduced the item (7:54 p.m. Mayor Pro Tem Valdez recused himself from the dais).

Corina Banuelos & Sergio Valdez (Mendota Youth Recreation [MYR]) – explained that MYR was requesting the refund of fees paid to the City for the carnival's business license; reported on an agreement between MYR and the carnival in regards to MYR being responsible for paying the business license; stated the amount that was paid to the City for the business license; revenue from the carnival being low this year compared to other years; and the increase of security personnel present at the carnival.

Discussion was held on the way business license fees are calculated in regards to the carnival; the different carnival companies that have been contracted in the past; the increase of security personnel present at the carnival significantly decreasing crime (8:07 p.m. Councilor Castro left the Council Chambers); the possibility of other organizations wanting to be refunded fees paid to the City if MYR is refunded; and the different options available to refund MYR fees (8:09 p.m. Councilor Castro returned to the Council Chambers).

A motion was made to refund \$1,000 to MYR for fees paid to the City for a business license by Councilor Riofrio, seconded by Councilor Castro; approved (3 ayes, no: Amador, abstain: Valdez).

At 8:11 p.m. Mayor Pro Tem Valdez returned to the dais.

4. Council discussion and consideration on the frequency and attendance of the Public Safety Sub-Committee meetings.

Mayor Silva introduced the item and stated that the item was on the agenda due to comments that were made at a previous Council meeting.

Discussion was held on changing the frequency of the Public Safety Sub-Committee meetings to quarterly; the various organizations and agencies that attend the meetings; how the sub-committee was established; the amount of staff time that goes towards preparing for a meeting; the different topics that are discussed at the meetings; and inviting other organizations to attend the meetings.

A motion was made to change the frequency of the Public Safety Sub-Committee meetings to quarterly by Councilor Castro, seconded by Councilor Riofrio; approved (4 ayes, no: Amador).

Councilor Amador announced that he resigns as Chairperson and member of the Public Safety Sub-Committee.

Council consensus was reached to appoint Councilor Castro as Chairperson of the Public Safety Sub-Committee.

Discussion was held on holding the scheduled August 3rd Public Safety Sub-Committee meeting and having quarterly meetings after that and appointing a Council Member as Vice-Chairperson of the sub-committee.

A motion was made to appoint Councilor Riofrio as Vice-Chairperson of the Public Safety Sub-Committee by Councilor Castro, seconded by Mayor Pro Tem Valdez; unanimously approved (5 ayes).

PUBLIC HEARING

1. Council takes public comment and consider Resolution No. 15-55, authorizing the placement of special assessments on the 2015/2016 tax roll for the 2015 nuisance abatement costs.

Mayor Silva introduced the item (8:42 p.m. Councilor Castro recused himself from the dais and joined the audience) and Planning & Economic Development Manager Flood summarized the report including that the City carried out weed abatements on properties that did not clean up their properties; explained the notices provided to these property owners consistent with the Mendota Municipal Code (MMC); stated that APN 013-192-02 needed to be removed from the list of properties to be assessed due to confusion of where the property lines lie; and stated that two property owners were appealing the fees being assessed to their properties but the fees being warranted due to the presence of a public nuisance.

Discussion was held on the properties included on the cost report and account summary; the opportunity property owners had to pay for their abatement before a lien is put on their property; the property owners that are appealing the fees; how the fees are calculated; the importance of Code Enforcement taking pictures of the properties before and after they are abated (8:57 Councilor Riofrio left the Council Chambers); the importance of keeping the community clean and maintaining properties (8:59 Councilor Riofrio returned to the Council Chambers); and verifying that the abatement process is done thoroughly.

A motion was made to adopt Resolution No. 15-55 with the modification of the removal of APN 013-192-02 was made by Councilor Riofrio, seconded by Councilor Amador; approved (4 ayes, abstain: Castro)

DEPARTMENT REPORTS AND INFORMATIONAL ITEMS

1. Public Utilities
 - a) Monthly Report

Director of Public Utilities Lewis summarized his report including the installation of iron-manganese filters for the treatment plant; sewer line cleaning that has been beneficial to the sewer system; the installation of the SCADA system for the prison booster station; the repair of the Lozano lift station SCADA; and painting fire hydrants throughout the City uniformly.

Discussion was held on the schedule of the contractor that will install the treatment plant media; the lack of water conservation by the federal prison; the cost of replacing bearings in the wells; the cost of testing fire hydrants; and the positive way in which the Public Works and Public Utilities Departments handled the recent flash flood.

2. City Attorney
 - a) Update

City Attorney Boranian reported on the I-5 Social Services and Mendota Unified School District (MUSD) property on Smoot Street and the contact she has with the counsel of both agencies; the possibility of the properties in question belonging to the Housing Authority and Golden Plains Unified School District; the difficulty of contacting MUSD regarding the property; and being in court for a Pitchess motion where the judge stated that it will not go in front of him again.

Discussion was held on the disputed ownership of the property and the possibility of resolving it; the previous agreement with I-5 Social Services for leasing of the property in 1997; the importance of protecting public safety employees; a property on Naples that has a pile of hazardous rubble stored on it; a deposition that some Council Members will be involved in; car theft deterrence devices that can be handed out at National Night Out; and a piece of land that the City can rent.

4. City Manager

City Manager DiMaggio reported on future dates in which he will be out of the office and lowering the unemployment rate in Mendota.

Discussion was held on a program that Proteus might implement that could provide additional temporary employees to the City and the City not able to pick up live cats.

MAYOR AND COUNCIL REPORTS AND INFORMATIONAL ITEMS

1. Council Member(s)
 - Council reports

Councilor Riofrio reported on the vandalism of a sign at Jess Gil Park and the proliferation of vicious dogs in Mendota.

Kevin Romero (160 Tuft Street) – commented on the vandalism of the sign at Jess Gil Park.

Mayor Pro Tem Valdez inquired as to the damage of a surveillance camera at the Senior Center.

2. Mayor

Mayor Silva announced the upcoming backpack giveaway on August 2nd; the street sweeping of 7th Street between Oller and Naples Streets; weeds in the alleys; and the need to send a letter to Supervisor Pacheco thanking him for coming out to Mendota to view the results of the flash flood.

ADJOURNMENT

With no more business to be brought before the Council, a motion for adjournment was made at 9:55 p.m. by Mayor Pro Tem Valdez, seconded by Councilor Castro; unanimously approved (5 ayes).

Robert Silva, Mayor

ATTEST:

Matt Flood, City Clerk

**CITY OF MENDOTA
CASH DISBURSEMENTS
07/28/2015 -08/05/2015
Check #39700 -39755**

Date	Check #	Amount	Vendor	Department	Description
July 28,2015	39700	\$87,778.00	WESTAMERICA BANK	GENERAL	PAYROLL TRANSFER FOR JULY 13, 2015 - JULY 26, 2015
July 29, 2015	39701	\$5,000.00	ADMINSTRATIVE SOLUTIONS, INC.	GENERAL	MEDICAL CHECK RUN FOR 7/22/2015
July 29, 2015	39702	\$674.97	AFLAC	GENERAL	AFLAC INSURANCE FOR THE MONTH OF JULY 2015
July 29, 2015	39703	\$1,290.08	AMERITAS GROUP	GENERAL	VISION INSURANCE FOR AUGUST 2015
July 29, 2015	39704	\$178.05	DLT SOLUTIONS, LLC	GENERAL-WATER-SEWER-STREETS	ANNUAL SUBSCRIPTION FEE FOR AUTOCAD PROGRAM (ENGINEERING PROGRAM)
July 29, 2015	39705	\$80.00	LORENA OBEZO	DONATION	MUSIC ENTERTAINMENT FOR NATIONAL NIGHT OUT 2015 (PASS-THRU)
July 29, 2015	39706	\$327.99	NISSIAN MOTOR ACCEPTANCE CORPORATION	GENERAL-WATER-SEWER	2015 NISSAN ALTIMA LEASE PAYMENT FOR AUGUST (CM)
July 29, 2015	39707	\$3,846.14	PREMIER ACCESS	GENERAL	DENTAL INSURANCE FOR AUGUST 2015
July 29, 2015	39708	\$1,012.05	WESTAMERICA BANK	GENERAL	(2) VEHICLE PAYMENT FOR JULY 2015 (PD)
July 30, 2015	39709	\$350.00	BAR PSYCHOLOGICAL GROUP	GENERAL	PRE-EMPLOYMENT PSYCHOLOGICAL SCREEN-S. AYALA (PD)
July 30, 2015	39710	\$1,000.00	CENTRAL SAN JOAQUIN VALLEY RISK MANAGEMENT AUTHORITY	GENERAL	BOARD MEETING NON-CANCELLATION CHARGE FOR OCTOBER 24, 2015
July 30, 2015	39711	\$371.00	CENTRAL VALLEY TOXICOLOGY	GENERAL	(4) ABUSE SCREEN,(3) DRUG CONFIRMATION LEVEL,(1) ETHYL ALCOHOL (PD)
July 30, 2015	39712	\$350.00	COMMUNITY MEDICAL CENTER	GENERAL	(2) LEGAL BLOOD DRAWS FOR JUNE 2015 (PD)
July 30, 2015	39713	\$2,128.53	COUNCIL OF FRESNO	GENERAL	FCOG-MULTI-JURISDICTIONAL HOUSING ELEMENT SERVICES FOR THE PERIOD OF 5/1/2015-6/30/2015
July 30, 2015	39714	\$14,411.00	DATAMATIC, INC.	WATER-SEWER	ROADRUNNER NOMAD 900LE,NOMAD DOCKING STATION,PHONE TRAINING,ROADRUNNER SHIPPING,8-PORT GIGABIT ETHERNET SWITCH
July 30, 2015	39715	\$312.00	FRESNO COUNTY SHERIFF	GENERAL	PRISONER PROCESSING SERVICES FOR MARCH-APRIL-MAY-JUNE 2015(PD)
July 30, 2015	39716	\$2,712.50	MCCORMICK, KABOT, JENNER & LAW	GENERAL-WATER-SEWER	PROFESSIONAL SERVICES-PERSONNEL BOARD JUNE 2015
July 30, 2015	39717	\$175.00	BSK ASSOCIATES	WATER-SEWER	BACTERIAL WEEKLY ,WEEKLY TREATMENT TREATMENT AND DIST-SYS #1010021.
July 31, 2015	39718	\$54.11	ACE TROPHY SHOP	GENERAL-WATER-SEWER	(2) CITY COUNCIL BADGES, (3) PERSONNEL BOARD BADGES
July 31, 2015	39719	\$780.00	ADMINISTRATIVE SOLUTIONS,INC.	GENERAL	MONTHLY MEDICAL ADMINSTATIVE FEE FOR AUGUST 2015
July 31, 2015	39720	\$19,709.95	AETNA LIFE INSURANCE COMPANY	GENERAL	MEDICAL INSURANCE FOR THE MONTH OF AUGUST 2015
July 31, 2015	39721	\$739.47	ALERT-O-LITE	GENERAL-WATER	HANDHELD WATER PUMP-UTILITY BECKSON 136PF6, 821-008 MECHANICAL SEAL KIT,INDUSTRIAL EQUIPMENT REPAIR LABOR,FLAG POLE SOLAR LIGHT
July 31, 2015	39722	\$515.98	AUTOMATED OFFICE SYSTEMS	GENERAL-WATER-SEWER	MAINTENANCE CONTRACT FOR THE POLICE DEPARTMENT MPC3503 JULY 2015,MAINTENANCE CONTRACT FOR THE CITY HALL MPC5501
July 31, 2015	39723	\$1,472.00	BSK ASSOCIATES	WATER-SEWER	(3) WATER WEEKLY TREATMENT & DISTRIBUTION, (3) MONTHLY WATER ANALYSIS

**CITY OF MENDOTA
CASH DISBURSEMENTS
07/28/2015 -08/05/2015
Check #39700 -39755**

July 31, 2015	39724	\$2,360.00	CORRPRO WATERWORKS	WATER	INSPECTION SERVICE FOR MENDOTA NORTH AND SOUTH TANKS LOCATED AT 1300 2ND STREET
July 31, 2015	39725	\$50.00	LOS AMADORES	GENERAL	1 SYMPATHY ARRANGEMENT,INCLUDING DELIVERY FOR SILVA FAMILY
July 31, 2015	39726	\$1,903.64	MUTUAL OF OMAHA	GENERAL	LIFE/AD&D/LID/STD INSURANCE FOR THE MONTH OF AUGUST 2015
August 5, 2015	39727	\$22.93	AIRGAS USA,LLC	WATER	SMALL CARBON DIOXIDE CYLINDER RENTAL FOR FEBRUARY 2015
August 5, 2015	39728	\$570.85	ALL-PHASE	STREETS	STREET LIGHTS, 8 OZ.AEROSOL DUSTER,K60 VOLTAGE TESTER,ED23-1/2MOG HPS LP 67512,ED-1/2MOG HPS 100W 67514,E18MOG HPS LP 67578
August 5, 2015	39729	\$630.00	ALL VALLEY ADMINISTATORS	GENERAL-WATER-SEWER	2014 ANNUAL RETIREMENT PLAN PARTICIPANT CHARGE(21X\$30)
August 5, 2015	39730	\$903.74	BEST UNIFORM	GENERAL	(3) POLO SHIRTS,(2) PANTS,(2) JACKETS,(1) PAIR OF BOOTS,(5) LOGOS ,(3) NAMES (CODE ENFOCEMENT).(1) S/S SHIRTS,(1) L/S SHIRTS (2) PANTS (PD)
August 5, 2015	39731	\$4,500.00	MEGGIN BORANIAN	GENERAL-WATER-SEWER	MONTHLY RETAINER FOR GENERAL SERVICES FOR JULY 2015
August 5, 2015	39732	\$7,434.18	MEGGIN BORANIAN	GENERAL-WATER -SEWER	GENERAL SERVICES RETAINER AND SPECIAL SERVICES FOR JULY 2015
August 5, 2015	39733	\$102,621.00	CSJVRMA	GENERAL-WATER-SEWER	2015/2016 1ST QUARTER DEPOSITS-AUTO/PROPERTY/WC
August 5, 2015	39734	\$412.65	COLONIAL LIFE	GENERAL	COLONIAL INSURANCE FOR THE MONTH OF JULY 2015
August 5, 2015	39735	\$625.52	CORBIN WILLITS SY'S INC.	GENERAL-WATER-SEWER	ENHANCEMENT AND SERVICES FEES FOR THE MONTH OF AUGUST 2015
August 5, 2015	39736	\$231.21	CAPITOL ONE COMMERCIAL	GENERAL	WD-40 3PACK,LYSOL WIPES(POLICE DEPARTMENT) 40 PK WATER(CITY COUNCIL),WATER COOLER(SENIOR CENTER)
August 5, 2015	39737	\$88.82	CROWN SERVICES CO.	GENERAL-SEWER	(1) PORTABLE TOILET 1XWK POLICE DEPARTMENT,(1) PORTABLE TOILET WITH SINK 1XWK (WWTP)
August 5, 2015	39738	\$351.73	CROWN SHORTLAND CONCRETE	STREETS	2 1/2 YD. CONCRETE,(6) SACK MIX,(1) FUEL SUR-CHARGE
August 5, 2015	39739	\$304.96	DATAMATIC, INC.	WATER	HANDHELD METER MAINTENANCE SERVICE FOR THE MONTH OF AUGUST 2015
August 5, 2015	39740	\$1,151.63	EINERSON'S PREPRESS	GENERAL-WATER-SEWER	BUILDING INSPECTION CORRECTION NOTICE/1000/5.5 BY 8.5/2 PART-WHITE 500/16 PT MATTE BC'S/ISELA,BC FOR CHARLES W. JOHNSON
August 5, 2015	39741	\$8,750.00	FIREBAUGH POLICE	GENERAL	DISPATCH SERVICES FOR THE MONTH OF JULY 2015 (PD)
August 5, 2015	39742	\$96.81	GUTHRIE PETROLEUM INC	WATER	(1) 1/5 GST OIL 32 FOR AG WELL WATER
August 5, 2015	39743	\$364.00	KERWEST INC. DBA	GENERAL-WATER -SEWER	LEGAL NOTICES FOR EMERGENCY SHELTERS/HOUSING AND COST REPORT ABATEMENTS; CLASSIFIED AD: POLICE RECORDS CLERK AND UTILITIES
August 5, 2015	39744	\$1,855.00	LIEBERT CASSIDY WHITMORE	GENERAL-WATER-SEWER	CENTRAL VALLEY EMPLOYMENT RELATIONS CONSORTIUM MEMBERSHIP FOR 07/01/15 THROUGH 06/30/16
August 5, 2015	39745	\$1,424.31	MENDOTA SMOG AND REPAIR	GENERAL	DISTRIBUTOR,FAN ASSEMBLY,CHECK BRAKE LIGHT AND REMOVED AND REPLACED LIGHT BULB WINDO CONTROLLERTRANSMISSION FLUSH, MOTOR
August 5, 2015	39746	\$966.00	MID VALLEY DISPOSAL	STREETS-REFUSE	ROLL OFF EXCHANGE FOR JULY 7, 2015
August 5, 2015	39747	\$327.99	NISSIAN MOTOR ACCEPTANCE CORPORATION	GENERAL-WATER-SEWER	2015 NISSIAN ALTIMA LEASE PAYMENT FOR THE MONTH OF SEPTEMBER 2015 (CM)
August 5, 2015	39748	\$3,065.88	NORTHSTAR CHEMICAL	WATER	(850) SODIUM HYPOCHLORITE-12.5%,WATER (745) SODIUM HYPOCHLORITE-12% (WATER)

CITY OF MENDOTA
 CASH DISBURSEMENTS
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August 5, 2015	39749	\$1,315.00	OFFICE DEPOT	GENERAL-WATER-SEWER	(3) HP LASERJET PRO 400 TONER (PD), (1) 44PK 2"SEALS,ARROW,TAGS;LGL GUIDE, HP INK, (15) 3X5 NOTEBOOK (1)5" RING BINDER (2) 1/3 FOLDERS
August 5, 2015	39750	\$11,585.83	STATE OF CALIFORNIA	GENERAL-WATER-SEWER	UNEMPLOYMENT INSURANCE BENEFIT CHARGE FOR 4/1/2015-6/30/2015
August 5, 2015	39751	\$2,566.75	BANKCARD CENTER	GENERAL	CREDIT CARD EXPENSES FOR 6/24/2015 - 7/26/2015: (3) LEAGUE OF CALIFORNIA CITIES REGISTRATION, IMCT MEMBERSHIP
August 5, 2015	39752	\$475.00	TECH-MASTER	GENERAL-WATER-SEWER	PEST CONTROL FOR JULY-CITY HALL/DMV /MYR/SENIOR CENTER/COMMUNITY CENTER/ 912 MARIE STREET/1300 2ND STREET/PD.
August 5, 2015	39753	\$861.39	THE HOME DEPOT	GENERAL-WATER	STEEL SHELVES,CLOROX WIPES,PRODUSTMOP,PAINT TRAY,WRECH,GLUE TRAP MS,9PC TRAP MS
August 5, 2015	39754	\$511.74	WESTAMERICA BANK	GENERAL-WATER-SEWER	FOLDING MACHINE PAYMENT FOR AUGUST 2015
August 5, 2015	39755	\$55.80	WECO	SEWER	(2) RENT CYCLE ACETYLENE,(2) OXYGEN D,(2) OXYGEN K

\$303,597.38

AGENDA ITEM

TO: HONORABLE MAYOR AND COUNCILMEMBERS
VIA: VINCE DI MAGGIO, CITY MANAGER
FROM: NANCY M. DIAZ, FINANCE ADMINISTRATIVE SUPERVISOR
SUBJECT: RESOLUTION 15-57 – PAYING FOR THE PRINCIPAL AND INTEREST ON THE 1977
GENERAL OBLIGATION BONDS FOR FISCAL YEAR 2015-2016
DATE: AUGUST 7, 2015

BACKGROUND

In order to pay for the principal and interest on the 1977 General Obligation Bonds, the City of Mendota must submit a resolution to the County of Fresno Auditor's Office specifying a taxable amount to not exceed per \$100.00 of the assessed value of real property within the City for each fiscal year based on a debt service schedule.

RECOMMENDATION

Staff recommends Council to approve Resolution No. 15-57 for submittal to County of Fresno to add to the 2015-2016 Property Tax.

FISCAL IMPACT

\$5,750.00 to the General Fund.

**BEFORE THE CITY COUNCIL
OF THE
CITY OF MENDOTA, COUNTY OF FRESNO**

**A RESOLUTION OF THE CITY COUNCIL OF
THE CITY OF MENDOTA IN THE MATTER OF
FIXING THE AMOUNT TAXABLE ON
PROPERTY WITHIN THE CITY OF MENDOTA
FOR THE PURPOSE OF PAYING THE
PRINCIPAL AND INTEREST ON 1977
GENERAL OBLIGATION BONDS DURING THE
2015-2016 FISCAL YEAR**

RESOLUTION NO. 15-57

**THE CITY COUNCIL OF THE CITY OF MENDOTA DOES HEREBY RESOLVE THE
FOLLOWING:**

- 1) That the tax amount of the City of Mendota for fiscal year 2015-2016 for the purpose of paying the interest and installments of principals falling due within said fiscal year for the bonded indebtedness of the City which will mature and be payable during said year is hereby fixed at the sum of \$5,750. This will result in a tax rate not to exceed .00285 per \$100.00 of assessed value of real property within the City; and
- 2) That the City Clerk is directed to forward copies of this resolution duly certified to the appropriate authorities, including the Fresno County Auditor/Controller.

Robert Silva, Mayor

ATTEST:

I, Matt Flood, City Clerk of the City of Mendota, do hereby certify that the foregoing resolution was duly adopted and passed by the City Council at a regular meeting of said Council, held at the Mendota City Hall on the 11th day of August, 2015, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Matt Flood, City Clerk

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: JEFFREY O'NEAL, AICP – CITY PLANNER
VIA: VINCENT DIMAGGIO, CITY MANAGER
SUBJECT: CITY COUNCIL APPROVAL OF THE FINAL MAP OF TRACT NO. 5925, PHASE V OF LAS PALMAS ESTATES
DATE: AUGUST 11, 2015

EXECUTIVE SUMMARY

Tract No. 5925 comprises Phase V of Vesting Tentative Map No. 5483, Las Palmas Estates¹. It is a 30-lot map that would allow construction of 30 single-family dwellings and appurtenant infrastructure. City Council approval of a final map is required by statute if the map substantially conforms to the approved tentative map. Approval of the final map is a ministerial project, and is not subject to CEQA. Staff recommends that the City Council consider the determinations of the City Engineer and adopt Resolution No. 15-58, approving the final map of Tract No. 5925.

BACKGROUND

Vesting Tentative Map No. 5483 was approved on March 22, 2005, and was initially valid through March 22, 2007. The Subdivision Map Act (Govt. Code §66410 et seq.) establishes the criteria for all divisions of land in California, and is implemented via the City of Mendota Subdivision Ordinance (Mendota Municipal Code Title 16). The Map Act provides various mechanisms by which approved maps can be extended without action being taken by the City. Through mechanisms provided by Govt. Code §66452.6(a)(1) and §66452.24, the approved Vesting Tentative Map has received a number of automatic extensions and is currently valid through March 22, 2017. Until that date, the subdivider may file final maps on a portion or all of the land that was covered by the tentative map.

A note regarding the tract numbering system: in Fresno County, prior to submitting a tentative map, a subdivider must contact the Recorder's Office to be assigned a unique tract number for that tentative map; in this case 5483. Filing of multiple phased final maps based on an approved tentative map requires that each subsequent final map after the first be assigned its own unique tract number. As a result, Vesting Tentative Map No. 5483 has resulted in final maps numbered 5483, 5678, 5826, 5835, 5847, and now 5925. Any future final maps will also have unique identifying numbers.

¹ Because Phase II of the project was split into two sub-phases (IIA and IIB), Phase V is actually the sixth phase of the project.

DISCUSSION & PROPOSAL

The owner, KSA Investment Realty, LLC, has submitted a final map covering a portion of approved Vesting Tentative Map No. 5483. The map, Tract No. 5925, is located west of Rowe Avenue and is immediately south of recently-recorded Tract No. 5847. It includes 30 single-family lots along with local streets, curb, gutter, sidewalk, and underground utilities. It forms the next logical development area within the overall Las Palmas project. This phase of the project will utilize Holmes Avenue for ingress and egress, and is not expected to further impact the Black Avenue system.

As is typical with final maps, the required improvements for service of the mapped area will not be installed prior to final map approval. To that end, the City has prepared a subdivision agreement meeting the requirements of the City Engineer as to content and the City Attorney as to form. The Subdivision Agreement dictates timelines for installation of the required infrastructure, provides for payment of development impact fees, and establishes the required bonds to ensure timely completion of the project.

ENVIRONMENTAL ASSESSMENT

Approval of a final map is a ministerial project, meaning that it does not involve exercise of discretion or judgment during consideration. The Council is required to approve the final map if it substantially conforms to the approved tentative map, and is required to deny the final map if it does not substantially conform (Govt. Code §66474.1). Ministerial projects, expressly including approval of final maps, are exempt from environmental review under the California Environmental Quality Act (CEQA Guidelines §15268(b)(3)).

PUBLIC NOTICE

No public notice is required for approval of a final map.

FINDINGS

The City Engineer has reviewed the final map and improvement plans, and makes the following determinations:

1. He has reviewed the map.
2. The subdivision as shown is substantially the same as it appeared on the tentative map.
3. The subdivider has complied with all provisions of Chapter 2 of the Subdivision Map Act (commencing with §66425) and all local ordinances in effect at the time of tentative map approval.
4. He is satisfied that the map is technically correct.

RECOMMENDATION

Staff recommends that the City Council adopt Resolution No. 15-58, approving the final map of Tract No. 5925, accepting all rights-of-way offered for dedication thereon, and approving the subdivision agreement detailing timing of construction, development impact fees, and bond amounts.

**BEFORE THE CITY COUNCIL
OF THE
CITY OF MENDOTA, COUNTY OF FRESNO**

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF MENDOTA IN THE MATTER
OF APPROVAL OF THE FINAL MAP OF
TRACT NO. 5925, AND ENTERING INTO A
SUBDIVISION AGREEMENT THEREFOR**

RESOLUTION NO. 15-58

WHEREAS, KSA Investments, LLC, a Delaware Limited Liability Company, (“Owner”) has applied for approval of a final map designated as Tract No. 5925, Phase V of Las Palmas Estates (“Map”); and

WHEREAS, the Map comprises a 30-lot phased final map prepared pursuant to approved Vesting Tentative Map No. 5483, said Vesting Tentative Map valid as of the time of filing of the final map; and

WHEREAS, the property to be subdivided lies entirely within the corporate boundary of the City of Mendota; and

WHEREAS, all of the certificates that appear on the Map, excepting the approval certificate of the City Clerk and the recording certificate of the Fresno County Recorder, have been signed and acknowledged; and

WHEREAS, the Map conforms to all of the requirements of the Subdivision Map Act of the State of California (Govt. Code §66410, et seq.), and all City of Mendota ordinances, resolutions, and standards in effect at the time of tentative map approval, excepting that Govt. Code §§66492 and 66493 may not be fully complied with at the time of passage of this resolution, the owner previously having filed with the Clerk of the Board of Supervisors of Fresno County a Tax Compliance Certificate Request along with copies of the final map considered herein by the City Council; and

WHEREAS, the Owner, whose signature appears on the Map, has offered for dedication certain streets, public utility easements, access rights, and other public properties and uses as shown and delineated on said map; and

WHEREAS, the Owner has caused to be prepared Plans, Specifications, and Detail Documents (“Plans”) illustrating consistent with the City of Mendota Standard Specifications and Standard Drawings and other specifications and standards as required the type, location, and extent of public improvements to be installed within and without the boundary of the Map; and

WHEREAS, the City Engineer has reviewed said Plans and deemed that they accurately depict the requirements of said Standard Specifications, Standard Drawings, and other specifications and standards; and

WHEREAS, at the time of approval of the Map, said public improvements have not been completed or accepted pursuant to the requirements of Title 16 of the Mendota

Municipal Code and as such the Owner shall be required to enter into a subdivision agreement detailing the timing of improvements, payment of fees, and bonds to be acquired to ensure timely and proper installation of said improvements; and

WHEREAS, approval of a final map is considered a ministerial project, and is thus exempt from the California Environmental Quality Act pursuant to CEQA Guidelines §15268(b)(3); and

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Mendota that the final map of Tract No. 5925 as incorporated herein as Attachment A hereto substantially conforms to approved Vesting Tentative Map No. 5483, and is hereby approved.

BE IT FURTHER RESOLVED by the City Council of the City of Mendota that the Mayor of the City is hereby authorized to sign the subdivision agreement on behalf of the City of Mendota, said subdivision agreement incorporated herein as Attachment B hereto.

Robert Silva, Mayor

ATTEST:

I, Matt Flood, City Clerk of the City of Mendota, do hereby certify that the foregoing resolution was duly adopted and passed by the City Council at a regular meeting of said Council, held at Mendota City Hall on the 11th day of August, 2015 by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Matt Flood, City Clerk

Attachment "A", Page 1

OWNER'S STATEMENT

THE UNDERSIGNED, BEING ALL PARTIES HAVING ANY RECORD TITLE INTEREST IN THE LAND WITHIN THIS SUBDIVISION, HEREBY CONSENT TO THE PREPARATION AND RECORDATION OF THIS MAP AND OFFER FOR DEDICATION FOR PUBLIC USE THE PARCELS, STREETS, AND EASEMENTS SPECIFIED ON THIS MAP AS INTENDED FOR PUBLIC USE FOR THE PURPOSES STATED THEREIN.

OWNER: KSA INVESTMENTS, LLC A DELAWARE LIMITED LIABILITY COMPANY

HAIR FAMILY TRUST, MANAGING MEMBER

BY: STEPHEN W. HAIR, TRUSTEE DATE:

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA } COUNTY OF } SS

ON BEFORE ME, A NOTARY PUBLIC PERSONALLY APPEARED STEPHEN W. HAIR, PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT. WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY'S SIGNATURE PRINT NOTARY'S NAME PRINCIPAL COUNTY OF BUSINESS REGISTRATION # MY COMMISSION EXPIRES:

SUBDIVISION AGREEMENT

THE SUBDIVISION OF THIS PROPERTY IS AFFECTED BY AN AGREEMENT WITH THE CITY OF MENDOTA, RECORDED AS DOCUMENT NUMBER OFFICIAL RECORDS OF FRESNO COUNTY.

NOTES

THIS PROPERTY IS AFFECTED BY:

INSTRUMENT #2003-0098349, FRESNO COUNTY RECORDS, RECORDED MAY 1, 2003.

DOCUMENT #104180, BOOK 7120, PAGE 872, FRESNO COUNTY RECORDS, RECORDED SEPTEMBER 18, 1978.

INSTRUMENT #2005-0180536 OF OFFICIAL RECORDS, FRESNO COUNTY.

INSTRUMENT #2003-0189565 OF OFFICIAL RECORDS, FRESNO COUNTY, RECORDED AUGUST 15, 2003.

INSTRUMENT #2007-0122749 OF OFFICIAL RECORDS, FRESNO COUNTY.

INSTRUMENT #2007-0125671 OF OFFICIAL RECORDS, FRESNO COUNTY.

INSTRUMENT #2015-0059829 OF OFFICIAL RECORDS, FRESNO COUNTY.

MAP OF TRACT # 5925 LAS PALMAS ESTATES PHASE V CONSISTING OF 4 SHEETS

LYING IN THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN, CITY OF MENDOTA, COUNTY OF FRESNO, CALIFORNIA.

SURVEYED AND PLATTED IN JULY 2015 BY

HAWKINS & ASSOCIATES ENGINEERING 436 MITCHELL RD. MODESTO, CALIFORNIA 95354

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF MENDOTA, COUNTY OF FRESNO, STATE OF CALIFORNIA AND IS DESCRIBED AS FOLLOWS:

BEING A PORTION OF THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN, CITY OF MENDOTA, COUNTY OF FRESNO, STATE OF CALIFORNIA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING THE "UNSUBDIVIDED REMAINDER" AS SHOWN ON THE MAP OF TRACT #5947, LAS PALMAS ESTATES PHASE IV, FILED FOR RECORD IN BOOK 84 OF PLATS, PAGES 97 THROUGH 99, FRESNO COUNTY RECORDS.

EXCEPTING THEREFROM THAT PORTION OF SAID UNSUBDIVIDED REMAINDER DESCRIBED IN THE DEED TO THE CITY OF MENDOTA, RECORDED AUGUST 21, 2009, AS DOCUMENT NO. 2009-0116173, OF OFFICIAL RECORDS, SAID PORTION DESCRIBED AS FOLLOWS:

BEING A PORTION OF THE "UNSUBDIVIDED REMAINDER" SHOWN ON THE MAP OF TRACT #5835, LAS PALMAS ESTATES PHASE IIIA, FILED FOR RECORD IN BOOK 79 OF PLATS, PAGE 72, FRESNO COUNTY RECORDS, SITUATE IN THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP 13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 397 OF ABOVE SAID TRACT, WHICH POINT ALSO LIES ON THE SOUTH LINE OF ABOVE SAID UNSUBDIVIDED REMAINDER; THENCE NORTH 1°35'45" EAST, A DISTANCE OF 304.33 FEET TO THE POINT OF TANGENCY WITH A CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 75.00 FEET; THENCE NORTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 64°03'32", A DISTANCE OF 83.85 FEET; THENCE NORTH 28°00'48" EAST, A DISTANCE OF 103.18 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 508.00 FEET, TO WHICH POINT A RADIAL LINE BEARS NORTH 20°44'42" EAST; THENCE SOUTHEASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 351°3'32", A DISTANCE OF 312.32 FEET TO A POINT ON THE EAST LINE OF SAID UNSUBDIVIDED REMAINDER; THENCE SOUTH 1°35'45" WEST ALONG SAID EASTERLY LINE, A DISTANCE OF 227.34 FEET TO A POINT ON A NON-TANGENT CURVE CONCAVE TO THE SOUTHWEST HAVING A RADIUS OF 280.00 FEET, TO WHICH POINT A RADIAL LINE BEARS NORTH 61°37'54" WEST; THENCE LEAVING THE EAST LINE OF SAID UNSUBDIVIDED REMAINDER, SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°21'31", A DISTANCE OF 50.62 FEET TO THE NORTHEAST CORNER OF LOT 399 OF SAID TRACT, SAID POINT ALSO LYING ON THE SOUTH LINE OF SAID UNSUBDIVIDED REMAINDER; THENCE NORTH 82°5'11" WEST ALONG THE SOUTH LINE OF SAID UNSUBDIVIDED REMAINDER, A DISTANCE OF 231.47 FEET, TO THE POINT OF BEGINNING.

ALSO EXCEPTING ALL RIGHTS TO OIL, GAS, OTHER HYDROCARBON SUBSTANCES OR MINERALS ON OR UNDER THE PROPERTY AS CONVEYED TO HARRIS FARMS, INC., BY DEED RECORDED MAY 6, 1986, AS DOCUMENT NO. 86049433, OF OFFICIAL RECORDS.

SOILS CERTIFICATE

A GEOTECHNICAL INVESTIGATION REPORT FOR THE SUBDIVISION HAS BEEN PREPARED BY KLEINFELDER, INC., REPORT JOB NO. 46915.020, DATED OCTOBER 14, 2004, AND SIGNED BY DAVID L. PEARSON, PE, GE NO. 674.

SURVEYOR'S STATEMENT

THIS MAP WAS MADE BY ME OR UNDER MY DIRECTION AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF CENTRAL VALLEY HOUSING CO. ON OCTOBER 12, 2008. I HEREBY STATE THAT ALL THE MONUMENTS ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED, AND THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE CONDITIONALLY APPROVED TENTATIVE MAP.

KEVIN J. GENASCI DATE L.S. 8660

CITY ENGINEER'S STATEMENT

I, DAVID M. MCGLOSSON, CITY ENGINEER OF THE CITY OF MENDOTA, HEREBY CERTIFY THAT I HAVE EXAMINED THIS MAP, THAT THE SUBDIVISION SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE APPROVED TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF, THAT THE MAP COMPLIES WITH THE PROVISIONS OF THE SUBDIVISION MAP ACT, STATE OF CALIFORNIA STATUTES OF 2015, AND ALL LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP AND THAT I AM SATISFIED THE MAP IS TECHNICALLY CORRECT.

DAVID M. MCGLOSSON DATE MENDOTA CITY ENGINEER P.L.S. 6968

CITY CLERK'S CERTIFICATE

I HEREBY CERTIFY THAT THE CITY COUNCIL OF THE CITY OF MENDOTA, COUNTY OF FRESNO, STATE OF CALIFORNIA, BY RESOLUTION NO. ADOPTED AT THE REGULAR MEETING OF SAID COUNCIL DULY CONVENED AND HELD ON THE DAY OF DID APPROVE THE WITHIN MAP (AND ACCEPTED ON BEHALF OF THE PUBLIC, SUBJECT TO CONSTRUCTION, ALL PARCELS OF LAND AND EASEMENTS OFFERED FOR DEDICATION FOR PUBLIC USE IN CONFORMITY WITH THE TERMS OF THE OFFER OF DEDICATION). IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL OF SAID CITY THIS DAY OF 2015.

MATT FLOOD CITY CLERK OF THE CITY OF MENDOTA

RECORDER'S CERTIFICATE

DOCUMENT NO. FEE PAID \$

FILED THIS DAY OF 2015, AT M.M. IN BOOK OF PLATS, AT PAGES FRESNO COUNTY RECORDS, AT THE REQUEST OF STEPHEN W. HAIR.

PAUL DICTOS, C.P.A., ASSESSOR-RECORDER COUNTY OF FRESNO RECORDS

BY: DEPUTY COUNTY RECORDER VOLUME PAGES SHEET 1 OF 4

Attachment "A", Page 2

MAP OF TRACT # 5925
LAS PALMAS ESTATES
PHASE V
CONSISTING OF 4 SHEETS

LYING IN THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP
13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN,
CITY OF MENDOTA, COUNTY OF FRESNO, CALIFORNIA.

SURVEYED AND PLATTED IN JULY 2015 BY

HAWKINS & ASSOCIATES ENGINEERING
436 MITCHELL RD. MODESTO,
CALIFORNIA 95354

BENEFICIARY'S STATEMENT:

WE CONCUR WITH THE FOREGOING OWNER'S STATEMENT AND WE HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF FRESNO COUNTY, CALIFORNIA.

DATED THIS _____ DAY OF _____, 2015

FIDELITY NATIONAL TITLE COMPANY, A CALIFORNIA CORPORATION, AS TRUSTEE, OR MENDOTA INVESTMENT COMPANY LIMITED, A DELAWARE LIMITED PARTNERSHIP, AS BENEFICIARY UNDER DEED OF TRUST RECORDED JANUARY 16, 2015 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2015-0005126-00.

AN AGREEMENT RECORDED MARCH 12, 2015, RECORDING NO. 2015-0029242, OF OFFICIAL RECORDS WHICH STATES THAT THIS INSTRUMENT WAS SUBORDINATED TO THE DOCUMENT OR INTEREST DESCRIBED IN THE INSTRUMENT.

RECORDING DATE: MARCH 12, 2015
RECORDING NO.: 2015-0029243, OF OFFICIAL RECORDS.

SIGNATURE _____

PRINT NAME & TITLE _____

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA }
COUNTY OF _____ } SS

ON _____ BEFORE ME,
_____, A NOTARY

PUBLIC PERSONALLY APPEARED _____
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT. WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY'S SIGNATURE _____
PRINT NOTARY'S NAME _____
PRINCIPAL COUNTY OF BUSINESS _____
REGISTRATION # _____
MY COMMISSION EXPIRES: _____

BENEFICIARY'S STATEMENT:

WE CONCUR WITH THE FOREGOING OWNER'S STATEMENT AND WE HEREBY CONSENT TO THE PREPARATION AND FILING OF THIS MAP IN THE OFFICE OF THE COUNTY RECORDER OF FRESNO COUNTY, CALIFORNIA.

DATED THIS _____ DAY OF _____, 2015

UNITED SECURITY BANK, AS TRUSTEE AND AS BENEFICIARY UNDER DEED OF TRUST RECORDED MARCH 12, 2015 IN OFFICIAL RECORDS UNDER RECORDER'S SERIAL NUMBER 2015-0029243-00.

SIGNATURE _____

PRINT NAME & TITLE _____

NOTARY ACKNOWLEDGMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA }
COUNTY OF _____ } SS

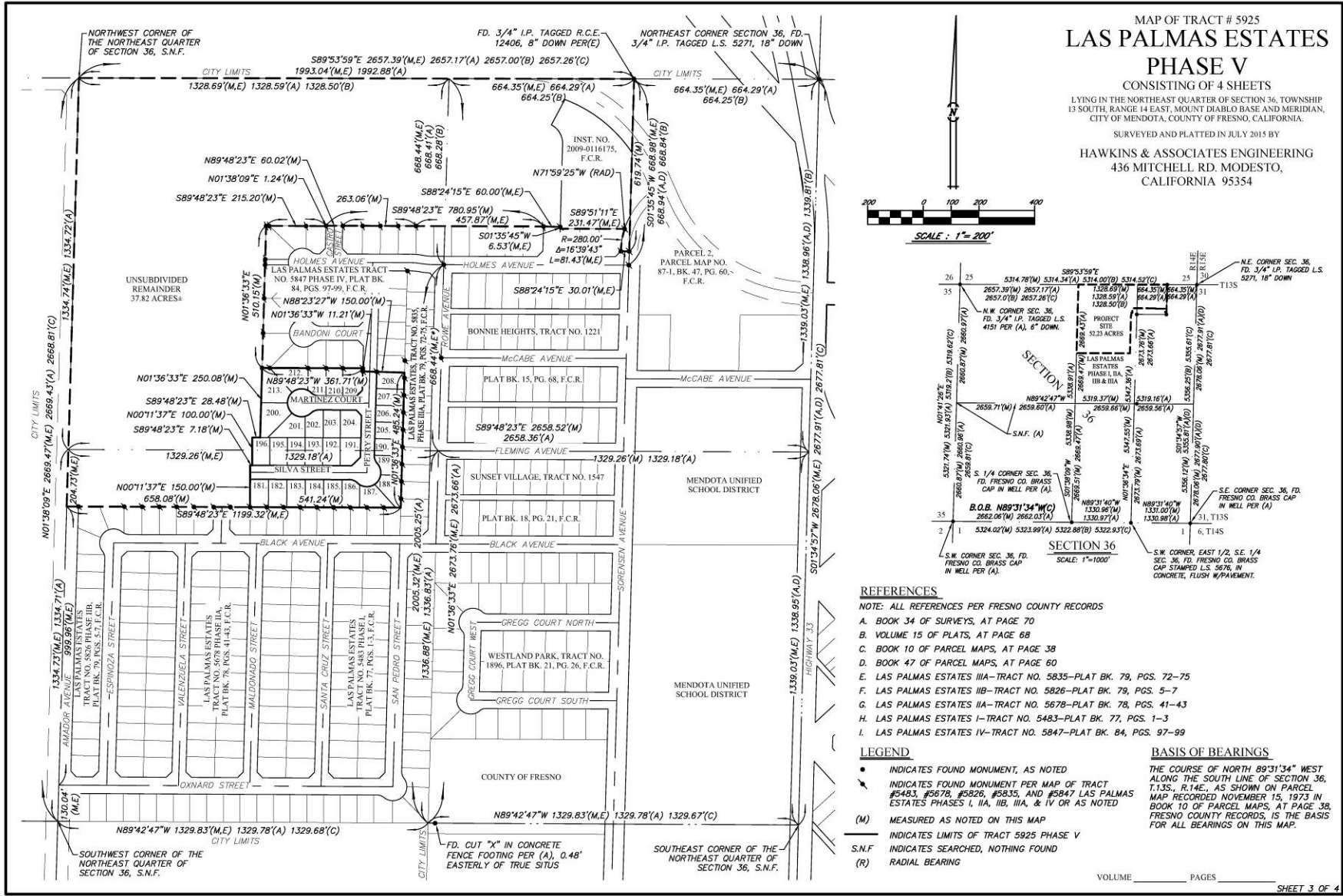
ON _____ BEFORE ME,
_____, A NOTARY

PUBLIC PERSONALLY APPEARED _____
PERSONALLY KNOWN TO ME (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE) TO BE THE PERSON(S) WHOSE NAME(S) IS/ARE SUBSCRIBED TO THE WITHIN INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE/SHE/THEY EXECUTED THE SAME IN HIS/HER/THEIR AUTHORIZED CAPACITY(IES), AND THAT BY HIS/HER/THEIR SIGNATURE(S) ON THE INSTRUMENT THE PERSON(S), OR THE ENTITY UPON BEHALF OF WHICH THE PERSON(S) ACTED, EXECUTED THE INSTRUMENT.

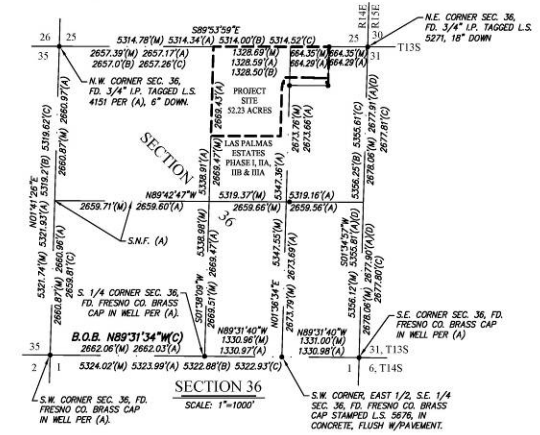
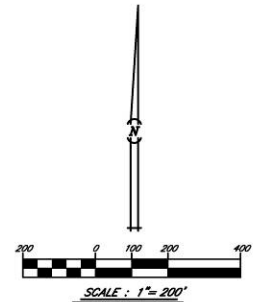
I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT. WITNESS MY HAND AND OFFICIAL SEAL.

NOTARY'S SIGNATURE _____
PRINT NOTARY'S NAME _____
PRINCIPAL COUNTY OF BUSINESS _____
REGISTRATION # _____
MY COMMISSION EXPIRES: _____

Attachment "A", Page 3

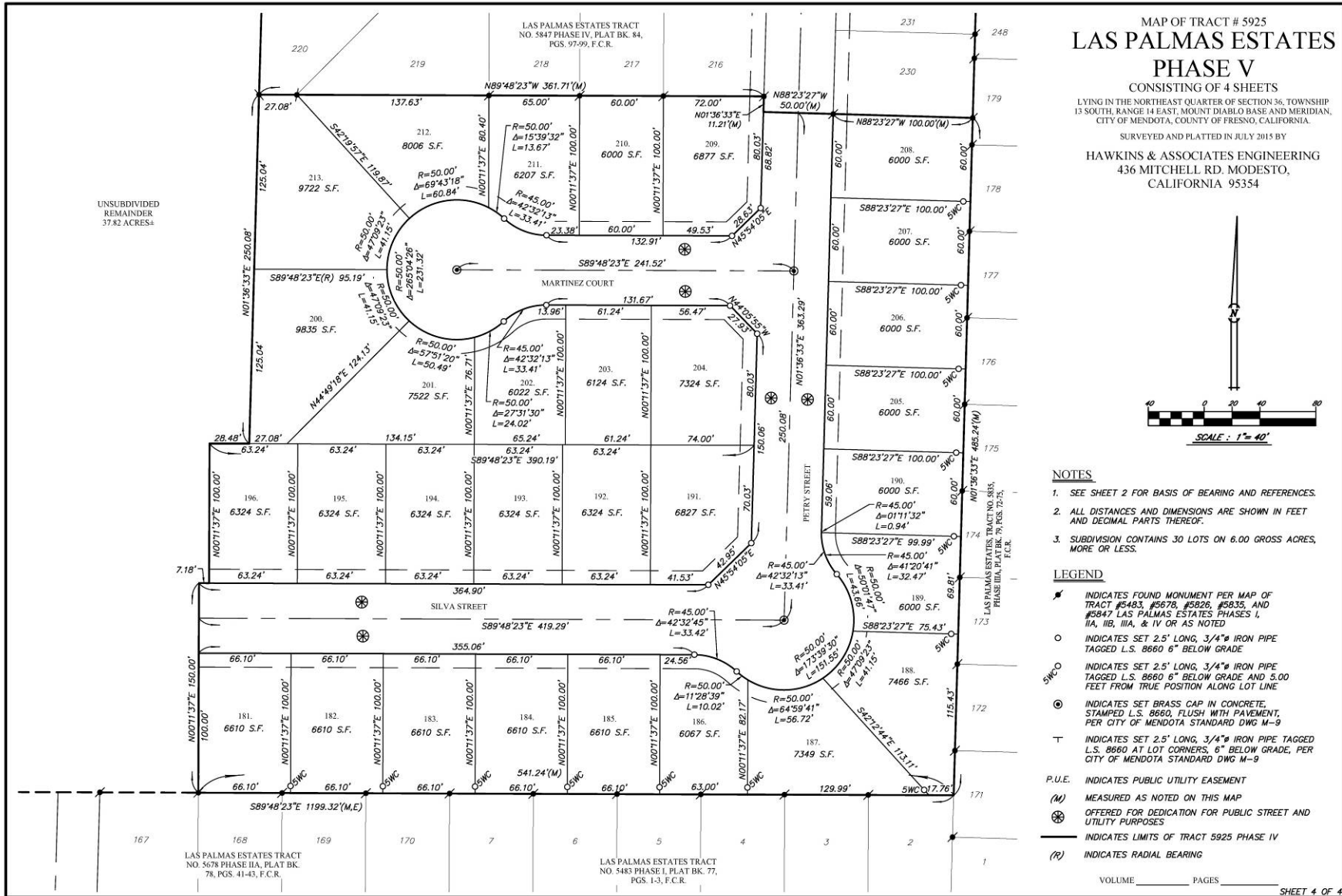


MAP OF TRACT # 5925
LAS PALMAS ESTATES
PHASE V
 CONSISTING OF 4 SHEETS
 LYING IN THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP
 13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN,
 CITY OF MENDOTA, COUNTY OF FRESNO, CALIFORNIA.
 SURVEYED AND PLATTED IN JULY 2015 BY
HAWKINS & ASSOCIATES ENGINEERING
 436 MITCHELL RD. MODESTO,
 CALIFORNIA 95354



- REFERENCES**
- NOTE: ALL REFERENCES PER FRESNO COUNTY RECORDS
- A. BOOK 34 OF SURVEYS, AT PAGE 70
 - B. VOLUME 15 OF PLATS, AT PAGE 68
 - C. BOOK 10 OF PARCEL MAPS, AT PAGE 38
 - D. BOOK 47 OF PARCEL MAPS, AT PAGE 60
 - E. LAS PALMAS ESTATES IIIA—TRACT NO. 5835—PLAT BK. 79, PGS. 72-75
 - F. LAS PALMAS ESTATES IIB—TRACT NO. 5826—PLAT BK. 79, PGS. 5-7
 - G. LAS PALMAS ESTATES IIA—TRACT NO. 5678—PLAT BK. 78, PGS. 41-43
 - H. LAS PALMAS ESTATES I—TRACT NO. 5483—PLAT BK. 77, PGS. 1-3
 - I. LAS PALMAS ESTATES IV—TRACT NO. 5847—PLAT BK. 84, PGS. 97-99
- LEGEND**
- INDICATES FOUND MONUMENT, AS NOTED
 - ◊ INDICATES FOUND MONUMENT PER MAP OF TRACT #5483, #5878, #5826, #5835, AND #5847 LAS PALMAS ESTATES PHASE I, IIA, IIB, IIIA, & IV OR AS NOTED
 - (M) MEASURED AS NOTED ON THIS MAP
 - INDICATES LIMITS OF TRACT 5925 PHASE V
 - S.N.F. INDICATES SEARCHED, NOTHING FOUND
 - (R) RADIAL BEARING
- BASIS OF BEARINGS**
- THE COURSE OF NORTH 89°31'34" WEST ALONG THE SOUTH LINE OF SECTION 36, T.13S., R.14E., AS SHOWN ON PARCEL MAP RECORDED NOVEMBER 15, 1973 IN BOOK 10 OF PARCEL MAPS, AT PAGE 38, FRESNO COUNTY RECORDS, IS THE BASIS FOR ALL BEARINGS ON THIS MAP.

Attachment "A", Page 4



MAP OF TRACT # 5925
LAS PALMAS ESTATES
PHASE V
 CONSISTING OF 4 SHEETS
 LYING IN THE NORTHEAST QUARTER OF SECTION 36, TOWNSHIP
 13 SOUTH, RANGE 14 EAST, MOUNT DIABLO BASE AND MERIDIAN,
 CITY OF MENDOTA, COUNTY OF FRESNO, CALIFORNIA.
 SURVEYED AND PLATTED IN JULY 2015 BY
HAWKINS & ASSOCIATES ENGINEERING
 436 MITCHELL RD. MODESTO,
 CALIFORNIA 95354

- NOTES**
- SEE SHEET 2 FOR BASIS OF BEARING AND REFERENCES.
 - ALL DISTANCES AND DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
 - SUBDIVISION CONTAINS 30 LOTS ON 6.00 GROSS ACRES, MORE OR LESS.
- LEGEND**
- ✱ INDICATES FOUND MONUMENT PER MAP OF TRACT #5483, #5678, #5826, #5835, AND #5847 LAS PALMAS ESTATES PHASES I, IIA, IIB, IIIA, & IV OR AS NOTED
 - INDICATES SET 2.5' LONG, 3/4" IRON PIPE TAGGED L.S. 8660 6" BELOW GRADE
 - INDICATES SET 2.5' LONG, 3/4" IRON PIPE TAGGED L.S. 8660 6" BELOW GRADE AND 5.00 FEET FROM TRUE POSITION ALONG LOT LINE
 - ⊙ INDICATES SET BRASS CAP IN CONCRETE, STAMPED L.S. 8660, FLUSH WITH PAVEMENT, PER CITY OF MENDOTA STANDARD DWG M-9
 - ⊕ INDICATES SET 2.5' LONG, 3/4" IRON PIPE TAGGED L.S. 8660 AT LOT CORNERS, 6" BELOW GRADE, PER CITY OF MENDOTA STANDARD DWG M-9
 - P.U.E. INDICATES PUBLIC UTILITY EASEMENT
 - (M) MEASURED AS NOTED ON THIS MAP
 - ⊗ OFFERED FOR DEDICATION FOR PUBLIC STREET AND UTILITY PURPOSES
 - INDICATES LIMITS OF TRACT 5925 PHASE IV
 - (R) INDICATES RADIAL BEARING

SUBDIVISION AGREEMENT
TRACT No. 5925
PHASE V OF VESTING TENTATIVE MAP No. 5483

Las Palmas Estates

CITY OF MENDOTA
FRESNO COUNTY, CALIFORNIA

THIS AGREEMENT is made this _____ day of _____, 2015, by and between the City of Mendota, a Municipal Corporation, (herein "City"), and KSA Investments, L.L.C., a Delaware Limited Liability Company (herein "Owner"), the owner of record, without regard for number or gender.

RECITALS

A. Owner has filed with the City a Final Map proposing the subdivision of land owned by Owner, and referred to as Tract No. 5925, Phase V of Las Palmas Estates, situated in the City of Mendota, along with certain Plans, Specifications and Detail Documents. Upon requesting approval by the City, Owner shall deliver all required documents and pay all fees required under the Mendota Municipal Code, and this Agreement.

B. City requires as a condition precedent to the acceptance and approval of the Final Map the dedication of such streets, highways and public places and easements as are delineated and shown on the Final Map, and deems the same as necessary for the public use, and also requires any and all streets delineated and shown on the Final Map shall be improved by the construction and the installation of the improvements hereinafter specified.

C. Section 16.32.390 of the Mendota Municipal Code requires the Owner to enter into this Agreement with City whereby Owner agrees to do, perform and complete the work and matters required as Conditions of Approval for Vesting Tentative Map No. 5483 as set forth in Exhibit "C" attached hereto, hereinafter referred to as "Conditions of Approval", within the time hereinafter specified.

D. Owner desires to construct the improvements and develop the Subject Property.

E. Owner hereby warrants that any and all parties having record title interest in the Final Map which could ripen into a fee have subordinated to this instrument and all such instruments of subordination, if any, are attached hereto and made a part hereof.

AGREEMENT

In consideration of approval by the **City** of the Final Map of Tract No. 5925 (Phase V of Vesting Tentative Map No. 5483) for filing and recording as provided and required by law, it is mutually agreed and understood by and between Owner and City as follows:

1. Owner shall perform the onsite and offsite work and improvements hereinafter specified to the satisfaction of the City Engineer. Owner understands and agrees that the following schedule of work is intended to provide a guideline as to diligent prosecution of the work under this agreement.

In any event, the **Owner** agrees to furnish and install the following and agrees to complete all improvements hereinafter specified to the satisfaction of the City Building Official and the City Engineer within a period not to exceed twelve (12) months.

The Owner agrees to construct all improvements per the drawings and specifications on file with the City and the time allotted per the following schedule:

	<u>Date of Completion</u>
Onsite and Offsite Grading	9-1-2017
Water Facilities	9-1-2017
Sewer Facilities	9-1-2017
Storm Drainage Facilities	9-1-2017
Gas, Electrical, and Telephone Facilities	9-1-2017
Street Improvements including Sidewalks	9-1-2017
Street Lights and Signage	9-1-2017

If the construction of the improvements shall be delayed without the fault of Owner, the time for completion thereof may be extended by the City Council for such period as the City Council may deem reasonable.

Building permits for homes within the Division may be issued once the water system has been installed, tested and accepted by City, and fire protection is available to the lots within the Division. However, all construction covered by this agreement shall be completed prior to issuance of any Certificates of Occupancy for dwellings within the Division. No model home certificates of occupancy will be allowed. Certificates of Occupancy may be issued by the Building Official at his discretion upon completion of all improvements and all building construction in accordance with applicable codes, standards and this Agreement.

2. Wherever used in this agreement, the following words and phrases shall have the meaning herein given, unless the context requires a different meaning:
 - a. "Engineer" shall mean the City Engineer of the City of Mendota, or duly authorized representative.
 - b. "Inspector" shall mean the City Engineer, and/or the City Building Official, Building Inspector, Public Works Director, and/or Public Utilities Director of the City of Mendota.
 - c. "Standard Specifications" shall mean the Standard Specifications of the City of Mendota dated September 2007, as amended; and State Standard Specifications, current revision, as applicable, including attached details and amendments thereto.
 - d. "Division" shall mean and include the real property shown and described on the final map of Tract No. 5925, Phase V of approved Vesting Tentative Map No. 5483, Las Palmas Estates, including street areas of adjacent existing public streets to the centerlines thereof.

3. All of the work and improvements and materials shall be performed, installed, and provided in strict accordance with the Standard Specifications, and all applicable Building Codes incorporated herein as though set forth in full. All said work and improvements shall also comply with the requirements of the City of Mendota Municipal Code. All of said work and improvements and materials shall be done, performed, and installed under the supervision of the Engineer and the Building Official of the City of Mendota, under whose directions the work shall be inspected as it progresses.

Notwithstanding the fact the Owner's plans and specifications, completion of the work, and other acts are subject to approval of the City, it is understood and agreed that any approval of the City hereof shall in no way relieve Owner of satisfactorily performing said work or Owner's obligations hereunder.

4. Owner agrees to perform and construct all work and improvements shown on the approved Plans on file with the Building Official of the City of Mendota,
5. Owner and City hereby agree that Owner is obligated to pay those fees and charges as set forth on Exhibit "A", attached hereto and incorporated herein by reference. Said fees and charges are due and payable upon approval of the Agreement by the City, unless agreed otherwise. City fees shall be collected per City regulations, or upon issuance of individual building permits for residences within the tract as agreed between Owner and City in accordance with applicable City ordinances and regulations.
6. Neither City nor any of its officers or agents shall be liable to Owner or its contractors for any error or omission arising out of or in connection with any work to be performed under this contract.
7. City shall not be liable to Owner or to other person, firm, or corporation whatsoever, for any injury or damage that may result to any person or property by or from any cause whatsoever in, on, or about the subdivision of said land covered by this agreement, or any part thereof.
8. Owner hereby releases and agrees to indemnify and hold City and its officers, agents, and employees harmless from and against any and all injuries to and deaths of persons and injuries to property, and all claims, demands, costs, loss, damage and liability, howsoever, the same may be caused and whensoever the same may appear, resulting directly or indirectly from the performance or non-performance of any or all work to be done in and upon the public street rights-of-way and upon the premises adjacent thereto pursuant to this agreement, and also from any and all injuries to and deaths of persons and injuries to property or other interests, and all claims, demands, costs, loss, damage, and liability, howsoever same may be caused and whensoever the same may appear, either directly or indirectly made or suffered by the Owner, the Owner's agents, employees, and subcontractors, while engaged in the performance of said work.

Prior to the commencement of any work pursuant to this contract, Owner's contractors shall furnish to City satisfactory evidence of insurance policies written upon forms and by companies which meet with the approval of the City, insuring City and its respective officers, agents, and employees against loss or liability which may arise during the work of which may result from any of the work herein required to be done, including all costs of defending any

claim arising as a result thereof. The minimum limits of such policy shall be in the amount of:

- a. Comprehensive Liability (including operations, products and completed operations.) \$2,000,000 per occurrence for bodily injury, personal injury and property damage. If Commercial General Liability Insurance or other form with a general aggregate limit is used, either the general aggregate limit is used, either the general aggregate limit shall apply separately to this project/location or the general aggregate limit shall be twice the required occurrence limit.
- b. Auto Liability: \$1,000,000 per accident for bodily injury and property damage.
- c. Workers Compensation and Employers Liability: Worker's Compensation limits as required by the Labor Code of the State of California and Employers Liability limits of \$1,000,000 per accident.

Said policy or policies shall include coverage for underground explosion and collapse. Said policy shall be in favor of Owner or Owner's contractors and of the City, Provost & Pritchard Consulting Group (City Engineer), and their respective officers, agents, and employees and shall be maintained in full force and effect during the life of this agreement. Said policy shall state by its terms and by an endorsement that said policy shall not be cancelled until City shall have had at least 30 days notice in writing of such cancellation. The Owner shall furnish the City with a copy of any and all insurance policies, along with a declarations page for each, adding the above-named entities as additional insured.

9. Upon completion of the improvements agreed to herein, Owner shall file a Notice of Completion of the improvements herein specified pursuant to Government Code Section 66499(b). This instrument shall be recorded and indexed in the Grantor Index to the names of all record owners of the property and in the Grantee Index to the City.
10. At the time Plans, Specifications, and Detail Documents for offsite and onsite improvements are approved, Owner shall submit the final documents and shall furnish to the City in a form acceptable to the City Attorney the following:
 - a. Improvement security in the amount of one-hundred-fifty percent (150%) of the total estimated cost for the faithful performance of all work and improvements required by this agreement;
 - b. Improvement security in the amount of one-hundred percent (100%) of the estimated cost of all required work to secure payment to the Contractor, his or her subcontractors, and to persons renting equipment or furnishing labor or materials for such improvements;
 - c. Improvement security to secure the maintenance of the offsite improvements for a period of one (1) year after the completion and acceptance thereof against any defective work or labor done, or defective materials furnished, in the performance of the agreement with the City or the performance of the act. Said security shall not exceed an amount equal to twenty-five percent (25%) of the estimated cost of furnishing and

installing said Offsite facilities. This security shall be in addition to any warranty required of the manufacturer;

- d. Security in the amount equal to the estimated cost of placing all monuments and lot corners not set at the time the Final Map is recorded, as specified by the Subdivision Ordinance.
 - e. As a part of the obligation guaranteed by the security and in addition to the face amount of the security, there shall be included costs and reasonable expenses and fees, including reasonable attorney's and administration fees, incurred by the local agency in successfully enforcing the obligation secured.
 - f. Security in the estimated amount of taxes and special assessments collected as taxes which are a lien but which are not as yet payable as referred to in Government Code Section 66493, or satisfactory evidence in the form of a written receipt of prepayment of said taxes and special assessments as described herein at the time of recordation of the Final Map.
11. Owner and Owner's contractors and subcontractors shall pay for any materials, provisions and other supplies or terms used in, upon, for, or about the performance of the work contracted to be done, and for any work or labor thereon of any kind and for amounts due under the Unemployment Insurance Act of the State of California, with respect to such work or labor, and shall file with City pursuant to Section 3800 of the Labor Code a Certificate of Worker's Compensation and shall maintain a valid policy of Worker's Compensation Insurance for the duration for the period of construction.
 12. Compaction soil tests and retests shall be paid for by Owner. Street and onsite utility trench tests shall be taken in varying locations and depths as required and directed by the Engineer.
 13. Owner shall comply with Street, Plumbing, Electrical, and Zoning Codes and any other Codes of the City, and Owner shall secure an Encroachment Permit before working within any City of Mendota public right-of-way.
 14. Owner shall coordinate all work done by Owner's contractors and subcontractors, such as scheduling the sequence of operations and the determination of liability if one operation delays another. In no case shall representatives of City be placed in the position of making decisions that are the responsibility of Owner. It shall further be the responsibility of Owner to give the City Engineer written notice not less than two (2) working days in advance of the actual date on which work is to be started. Failure on the part of Owner to timely notify the City Engineer may cause delay for which Owner shall be solely responsible.

Whenever Owner varies the period during which work is carried on each day, Owner shall give due notice to the Engineer so that proper inspection may be provided. Any work done in the absence of the Engineer will be subject to exposure, inspection, and potential rejection.

Inspection of the work shall not relieve Owner of any of Owner's obligations to fulfill the Agreement as prescribed. Defective work shall be made good by Owner and unsuitable materials will be rejected when discovered, notwithstanding the fact that such defective work and unsuitable materials may have been previously overlooked by the City Engineer, Inspector and/or Building Official and accepted.

15. Any damage to the Public Water, Sewer, or Stormwater Systems, concrete work, or street paving that occurs after installation and prior to final acceptance shall be made good to the satisfaction of the City Engineer by Owner before release of bonds and final acceptance of completed work.
16. Adequate dust and mud control shall be maintained by Owner on all onsite and offsite work required to be done under this agreement from the time work is first commenced in the development until the paving is completed. "Adequate dust control" as used herein shall mean the sprinkling with water and/or the laying of a coat of dust palliative thereon with sufficient frequency to prevent the scattering of dust by wind or the activity of vehicles and equipment.

Whenever in the opinion of the City Engineer adequate dust control is not being maintained as required by this paragraph and the requirements of the SJVAPCD, the City Engineer shall give notice to Owner to comply with the provisions of the paragraph forthwith. Such notice may be personally served upon Owner or, if Owner is not an individual, upon any person who has signed this agreement on behalf of Owner, or a superintendent or foreman of Owner or Owner's subcontractor at the subdivision or, at the election of the City Engineer, such notice may be mailed to Owner or Owner's address on file with the City Engineer.

If within twenty-four (24) hours after such personal service of such notice or within forty-eight (48) hours after the mailing thereof as herein provided Owner shall not have commenced to maintain adequate dust control or shall at any time hereafter fail to maintain adequate dust control, the City Engineer may, without further notice of any kind, cause any such work to be completed by City forces or by others, as he may deem advisable to eliminate the scattering of dust. Owner agrees to pay to City forthwith, upon receipt of billing therefore, the entire cost to City of such work. When the surfacing on any existing street area is disturbed, this surfacing shall be replaced with temporary or permanent surfacing within fourteen (14) calendar days, and the roadway shall be maintained in a safe and passable condition at all times between the commencement and final completion, and adequate dust control shall be maintained during these operations.

17. Owner shall perform all work within the public rights-of-way and install all street improvements in accordance with Title 16, Chapter 16.32 of the Municipal Code of the City of Mendota, the City of Mendota Standard Specifications, and the State of California Department of Transportation Standard Specifications, current edition, and the approved construction plans.
18. Concrete curbs and gutters, the sanitary sewer system, water system, storm drainage pipeline and structures, together with water mains, gas mains, and their respective service connections, shall be completed and accepted by the City Engineer before finish pavement improvements are started.

19. Time is of the essence of this agreement, and the same shall bind and inure to the benefit of the parties hereto, their successors and assigns.
20. No assignment of this agreement nor of any duty or obligation of performance hereunder shall be made in whole or in part by Owner without the prior written consent of City.
21. This agreement includes the following Exhibits that are included herewith and made a part of this agreement:
 - a. Exhibit A — Development Fees
 - b. Exhibit B — Security
 - c. Exhibit C — Resolution and Conditions of Approval, Vesting Tentative Map No. 5483
 - d. Exhibit D — Final Map, Tract No. 5925, Las Palmas Estates Phase V
 - e. Exhibit E — Subordination
22. In the event it becomes necessary for either party to bring an action with respect to enforcement of the provisions of this agreement, or the security herewith, the prevailing party in such action shall be awarded reasonable attorney's fees and court costs as may be determined by the court.
23. Owner agrees to defend, indemnify and hold harmless the City, and its respective agents, officers, and employees from any claim, action, or proceeding against any of them to attack, set aside, void, or annul, any approval of the City or Fresno County concerning action brought within the time period provided for in Government Code Section 66499.37. The City agrees to properly notify the Owner of any claim, action or proceeding, and the City agrees to cooperate fully in the defense.
24. In the event an extension is granted to the time within which all work is to be completed, the Owner agrees that it will comply with all the applicable improvement standards in effect at the time the extension is granted.
25. It is agreed that all conditions of approval shall apply to and be included in this Agreement.
26. The City Engineer is assumed to be a just arbitrator between City, Owner, and the Contractor, and the entire work is under his jurisdiction to such end. It is his function to interpret the drawings and specifications; and pass judgment upon merits of materials and workmanship.
27. The Owner agrees to obtain a City of Mendota Business License for the General Contractor and for each of the Sub-Contractors performing construction work on the improvements.
28. Pursuant to Government Code Section 66462 and Mendota Municipal Code Section 16.32.390, the undersigned hereby certify and acknowledge that the construction of improvements identified herein shall be completed on or before September 1, 2017 or any approved extension thereof.
29. The Owner acknowledges that the City has formed a community facilities district (the "CFD") pursuant to the Mello-Roos Community Facilities Act of 1982, as amended (the "Act") to finance all or a portion of the cost of providing police, fire and paramedic services, as well any other services determined by the City which

are allowed to be financed pursuant to the Act, that are in addition to those provided in the territory within the CFD prior to the formation of the CFD and do not supplant services already available within the territory proposed to be included in the CFD and to levy a special tax to pay for such services. The Owner agrees to include Tract No. 5925 in the CFD or annex Tract No. 5925 into the CFD, and the Owner shall cooperate with the City and take any necessary actions in order to assist the City in annexing Tract No. 5925 into the CFD. In furtherance of the foregoing, the Owner agrees to approve the levy of a special tax on any residential dwelling unit in the amount that is no less than \$ 816.84 per year but not greater than \$ 816.84 per year, which shall be subject to an annual escalation factor of no less than 2% but no greater than the rate of increase in the Consumer Price Index published by the U.S. Department of Labor for the County of Fresno.

In the event the Owner does not cooperate with the City and Tract No. 5925 is not included in the CFD or annexed into the CFD, the Owner agrees to pay the City an amount equal to the present value of all future special tax that would have been levied within Tract No. 5925 using a discount rate determined by the City in its sole discretion and assuming sixty (60) years of levy, which shall be used to mitigate the impact on the City's general fund in providing funds to finance the services described above.

(Signatures on Following Page)

The parties have executed this agreement on the day and year first above written.

**OWNER: KSA Investments, LLC, a Delaware Limited Liability Company:
Hair Family Trust, Managing Member**

Stephen W. Hair, Trustee

TRUSTOR: _____

SIGNED: _____

BY: _____

ITS: _____

CITY:

CITY OF MENDOTA, a Municipal Corporation

Robert Silva, Mayor

ATTEST:

Matt Flood, City Clerk

APPROVED AS TO FORM:

Meggin Boranian, City Attorney

EXHIBIT "A"
CITY OF MENDOTA DEVELOPMENT and IMPACT FEES
(Fees based upon Low Density Development)

Fees 1 thru 11 are due and payable at the time the Building Permit is issued.

1.	City management \$218.81x 30 units	\$6,564.30
2.	Law Enforcement \$591.49 x 30 units	\$17,774.70
3.	Fire Protection \$714.10 x 30 units	\$21,423.00
4.	Storm Drainage \$5,169.45 x 6.00 acres	\$31,016.70
5.	Water Supply & Treatment \$2,350.30 x 30 units	\$70,509.00
6.	Wastewater & Treatment \$1,947.56 x 30 units	\$58,426.80
7.	Traffic \$690.05 x 30 units	\$20,701.50
8.	Recreational Facilities \$1,364.51 x 30 units	\$40,925.30
9.	Water Service Connection Charges \$420.77 x 30 units	\$12,623.10
10.	Sewer Service Connection Charges \$480.88 x 30 units	\$14,426.40
11.	West Side Sewer Interceptor \$616.37 x 30 units	\$18,491.10
12.	Other (due upon approval of agreement and before construction)	
	(a) Deposit estimated inspection fees (Owner will be required to pay any cost that exceeds the deposited amount shown)	\$18,000.00
	(b) Performance bond, lien, cash deposit, approved by the City Attorney	\$891,976.00
	(c) Labor and material bond, lien, cash deposit approved by City Attorney	\$594,650.67
	(d) Off-Site warranty security (Will be required upon completion and acceptance of all off-site improvements to guarantee work for a period of one year from date of acceptance against any defective work and labor done or defective materials furnished)	N/A
	(e) A surety bond approved by the City Attorney to guarantee payment for placing street monuments and lot corners	\$6,500.00
	(f) A cash security in the amount of taxes which are a lien but are not yet payable. Amount determined by Fresno County Assessor's Office.	

EXHIBIT "B"

SECURITY

Owner shall provide City with a Bond or Bonds, reflecting the amounts set forth in items 11(b) through and including 11(e) of Exhibit "A".

All other fees and expenses identified in Exhibit A shall be due and payable in accordance with the terms set out therein.

EXHIBIT "C"
CONDITIONS OF APPROVAL

EXHIBIT "D"

FINAL MAP OF TRACT No. 5925

LAS PALMAS ESTATES PHASE V

EXHIBIT "E"

SUBORDINATION

The undersigned as holder of the beneficial interest in and under that certain Deed of Trust recorded on {_____, 20____}, in the office of the Fresno County Recorder, as Document No. {_____} of which the Deed of Trust in, by and between {Full Name of Trustor}, as Trustor, {Full Name of Trustee}, as Trustee and {Full Name of Beneficiary}, as Beneficiary, hereby expressly subordinates said Deed of Trust and its beneficial interest thereto to the foregoing Subdivision Agreement Tract No. 5925 Las Palmas Estates, Phase V.

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILORS
FROM: MATT FLOOD, PLANNING AND ECONOMIC DEVELOPMENT MANAGER
VIA: VINCE DIMAGGIO, CITY MANAGER
SUBJECT: APPOINTMENTS TO THE BASEBALL AND PLANNING COMMISSIONS
DATE: AUGUST 11, 2015

BACKGROUND

The Baseball Commission currently has a vacancy and staff received an application from one member of the community wishing to fill the vacancy, which is attached.

Also, the City Council recently passed an ordinance to create a position of alternate member to serve on the Planning commission in case of absence or conflict of interest. The alternate is appointed every two years and in case of a mid-term vacancy, will automatically be appointed to fill that vacancy, with a new appointment to the alternate position to occur. Staff received three applications for the alternate position, which are attached.

Pursuant to California law, a notice was posted notifying the public of the vacancies, the term of the offices for appointment, the location of the application that is required to be filled out, and a deadline.

FISCAL IMPACT

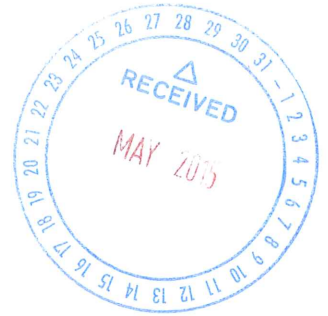
None.

RECOMMENDATION

Council take two separate motions: 1) Mayor appoint a Mendota resident to serve as an alternate on the Planning Commission with the majority approval of the City Council and 2) City Council appoint a resident to serve on the Baseball Commission.



CITY OF MENDOTA
643 QUINCE STREET
MENDOTA, CA 93640
(559) 655-3291



APPLICATION FOR MEMBERSHIP ON A CITY OF MENDOTA
BOARD OR COMMISSION

Name of Board or Commission: baseball commission

Applicants Name: Kevin Arias-Romero

Address: 160 TURT ST UNIT 144

Telephone Number: (559) 652-9609

Present Occupation: College student

Number of Years as a Mendota Resident: 19 1/2

Memberships:

Are you a member of any other community boards or commissions? Yes No.

If yes please provide list: _____

Education:

Please state the highest year of school completed Solano State College

Please state any special areas of study, work experience or special area of interest that may be of value to this board or commission:

Mendota HS JV Right Fielder (9th)
Mendota HS Var Softball Statistician (10th - 12th)

Please give a brief statement of your views related to the business of this board or commission and why you would like to be a member.

I love baseball and I love volunteering for the city so why not combine my two loves into something useful. I've always wanted to be involved in the city and well even if I have to start from the bottom to eventually move up to the top and I'm ready to learn new things and to give 110% to contribute to the city in which I'm so proud to call my hometown.

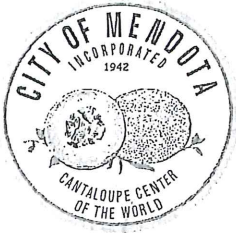
Signature of Applicant: Kevin Arias-Romero Date: 5/29/15

Accepted:

Signature of City Clerk: [Signature] Time: 9:04am

Date: 6/1/15





CITY OF MENDOTA
643 QUINCE STREET
MENDOTA, CA 93640
(559) 655-3291

7.07. AOH

APPLICATION FOR MEMBERSHIP ON A CITY OF MENDOTA
BOARD, COMMISSION OR COMMITTEE

Name of Board or Committee: Planning Commission

Applicants' name: Edith Nolan

Address: 642 Puchea Mendota CA 93640

Telephone number: 559-655-4522

Present occupation: retired

Number of years as a Mendota resident: 72 years

Memberships:

Are you a member of any other community boards, commissions or committees? Yes No.

If yes please provide list: _____

At the initial formation of the committee you have the option of a 2 year or 4 year term, please select which you would like to serve. 2 years 4 years
(Not Applicable for the Planning Commission. Commissioners serve 4 year terms).

Education:

Please state the highest year of school completed Bachelor Degree

Please state any special areas of study, work experience or special area of interest that may be of value to this committee:

I graduated from C.S.U.F. with a Bachelor of Science degree. I completed a correspondence course in Paralegal study. I studied all areas of law including City Law. I have had 2 years experience serving on the Planning Commission. I have gain some insight and knowledge of the laws and ordinances of the City of Mendota.

Please give a brief statement of your views related to the business of this committee and why you would like to be a member.

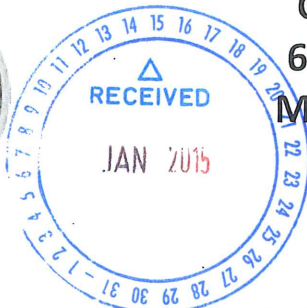
The business of the Planning Commission is to approve or disapprove permits for building, building for businesses, apartments, or remodeling homes. We have to make sure everything is done according to the codes and ordinances of the City. Serving on this Committee has been an interesting experience and I would like to continue serving on the Planning Commission for another term of 4 years and serve my community.

Signature of Applicant: Edith Nolan Date: 11-29-2014

Accepted:

Signature of City Clerk: Celia Calves Time: 12-5-14

Date: _____



CITY OF MENDOTA
 643 QUINCE STREET
 MENDOTA, CA 93640
 (559) 655-3291

APPLICATION FOR MEMBERSHIP ON A CITY OF MENDOTA
 BOARD OR COMMISSION

Name of Board or Commission: Mendota Planning Commission

Applicants Name: S. Leo Capuchino

Address: 390 'K' street. Mendota, CA 93640

Telephone Number: Home: 655-4183, Mobile: 892-5953

Present Occupation: "Retired", after 41+ years w/Westlands W.D.

Number of Years as a Mendota Resident: 45 years

Memberships:

Are you a member of any other community boards or commissions? Yes No.

If yes please provide list: Mendota Health Center, Inc. and Fresno Westside Mosquito Abatement District

Education:

Please state the highest year of school completed 14 years, - College

Please state any special areas of study, work experience or special area of interest that may be of value to this board or commission:

As a former elected official, planning commissioner and water district supervisor can share my experience in setting goals for the future of the city of Mendota.

I've studied: Industrial Drafting with strong mechanical abilities, selective courses in engineering, water works operator and modern management and supervision.

Please give a brief statement of your views related to the business of this board or commission and why you would like to be a member.

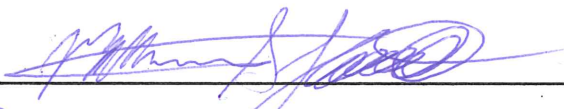
The ability to review, plan and organize to resolve complex problems with good intentions and always striving for a better future.

Also, I, as a member of the California Latino Water Coalition (CLWC) since 2007 has grown into an active Advocacy group as it seeks solutions to California's water supply and infrastructure issues.

I'd like to continue serving the people of this city for the betterment of Mendota and creation of jobs.

Signature of Applicant: A. Leo Capuchino Date: Jan. 16, 2015

Accepted:

Signature of City Clerk:  Time: 2:50 p.m.

Date: 1/16/15



CITY OF MENDOTA
643 QUINCE STREET
MENDOTA, CA 93640
(559) 655-3291

APPLICATION FOR MEMBERSHIP ON A CITY OF MENDOTA
BOARD OR COMMISSION

Name of Board or Commission: Planning Commission

Applicants Name: Ramiro L. Espinoza

Address: 837 Stamoules St. Mendota, Ca 93640

Telephone Number: (559) 273-7983

Present Occupation: California Air National Guard

Number of Years as a Mendota Resident: 32

Memberships:

Are you a member of any other community boards or commissions? Yes No.

If yes please provide list: Westside Youth Inc. Board Member and Chamber of Commerce

Education:

Please state the highest year of school completed A.A.

Please state any special areas of study, work experience or special area of interest that may be of value to this board or commission:

I have a great knowledge of our community of Mendota. I have experience working together with others in board environment to meet various goals and making difficult decisions that affect an organization. Being on two different boards that serve our community has familiarized me with the Robert's rules of order which has been the standard for governing discussions and group decision making in many corporations and cities. I have studied both Business Administration and Economics while in college. My extensive military career has instilled invaluable traits like leadership, discipline, time management, attention to detail. These traits and other ones have and will continue to help me make good sound decisions throughout my life that not only affect myself but others.

Please give a brief statement of your views related to the business of this board or commission and why you would like to be a member.

I care about our community of Mendota and would like to do my part in giving back to the community. I have been a servant of our country the United States of America since I voluntarily enlisted in the U.S. Marine Corps for over 10 years. Currently I am serving our State of California in the Air National Guard and would like the opportunity to serve our city of Mendota by sitting on the Planning Commission. I personally believe we as a city need to continue to grow economically while keeping in mind our residents and their safety.

Signature of Applicant: Ramiro Espinoza Date: 1/20/2015

Accepted:

Signature of City Clerk: Celeste Cabrera Time: 8:09 a.m.
Date: 1/21/2015

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: CHARLES W. JOHNSON, DIRECTOR OF ADMINISTRATIVE SERVICES
VIA: VINCE DIMAGGIO, CITY MANAGER
SUBJECT: WILLIAM ROBERT JOHNSTON MUNICIPAL AIRPORT DISCUSSION
DATE: AUGUST 11, 2015

INTRODUCTION

In the past few months Council has expressed a considerable amount of concerns regarding the use, future plans, and other possible options available for the William Robert Johnston Municipal Airport.

BACKGROUND

In August of 1957, the Federal Aviation Administration (FAA) recognized the establishment of the Mendota Municipal Airport for public use. Following its establishment, the City of Mendota and its leaders organized the Mendota Industrial Foundation, for the purpose of promoting economic development for new businesses. Within this era, minimal funding was available to local airports and community leaders had to become innovative by negotiating with business prospects to make construction improvements for the city airport to preserve its condition.

Throughout the years the airport has offered many services to the public, such as rental of hangers, tie-downs, skydiving school, fuel station, sub leasing, and many others. These services benefited the airport by providing revenue for its operations.



FUNDING

Dating back to the early 1980's, each year the City has been an active participant in the California Aid to Airports Program (CAAP) for annual grants in the amount of \$10,000; which is utilized for airport liability insurance and general airport utilities, maintenance and repairs to ensure compliance with inspections conducted by the California Department of Transportation, Division of Aeronautics. In conjunction with state funding, the City applied for Federal airport financial assistance for the development and expansion of public-use under the Airport Improvement Program (AIP) established by the Airport and Airway Improvement Act (AAIA), as amended. After the acceptance of an AIP grant, the assurance becomes a binding obligation between the airport sponsor (City) and the Federal government.

Since the allocation of AIP funds, the City has received grant funds to rehabilitate the runway in 2003 and 2009 in the amount of \$312,162 and \$35,834, illustrated below. The most recent funds received in 2009 were utilized for engineering services proposal for preparing Plans, Specifications and Estimate (PS&E). The scope of services consisted of widening and resurfacing of main runway, installation of runway lights along the edges of the referenced runway, and rehabilitation of taxiways. Unfortunately, due to the size and scope and nature of the project, the City was unable to proceed forward with the project because the required funding matches.

FY	Project Code	Description	Entitlement
2003	RE RW IM	Rehabilitate Runway	\$312,162.00
2009	RE RW IM	Rehabilitate Runway	\$35,834.00

On May 7th, Staff traveled to the San Francisco District Office for an arranged meeting with Federal aviation staff to receive better insight as to the FAA guidelines and regulations for municipal airports. During the discussion the FAA provided staff with new information pertaining to the airports classification which was implemented in 2014. By FAA policy, the City's airport is considered to be "unclassified" based on its low volume of users and other factors. Airports that are not classified are only eligible for a project that rehabilitates the airport's primary runway at a frequency not to exceed 10 years. However, a one-time project to remove obstructions from each end of the primary runway, and runway maintenance projects are allowed per 49 USC & 47102(3)(H). This recent classification limits the City's ability for expansion for additional facilities and services with AIP funds.

Another discussion item concerned the closure of the airport and the possibility of converting it into an industrial park. The FAA mentioned that prior to any closure of a federally obligated airport, the FAA must determine whether to release the City from its federal obligations. A release in federal obligations can result in a closure of the airport.

If the FAA has determined that a release of grant funded improvements is appropriate and that the release serves the interest of the public in civil aviation, the FAA may require the City, as a condition of the release, to reimburse the federal government or reinvest in an approved AIP eligible project. The amount to be reimbursed or reinvested is an amount representing the unamortized portion of the useful life of the federal grant remaining at the time the facility will be removed from aeronautical use.

In summary, FAA considers each request to close an entire airport on a case-by-case basis based on demonstrated benefit to civil aviation. In most cases where a request to close was agreed to by the FAA, it included the development of a replacement airport of equal or greater value to the local and national aviation systems. This replacement airport is to be completed and operating before the older facility is closed.

SUMMARY

There are several limitations to undertaking any significant projects or improvements at the airport. The first of these issues is staffing. The City does not presently have the staff to devote to the pursuit of economic development opportunities at the airport in addition to the efforts being undertaken presently by staff to enhance economic development in the existing, but depressed commercial corridors. Nor does the City possess the staffing in the Public Works Department to adequately maintain the airport on a regular basis. Second, while staff is aware of some limited grant opportunities, many of these grants require matching funds, which both city management and city council have tended to avoid in the past due to lack of financial resources. Third, is the issue of demand. In order for the airport to be a self sustaining venture, demand for services must exist. There is no appreciable demand for airport services in Mendota, either from the civilian aviation community, or from various small scale commercial ventures such as skydiving or crop dusting (the latter being opposed by city council's in the past). Fourth, the FAA restricts certain non-aeronautical land uses; meaning that using the facility for carnivals, fairs, and the like are prohibited. Finally, the City's financial resources at this time cannot support an additional investment in the airport without corresponding revenue from some tax generating use at the airport.

RECOMMENDATION

The airport presents numerous challenges. At this point, staff recommends that the City maintain a status quo posture relative to the airport.

FISCAL IMPACT

None.

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: VINCE DIMAGGIO, CITY MANAGER
SUBJECT: DISCUSSION ON DRAFT CAPITAL IMPROVEMENT PLAN (CIP)
DATE: AUGUST 11, 2015

BACKGROUND

As part of the on-going effort to provide ample discussion and comment on the proposed water and sewer rate increase, provided here is the draft Capital Improvement Program for the water and sewer enterprise funds.

As previously mentioned, a CIP is a multi-year program to fund necessary capital improvements for the City's sewer and water systems. A "capital" item is any component of a system with a lifespan of 5 years or greater. A CIP is funded using debt, development impact fees, and (optional) General Fund infusions. The debt portion of the CIP is serviced through user fees, i.e., water and sewer rate increases.

The draft plan before you now shows over \$12 million in capital improvements necessary for the water and sewer systems to continue to operate.

ANALYSIS

As has been discussed at both the July 14 and July 28, City Council meetings an increase in water and sewer rates is required to achieve two separate objectives. The first objective is to achieve a balanced budget between revenue and expenditures in the water and sewer funds. Due to static rates over the last decade or more, the cost to operate both systems has now outrun its revenue stream. Both sewer and water funds have relied on supplementing their budgets with their own fund balances. Adding to this is the issue that asset depreciation has (apparently) never been factored into the water and sewer budgets, nor has an operational reserve been funded for unanticipated expenses throughout the year. As explained by City Engineer McGlasson, to achieve this balance, an increase of approximately \$12/month in the water fund and \$6/month in the sewer fund is necessary at this time.

The second objective with water and sewer rate increases is to fund the debt portion of the Capital Improvement Program. The level of additional rate increases (**in addition to those noted above**) is directly connected with the adopted schedule of improvements. For example, refer to the attached exhibit for sewer increases. In the present fiscal year, a total of \$200,000 of capital improvements is required. This may require an additional

\$1.00/month increase. However, in year 2016/2017, there is an estimated \$900,000 in capital improvements. This will require a larger rate increase effective in that year.

The fact of the matter is that in order to keep the City's vital sewer and water systems operational, there is a need for \$12 million in improvements. The only way to pay for that is to incur debt. The only way to service the debt is through additional revenue achieved through higher fees. And, the only way to be approved for indebtedness is to show that revenues are being collected that can service the debt. Hence, the two step process: 1) bring current revenues in line with the current costs to run the systems; and 2) increase revenues to a level necessary to service the debt to fund various capital improvements.

Without these increases, both the sewer and water funds will become insolvent within three years and the necessary capital improvements cannot be funded. The result would be a foregone conclusion: the catastrophic failure of the systems both financially and operationally.

This is the third meeting the Council is holding to provide public input on this issue. A fourth opportunity is planned for August 25.

FISCAL IMPACT

On July 28, Council directed the City Engineer to work on a plan that would provide for a \$12/month increase in water rates and a \$6/month increase in sewer rates. This will raise revenues sufficiently to cover *current* operations *without* needing to use the funds' reserves to cover expenditures. This will alleviate the threat of future insolvency.

Work is still on-going to determine the precise amount needed in future years to fund the CIP. This will be discussed on August 25. However, in order to achieve the dual objectives noted in this report, water and sewer rates will need to increase *each year* into the foreseeable future (est. 10 years) in order to ensure that the sewer and water systems of the City remain operational.

RECOMMENDATION

This is a discussion item only. No staff recommendation is forwarded on this issue at this time.

Projected Capital Needs and Loan Revenues

	2015/16	2016/17	2017/18	2018/19	2019/20	Future	Totals
Sewer							
Replace Lozano PS		310,200					310,200
Resurface WWTP Roads	100,000	100,000	100,000	100,000	100,000		500,000
WWTP Lab Building				125,000			125,000
Effluent Disposal System			500,000		1,600,000		2,100,000
Miscellaneous Projects	100,000	500,000	200,000	300,000	300,000		1,400,000
Totals:	200,000	910,200	800,000	525,000	2,000,000		4,435,200
Water							
Replace VFDs and PLC at WTP	94,000						94,000
Replace VFDs at Wells		58,000					58,000
Replace VFDs and PLC at Federal Prison			56,000				56,000
New SCADA System		85,000					85,000
Install Second Fe/Mn Filters						1,000,000	1,000,000
Develop 4th Well				1,000,000			1,000,000
Loop Water Main -- Prison to WTP						3,500,000	3,500,000
AutoRead Meters --DowntownArea			620,000				620,000
Replace 18" Section of Raw Water Line with 20"						550,000	550,000
500,000 Gallon Tank and Distribution Pumps					650,000		650,000
Miscellaneous Projects	145,000	155,000	145,000	145,000	145,000		735,000
Totals:	239,000	298,000	821,000	1,145,000	795,000		8,348,000

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: MATT FLOOD, PLANNING & ECONOMIC DEVELOPMENT MANAGER
VIA: VINCE DIMAGGIO, CITY MANAGER
SUBJECT: CODE ENFORCEMENT REPORT FOR JULY 2015
DATE: AUGUST 11, 2015

In the month of July the Code Enforcement Department focused on wrapping up the weed abatement process and continuing to formulate processes that will help community members take more pride in maintaining a clean appearance of their properties.

This has become especially important as the work season peaks and the increase in population inevitably brings with it more vehicles, illegal dumping, and other activities that can create unhealthy situations.

Staff continued to focus on vehicles, including RV's and trailers, that are illegally parked, whether it be in a front yard or on the street, and Mendota PD has provided indispensable support in all of our enforcement efforts. Staff also continues to enforce the water conservation regulations and remain vigilant of illegal business practices.

Staff will be bringing forth a resolution at a future Council Meeting to establish a policy that will be known as the City's Bin Enclosure Guidelines. This will principally help existing businesses arrange their trash cans and dumpsters in a way that makes their business look more appealing. Commercial Buildings that have been renovated or built recently have been required to build enclosures in which the dumpsters are required to be stored. However, many older buildings have no such area, and the practice has been to store dumpsters in random and, in many cases, hazardous configurations. The policy will give them a limited number of ways to store their dumpsters (when not being staged for collection on the assigned day), such as keeping them up against a fence or building on private property or in an alley.

Staff would also like to thank the members of the community for their cooperation, in continuing to reach out to their family, friends, and neighbors to educate them regarding the issues related to Code Enforcement. There has been a marked increase in awareness, especially related to community aesthetics, in the past 6 months, with positive results.

Attached is the monthly update on citations and written notices given out during the month of July.

Address	Type of Case	1st Notice	2nd Notice	Deadline	Status
101 SORENSEN	TRAILER IN YARD/STREET	7/1/2015	N/A	N/A	CITED
585 DERRICK AVE	TRAILER IN YARD/STREET	7/1/2015	N/A	N/A	CITED
220 MCCABE	TRAILER IN YARD/STREET	7/1/2015	N/A	N/A	CITED
220 MCCABE	TRAILER IN YARD/STREET	7/1/2015	N/A	N/A	CITED
631 GARCIA	ILLEGAL TRUCK PARKING	7/1/2015	N/A	N/A	CITED
695 LOZANO	TRAILER IN YARD/STREET	7/1/2015	N/A	N/A	CITED
436 OLLER	ILLEGAL TRUCK PARKING	7/1/2015	N/A	N/A	CITED
PO BOX 709	PARKED IN NO PARKING ZONE	7/1/2015	N/A	N/A	CITED
585 DERRICK AVE	TRAILER IN YARD/STREET	7/3/2015	N/A	N/A	CITED
220 MCCABE	TRAILER IN YARD/STREET	7/3/2015	N/A	N/A	CITED
220 MCCABE	TRAILER IN YARD/STREET	7/3/2015	N/A	N/A	CITED
310 BLACK	WATER CONSERVATION	7/3/2015	N/A	N/A	WRITTEN WARNING
721 H ST	PARKED ON LAWN	7/7/2015	N/A	N/A	CITED
624 PUCHEU	ILLEGAL TRUCK PARKING	7/7/2015	N/A	N/A	CITED
2017 9TH ST	ILLEGAL DUMPING	7/8/2015	N/A	N/A	CITED
800 GARCIA	TRAILER IN YARD/STREET	7/9/2015	N/A	N/A	CITED
633 L ST	PARKED ON LAWN	7/9/2015	N/A	N/A	CITED
447 KATE ST	TRAILER IN YARD/STREET	7/9/2015	N/A	N/A	CLEARED
800 GARCIA	TRAILER IN YARD/STREET	7/9/2015	N/A	N/A	CLEARED
800 GARCIA #1005	NO VISIBLE PLACARD	7/10/2015	N/A	N/A	CITED
324 GOMEZ	WATER CONSERVATION	7/10/2015	N/A	N/A	WRITTEN WARNING
530 SORENSEN	WATER CONSERVATION	7/12/2015	N/A	N/A	WRITTEN WARNING
653 SORENSEN	PARKED ON LAWN	7/12/2015	N/A	N/A	CITED
416 PUCHEU	WATER CONSERVATION	7/12/2015	N/A	N/A	WRITTEN WARNING
160 LOCUST	WATER CONSERVATION	7/12/2015	N/A	N/A	WRITTEN WARNING
653 SORENSEN	PARKED ON LAWN	7/12/2015	N/A	N/A	CITED
943 LOLITA	PARKED MORE THAN 18" FROM CURB	7/14/2015	N/A	N/A	CITED
333 OXNARD ST	WATER CONSERVATION	7/16/2015	N/A	N/A	CITED
737 UNIDA	PARKED ON LAWN	7/16/2015	N/A	N/A	CITED
613 GAXIOLA	TRAILER IN YARD/STREET	7/16/2015	N/A	N/A	CLEARED
2801 ARENA BLVD, SACRAMENTO	NO BUSINESS LICENSE	7/18/2015	N/A	N/A	CITED
566 JUANITA	YARD SALE SIGN	7/20/2015	N/A	N/A	CITED
297 VALENZUELA	YARD SALE SIGN	7/20/2015	N/A	N/A	CITED

211 MALDONADO	ILLEGAL TRUCK PARKING	7/21/2015	N/A	N/A	CITED
307 BLANCO	ILLEGAL TRUCK PARKING	7/22/2015	N/A	N/A	CITED
625 LOZANO	PARKED ON LAWN	7/22/2015	N/A	N/A	CITED
1143 PUCHEU	PARKED ON LAWN	7/22/2015	N/A	N/A	CITED
609 GAXIOLA	WATER CONSERVATION	7/25/2015	N/A	N/A	WRITTEN WARNING
461 RIOFRIO	YARD SALE SIGN	7/25/2015	N/A	N/A	CITED
200 SORENSEN	PARKED ON LAWN	7/25/2015	N/A	N/A	CITED
643 JUANITA	NO YARD SALE PERMIT	7/25/2015	N/A	N/A	CITED
611 GAXIOLA ST	YARD SALE SIGN	7/25/2015	N/A	N/A	CITED
601 GAXIOLA	WATER CONSERVATION	7/25/2015	N/A	N/A	WRITTEN WARNING
280 BLACK AVE	WATER CONSERVATION	7/27/2015	2ND VIOLATION	N/A	CITED
307 BLANCO	ILLEGAL TRUCK PARKING	7/27/2015	N/A	N/A	CITED
211 VALENZUELA	WATER CONSERVATION	7/28/2015	N/A	N/A	WRITTEN WARNING
330 BLACK	WATER CONSERVATION	7/28/2015	N/A	N/A	WRITTEN WARNING
225 VALENZUELA	WATER CONSERVATION	7/28/2015	2ND VIOLATION	N/A	CITED
355 DIVISADERO	PARKED ON LAWN	7/28/2015	N/A	N/A	CITED
1046 OLLER #9	NO YARD SALE PERMIT	7/28/2015	N/A	N/A	CITED
280 BLACK AVE	NO BUSINESS LICENSE	7/29/2015	2ND VIOLATION	N/A	CITED
202 I ST	WATER CONSERVATION	7/29/2015	N/A	N/A	WRITTEN WARNING
210 HOLMES	WATER CONSERVATION	7/29/2015	N/A	N/A	WRITTEN WARNING
280 MCCABE	PARKED ON LAWN	7/29/2015	N/A	N/A	CITED
230 L ST	PARKED ON LAWN	7/31/2015	N/A	N/A	CITED
357 K ST	PARKED MORE THAN 18"FROM CURB	7/31/2015	N/A	N/A	CITED
611 GARCIA	TRAILER IN YARD/STREET	7/31/2015	N/A	N/A	CITED
611 GARCIA	72 HOUR STREET PARKING NOTICE	7/31/2015	N/A	7/3/2015	CLEARED
615 GARCIA	NO PARKING ON LAWN	7/31/2015	N/A	N/A	CITED



Mendota Police Department Memorandum

Date: August 1, 2015
To: Vince DiMaggio, City Manager
Mendota City Council Members
From: Gregg L. Andreotti, Chief of Police
Subject: Monthly Report for July 2015

Significant Cases:

A citizen left a container at the Police Department with labels identifying the contents by code and stickers indicating the contents were poison. Fresno County Environmental Health advised the substance is probably Phos-Toxin, a powerful pest control substance. The container was stored on the MPD lot and picked up by an Environmental Health Haz-Mat team the following day.

Officers responded to a business on Derrick in regards to a man yelling. Officers located the subject and discovered he was intoxicated. He was arrested, cited and released to a sober friend.

Officer attempted a bicycle stop for mechanical violations. Rider failed to yield. Officers finally stopped the subject after two blocks. Subject was cited and released.

Identity Theft Search Warrant service on Pucheu Street. Suspect arrested and Evidence of Identify Theft located in residence. Suspect booked into Jail on seven (7) counts.

Investigation of threats towards a victim on Gregg Court. The suspect was observed driving on 7th street and contacted. He was found to be under the influence of Methamphetamine and arrested for DUI and Threats. He was also found to be in possession of a meth pipe and had outstanding warrants for his arrest. He was transported to Jail.

Theft of jewelry from a residence on Marie Street. Victim's daughter had a friend over while the victim was away. Jewelry was found missing following the visit.

Subject check at Marie and Divisadero. Subject found to have two active warrants for his arrest. He was arrested, cited and released.

Subject check at 7th and Pucheu discovered two outstanding warrants. He was arrested, cited and released.

Illegal fireworks investigation on 10th Street. Mortar fireworks were confiscated.

Trash dumpster fire at 6th and Tule Street. Fire Department responded and extinguished.

Subject goes to residence and demands entry on Jennings Street. Victim refuses. Suspect breaks window and threatens victim's life. Officers locate suspect and arrest him. He was subsequently transported to Jail.

Victim reported he was punched in the face and head by a known suspect. Suspect was located and arrested. He was also found to have an outstanding warrant for his arrest. He was transported to Jail.

A subject with an open container of alcohol was checked at Lozano Park. He was found to have an outstanding warrant for his arrest. He was arrested, cited and released.

Patrol check at the condemned bungalows on Oller Street. The two subjects who were previously contacted and instructed to vacate were contacted again. This time they were cited for trespassing and released.

Store front window broken out by suspect who tossed bicycle into it. The suspect was contacted and found to be intoxicated. He was arrested, cited and released.

Bicycle stop at 6th and Lolita for CVC violations. Rider was FI'ed for information.

Subject check in a parking lot at 2nd and Oller. Officers noticed the subject toss a small object onto the ground. Upon recovering it they discovered it was a baggie of methamphetamine. He was arrested, cited and released.

Suspicious person riding a bicycle around 9th and Naples carrying an aluminum baseball bat and looking into vehicles. Officers conducted a bicycle stop upon him at Marie N/O Divisadero. Subject FI'ed for information.

Subject check at 7th and Lolita of known probationer. Officers located a meth pipe in his possession. He was arrested, cited and released.

Verbal disturbance between tenants on 9th street. Officers discovered one of the subjects had outstanding warrants for his arrest. He was arrested and transported to Jail.

Subject check at 7th and Marie of person known to local law enforcement due to prior arrests. He was FI'ed for information.

Subject check at 6th and Oller. Subject found to have outstanding warrants and a meth pipe in his possession. He was arrested, processed at MPD, cited and released.

Report of intoxicated subject on Tule Street. He was contacted and arrested for public intoxication. After arrest he began stating he wanted to injure himself. EMS responded and transported him to CRMS for evaluation.

Trespassing at former Covanta Energy plant. Security Company reported trip to alarm at plant. Video surveillance captured images of a female inside the building illegally.

Officers responded to a disturbance on Fleming and discovered one of the parties had outstanding warrants for her arrest. She was arrested and transported to Jail.

Subject check by the RR tracks at Marie and 2nd. Subject found to have outstanding warrants out for his arrest. He was cited and released.

Officers handled a bicycle theft investigation on Quince Street. Later in the shift officers conducted a bicycle stop on the suspect. He was found to be riding another bicycle which was believed to be stolen. Investigation is ongoing.

Subject check at a gas station on Oller. An outstanding warrant was located on the subject and he was cited and released.

Vehicle stop on Divisedero and L Street. Driver found to have outstanding warrants. She was cited and released.

Intoxicated subject refused to leave a location on Delacruz Avenue. Officers located the obviously intoxicated subject in the street. He was arrested and transported to Jail.

Officers conducted a subject check at 7th and Quince. An outstanding arrest warrant was located on the subject. He was arrested, cited and released.

Subject check in a parking lot at 9th and Oller. He was found to be intoxicated and was arrested. He was cited and released to a sober relative.

Bicycle stop at Oller and 8th. A female was riding in and out of traffic. She was found to have outstanding warrants for her arrest. She was cited and released.

Officers were contacted by the victim of a felony battery which occurred the day prior. He had been treated at CRMC and was able to provide officers with his medical records and suspect info. Investigation is ongoing.

Male subject on 2nd Street was contacted by officers for trying to take his daughter in violation of a restraining order. The subject was also found to have injured the daughter's mother. He was arrested and transported to Jail.

A van with no license plates was stop at 10th and Oller and found to have been stolen from the Cantua Creek area. A large container of diesel fuel and pumping equipment was located in the vehicle along with check printing equipment. The driver was arrested and allied agencies were notified of the investigation. The Fresno Sheriff's Office was very interested in this subject. He was transported to Jail.

Non-injury vehicle accident at Hwy 33 and Belmont. the investigation revealed a car pulled out in front of a semi-truck.

Bicycle stop at 6th and Quince. The rider was found to have outstanding arrest warrants. He was arrested, cited and released.

Unwanted subject at residence on Perez Street. Officers located the subject and discovered a meth pipe in his possession. He was cited and released.

Citizen contact at Bass and Barboza Street. He was found to be affiliate with a local gang. He was FI'ed for information.

A subject with an open container was contacted on Quince Street. He was found to be intoxicated and arrested. He was cited and released to a sober family member.

Officers responded to a residence regarding an uncooperative subject. He was contacted and found to have outstanding warrants for his arrest. Due to mental health issues he was cited and released to EMS for transportation to CRMC for evaluation.

Fresno Sheriff's Deputies responded to assist with a vegetation fire south of Mendota. While on scene Sheriff's Deputies conducted a vehicle check and discovered the vehicle was stolen. The occupant was identified as a known auto theft suspect from Mendota. He was arrested by the Deputies and transported to Jail.

Officers responded to a report of a subject on drugs on Kate Street. Upon arriving, an officer observed a nude male chasing and attempting to attack a female. When the officer intervened the male became combative, attempted to attack him and resisted arrest. Intermediate force was deployed with limited effect. The male was eventually physically taken into custody. The female received minor injuries. The male was treated at CRMC and subsequently transported to Jail.

Follow up investigation, with assistance from Firebaugh PD, identified the person trespassing at the closed Covanta plant. An arrest warrant has since been requested for her arrest.

Subject check of a person carrying long metal piping for recycling. No theft known. He was found to have marijuana in his possession. He was FI'ed for information, cited and released.

Report of a person with possible stolen metal pipe resulted in another subject check of a person with a long metal pipe at the recycle center. No theft discovered. He was found to have outstanding warrants for his arrest. He was FI'ed for information, cited and released.

Restraining order violation at location on Valenzuela. Restrained subject outside residence threatening protected party. He was gone when officers arrived. Witnesses reported him running from the area.

Hit and run property damage in mini-mart parking lot. Officers located and stopped the vehicle on Naples Street. The driver was found to be intoxicated and with open containers in the vehicle. The driver was arrested.

Possible brandishing of a firearm at a local market. Customer flashed what was believed to be a handgun tucked into his waistband. Suspect identified. No threats reported. Suspect contacted later and the incident was determined to be false. Case closed.

Bicycle stop revealed rider had outstanding warrants. A search of his backpack revealed metal knuckles and marijuana. He was arrested, cited and released.

Counterfeit \$100 bill attempted to be passed at business on Oller Street. Clerk recognized suspect from prior counterfeit passing. Suspect fled prior to officer arriving. Surveillance video not available at this time. Investigation is continuing.

Subject check at Harvest Festival related to follow-up investigation discovered meth pipe in his possession. He was cited and released.

**** Overall activity at the Four Day Harvest Festival was very peaceful which resulted in a pleasant community event.

Subject check at Marie and 9th. Subject found to have outstanding warrants for his arrest. He was arrested, cited and released.

Traffic collision on Black Street. Driver veered off the road and collided with a parked car causing minor damage. Investigation determined he was intoxicated. Driver was arrested, processed, cited and released to a sober family member.

An unwanted subject at a restaurant continued to harass customers. Upon being contacted by officers and instructed to leave by the manager he refused. He was subsequently arrested and while being escorted out, spit on the business floor. He was processed at MPD, cited and released.

Accidental stabbing on Lozano Street. Husband and wife were cutting an item when the knife slipped and stabbed the husband in the abdomen. EMS transported the husband to CRMC. No foul play determined.

Residential burglary on Espinoza Street. Entry made through the garage. Cash and jewelry was stolen from the master bedroom. Investigation is ongoing.

Subject check at Naples and Derrick of person known to have outstanding warrants. He was contacted, arrested and transported to Jail.

Prior disturbance at residence on 4th Street. Subject contacted the day prior and instructed to leave. He returned and was subsequently arrested by the victim for trespassing. During arrest he resisted and fought with officers. He was transported to Jail.

Subject check at 6th and Rio Frio found the person to be intoxicated. He was arrested, cited and released to sober family member.

Vehicle check of suspicious vehicle at 7th and Stamoules. One of the occupants was determined to be under the influence of Marijuana. She was arrested and transported to Jail. Both subjects were FI'ed for information.

Report of a suspicious subject by 5th and Quince looking into vehicles. Officers located a male, completely nude, acting bizarre and yelling into the air. When contacted he stated he wanted to hurt himself. He was transported by EMS to CRMC for evaluation.

As officers approached a subject at 4th and Naples he tossed an item on the ground. The item was retrieved and discovered to be a small baggie of Methamphetamine. The subject was arrested, cited and released.

Suspicious person at a restaurant. Subject contacted was homeless and stated he was just passing through town. He had prior recorded contacts at east side Fresno County cities. He was FI'ed for information.

Large-item trash pile located at end of Amador Street. Evidence located identifying a possible suspect. Investigation is ongoing. Public Works notified.

Suspicious person on K Street. He was found to be acting erratically. A concealed fixed blade knife was discovered on him. He was arrested and transported to Jail.

Residential burglary on Oller Street where the unknown suspect broke a bedroom window then entered and removed jewelry from inside the residence.

Gang related graffiti was discovered in the men's restroom at a city park. No suspects known.

Theft of cigarettes from market on Derrick Street. Male subject on foot wearing a blue hooded sweatshirt grabbed boxes of cigarettes and fled on foot.

Subject check at city park discovered a meth pipe with drugs. He was arrested, cited and released.

Vehicle stop on 2nd and K Street discovered the license plate on the vehicle belonged to another vehicle. The driver admitted he was trying to hide the fact the car's registration was expired. The driver was arrested and transported to Jail.

Male subject swinging a knife at a person on I Street. Officers arrive and located the subject with a knife on K Street. He was taken into custody and transported to Jail.

Vehicle stop on Oller and 6th. The driver had an outstanding warrant for his arrest. He was cited and released.

Bicycle stop on Perez and Lozano. The rider was found to be in possession of Methamphetamine. He was cited and released.

Attempt vehicle stop by the road closure on Belmont. Vehicle failed to yield and drove to his neighborhood where he finally stopped. He was found to be intoxicated and in possession of methamphetamine. He was arrested and transported to Jail.

Subject check on Perez Street. He was found to be in possession of a meth pipe. He was cited and released.

Vehicle stop on Oller for driving on the wrong side of the roadway, blaring the horn and driving through the red light at 9th Street. Driver was found to be acting very bizarre and screaming he just killed someone. He refused to cooperate with officers so a warrant was written for a blood draw. The police agency from his prior address was contacted and officers discovered he had prior arrests for methamphetamine use. He was transported to CRMC prior to booking at Jail.

Male subject bleeding from face on Quince Street. Subject reported he was hit in the head with beer bottles by two suspects. Suspects are unknown.

Unwanted female at residence on J Street. Officers located her hiding in a garage. She was in possession of a syringe and glass pipe with narcotic residue. She was arrested, cited and released.

Officer was driving on 9th by Canal Street when he witnessed a male beating a female. The male was contacted and arrested. He was extremely intoxicated and found to have an active arrest warrant. He was transported to Jail.

Vehicle stop on 9th by Airport. Driver found to have an outstanding warrant for his arrest. He was arrested, cited and released.

Subject check of known narcotic user on 2nd Street. He was FI'ed for information.

Subject check on Tuft Street. He was found to be intoxicated and arrested. He was cited and turned over to a sober family member. Approx 30 minutes later the same subject was found walking on Derrick Street. He was arrested again and this time transported to Jail.

Subject check at 6th and Oller discovered an outstanding warrant for the subject's arrest. He was arrested, cited and released.

Possible identify theft. Victim reported she was receiving bills from a business she is not familiar with. Information does not match, but it is in her name. Investigation is ongoing.

Subject check at 2nd and L Street. He had prior arrests and was FI'ed for information.

Subject check at 6th and Lolita Street. Female recently moved from Kerman to Firebaugh and recently to Mendota. She was FI'ed for information

Arrest warrant service at residence on Espinoza Street. Subject was taken into custody and transported to Jail.

Subject check on 6th and Lolita Street. Male has outstanding warrants for his arrest. He was arrested and transported to Jail.

Identify theft investigation on 10th street. Victim reported receiving bills from Comcast for service at an address she is not familiar with. Case is ongoing.

Verbal disturbance in parking lot of restaurant. Upon officer contact one of the subjects was found to be in possession of a meth pipe and on probation. He was arrested, cited and released.

Subject check at Divisadero and Lolita discovered an outstanding warrant for the person's arrest. He was arrested and transported to Jail.

Burglary on Espinosa Street resulted in a 65" TV being stolen. The residence was unlocked and the suspect(s) just walked in.

Vehicle towed from between two no parking signs in the construction zone on 6th street by Quince. Owner of vehicle was searched for with negative results prior to towing.

While responding to a disturbance call on Quince Street officers observed the suspect chasing a vehicle on Oller Street. Upon contact officers discovered the suspect had a restraining order to keep away from the victim in the vehicle. He also had an outstanding warrant for his arrest. Additionally; cocaine was found in his possession after his arrest. He was transported to Jail.

Vandalism to private vehicle on Marie Street. Victim witnessed the incident and followed the suspect on foot while calling Police. Officers contacted the suspect and the victim placed a citizen's arrest upon her. She was arrested, cited and released.

Warrant service on Espinoza Street. Officers went to a residence to serve an outstanding juvenile probation warrant and located the person at home. He was taken into custody and booked into Juvenile Hall.

Vehicle stop by Belmont Avenue and Puchue. Officers found the driver had an outstanding warrant for his arrest. He was cited and released.

Vandalism to vehicle tires on Inez Street. Unknown subject stabbed the tires to a vehicle with an ice-pick type device. No suspects known.

Warrant arrest at 7th and Oller. Officers contacted a person in route to the recycling center with suspicious metal items in a shopping cart. He was found to have an outstanding warrant for his arrest and was cited and released. The items were photographed for future reference.

Officers assisted City Clerk Matt Flood with a Code Enforcement compliance check at an unlicensed recycling business on 7th Street. Numerous violations were discovered, documented and photographed. Code Enforcement will follow up with the appropriate actions.

*** The person suspected of being responsible for the rash of auto thefts in April and June was released from Jail on July 27. Since that date there has been two auto thefts and one recovery from a Firebaugh theft. There were no auto thefts in July while he was in custody.

Petty theft of surveillance cameras from Community Center. This is the second such incident at the center. No suspects known.

Strategic Planning:

Police decals were removed from the retired patrol vehicle and the vehicle was turned over to Code Enforcement.

All grant applications for personnel and equipment have been submitted to their respective agencies. We are now in the wait mode.

*** We have depleted the applicant pool for Police Reserve and are working on recruiting..... The process is extremely difficult due to major agencies (Fresno PD, Fresno SO, Clovis PD, Visalia PD, etc...) mass hiring with some offering signing bonuses to recruits.

Personnel Information:

- Corporal John Lemus is still networking with City of Mendota Human Resources.
- The following personnel were promoted to Sergeant effective July 13, 2015:
 - Joel Warkentin
 - Frank Renteria
 - Jorge Urbieta
 - Chris Tsaris
- Sergeant Tsaris was released to full duty on July 23, 2015 and will take over as day shift field supervisor on SMT(W).
- Sergeant Warkentin will remain as the night shift field supervisor on (W)TFS
- Sergeant Tsaris will be attending POST Supervisor School the weeks of July 27th and Aug. 3rd.
- Officer Rivas officially began as the MUSD SRO on Monday, August 27th by attending the week long POST SRO School.
- New Hire Officer Sendy Ayala was sworn in and began the accelerated FTO program on Monday, July 27th.
- Interviewed two Reserve Police Officer applicants. Both were submitted to our Background Investigator to begin the hiring process.
- Officer Sepulveda completed the FTO program and will begin as a solo beat officer assigned to day shift patrol SMT(W).