



CITY of CLOVIS

AGENDA • CITY COUNCIL MEETING

Council Chamber, 1033 Fifth Street, Clovis, CA 93612 (559) 324-2060
www.cityofclovis.com

January 16, 2024

6:00 PM

Council Chamber

In compliance with the Americans with Disabilities Act, if you need special assistance to access the City Council Chamber to participate at this meeting, please contact the City Clerk or General Services Director at (559) 324-2060 (TTY – 711). Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to the Council Chamber.

The Clovis City Council meetings are open to the public at the physical address listed above. There are numerous ways to participate in the City Council meetings: you are able to attend in person; you may submit written comments as described below; you may participate by calling in by phone (see “Verbal Comments” below); and you may view the meeting which is webcast and accessed at www.cityofclovis.com/agendas.

Written Comments

- Members of the public are encouraged to submit written comments at: www.cityofclovis.com/agendas at least two (2) hours before the meeting (4:00 p.m.). You will be prompted to provide:

- Council Meeting Date
- Item Number
- Name
- Email
- Comment



- Please submit a separate form for each item you are commenting on.
- A copy of your written comment will be provided to the City Council noting the item number. If you wish to make a verbal comment, please see instructions below.
- Please be aware that any written comments received that do not specify a particular agenda item will be marked for the general public comment portion of the agenda.
- If a written comment is received after 4:00 p.m. on the day of the meeting, efforts will be made to provide the comment to the City Council during the meeting. However, staff cannot guarantee that written comments received after 4:00 p.m. will be provided to City Council during the meeting. All written comments received prior to the end of the meeting will be made part of the record of proceedings.

Verbal Comments

- If you wish to speak to the Council on an item by telephone, you should contact the City Clerk at (559) 324-2060 no later than 4:00 p.m. the day of the meeting.
- You will be asked to provide your name, phone number, and your email. You will be emailed instructions to log into Webex to participate in the meeting. Staff recommends participants log into the Webex at 5:30 p.m. the day of the meeting to perform an audio and mic check.
- All callers will be placed on mute, and at the appropriate time for your comment your microphone will be unmuted.
- In order for everyone to be heard, please limit your comments to 5 minutes or less, or 10 minutes per topic

Webex Participation

- Reasonable efforts will be made to allow written and verbal comment from a participant communicating with the host of the virtual meeting. To do so, a participant will need to chat with the host and request to make a written or verbal comment. The host will make reasonable efforts to make written and verbal comments available to the City Council. Due to the new untested format of these meetings, the City cannot guarantee that these written and verbal comments initiated via chat will occur. Participants wanting to make a verbal comment via call will need to ensure that they accessed the WebEx meeting with audio and microphone transmission capabilities.

CALL TO ORDER

FLAG SALUTE - Councilmember Bessinger

ROLL CALL

PUBLIC COMMENTS - This is an opportunity for the members of the public to address the City Council on any matter within the City Council's jurisdiction that is not listed on the Agenda. In order for everyone to be heard, please limit your comments to 5 minutes or less, or 10 minutes per topic. Anyone wishing to be placed on the Agenda for a specific topic should contact the City Manager's office and submit correspondence at least 10 days before the desired date of appearance.

ORDINANCES AND RESOLUTIONS - With respect to the approval of resolutions and ordinances, the reading of the title shall be deemed a motion to waive a reading of the complete resolution or ordinance and unless there is a request by a Councilmember that the resolution or ordinance be read in full, further reading of the resolution or ordinance shall be deemed waived by unanimous consent of the Council.

CONSENT CALENDAR - Items considered routine in nature are to be placed upon the Consent Calendar. They will all be considered and voted upon in one vote as one item unless a Councilmember requests individual consideration. A Councilmember's vote in favor of the Consent Calendar is considered and recorded as a separate affirmative vote in favor of each action listed. Motions in favor of adoption of the Consent Calendar are deemed to include a motion to waive the reading of any ordinance or resolution on the Consent Calendar. For adoption of

ordinances, only those that have received a unanimous vote upon introduction are considered Consent items.

1. Administration - Approval - Minutes from the January 8, 2024, Council Meeting.
2. Administration - Approval - Authorize the City Manager, or designee, to execute a Permanent Local Housing Allocation Program funding agreement with Central California Housing Corporation (doing business as Affordable Housing Development Corporation (AHDC)), and Better Opportunities Builder, Inc. (BOB), in the amount of up to \$1,481,281, and any amendments thereto, for the development of a 51-unit affordable senior rental housing project at 135 Osmun Avenue.
3. Finance – Receive and File – Investment Report for the Month of August 2023.
4. Finance – Receive and File – Treasurer’s Report for the Month of August 2023.
5. Finance – Receive and File – Status Report of Development Fee Funds for the fiscal year ended June 30, 2023.
6. General Services – Approval - Res. 24-____, Adopting Amendments to the Deputy Police Chief Salary Schedule.
7. General Services – Approval – Res. 24-____, Authorizing Amendments to the City’s Classification Plan by Revising the Police Officer Recruit/Lateral Classification in the Police Department.
8. General Services – Approval – Res. 24-____, Authorizing Amendments to the City’s Classification Plan by Revising the Transit Dispatcher Classification in the General Services Department.
9. General Services – Approval - Res. 24-____, Approving a Side Letter Agreement with Clovis Employees Association to Add a 401(a) Plan.
10. General Services – Approval - Claim Rejection of the General Liability Claim on behalf of Maria Guadalupe Madrigal, Maria Isabel Madrigal, Miguel Madrigal, The Estate of Melchor Madrigal by Maria Isabel Madrigal, Eleazar Madrigal, and Jose Madrigal.

PUBLIC HEARINGS - A public hearing is an open consideration within a regular or special meeting of the City Council, for which special notice has been given and may be required. When a public hearing is continued, noticing of the adjourned item is required as per Government Code 54955.1.

11. Consider items associated with approximately 155 acres of land located on the north side of Shepherd Avenue, between N. Sunnyside and N. Fowler Avenues. Great Bigland, LP., owner/ applicant; Harbour and Associates, representative. (Continued from the December 11, 2023, Council Meeting and to be continued to a date uncertain.)
 - a. Consider Approval - Res. 24-____, A Resolution of the Clovis City Council: (1) Certifying the Final Environmental Impact Report for the Shepherd North Project; (2) Adopting CEQA Findings of Fact and a Statement of Overriding Consideration; and (3) Adopting a Mitigation Monitoring and Reporting Program.
 - b. Consider Approval – Res. 24-____, A Resolution of the Clovis City Council approving a request to expand the City’s sphere of influence to include approximately 155 acres of land.
 - c. Consider Approval - Res. 24-____, GPA2021-006, A Resolution of the Clovis City Council approving a request to amend the circulation element of the General Plan to allow for the placement of a Shepherd Avenue access point on the north side of Shepherd Avenue, between N. Sunnyside and N. Fowler Avenues.

d. Consider Approval - Res. 24-____, GPA2021-005, A Resolution of the Clovis City Council approving a request to amend the land use element of the General Plan for the Development Area (approximately 77 acres) from the Rural Residential land use designation to the Medium-High Density Residential land use designation.

e. Consider Introduction - Ord. 24-____, R2021-009, An Ordinance of the Clovis City Council approving a request to prezone property within the Development Area (approximately 77 acres) of the Project site from the Fresno County AL20 Zone District to the Clovis R-1-PRD Zone District.

f. Consider Approval - Res. 24-____, TM6205, A Resolution of the Clovis City Council approving a request to approve a vesting tentative tract map for a 605-lot single-family planned residential development.

g. Consider Approval - Res. 24-____, PDP2021-004, A Resolution of the Clovis City Council approving a request to approve a planned development permit for a 605-lot single-family residential development.

h. Consider Approval - Res. 24-____, RO307, A Resolution of the Clovis City Council approving Application for the Annexation of the Territory known as the Shepherd-Sunnyside Northeast Reorganization for the Development Area (approximately 77 acres).

i. Consider Approval - Res. 24-____, A Resolution of the Clovis City Council approving an amendment to the 2017 Amended and Restated Memorandum of Understanding between the County of Fresno and City of Clovis regarding a Sphere of Influence Expansion to add approximately 155 acres and the Standards of Annexation to address the annexation of approximately 77 acres of property (Shepherd-Sunnyside Northeast Reorganization).

Staff: George González, Senior Planner

Recommendation: Continue to a date uncertain.

ADMINISTRATIVE ITEMS - Administrative Items are matters on the regular City Council Agenda other than Public Hearings.

12. Consider Approval – Enter into a Cooperative Agreement and Agreement for the Exchange of Real Property (Clovis Regional Library Project) with the County of Fresno, and Authorize the Mayor to Execute the Agreement on Behalf of the City.

Staff: Thad Avery, City Engineer

Recommendation: Approve

13. Consider – A Request from the County of Fresno for the City of Clovis to Permanently Supply a Water Service Connection to County Service Area (CSA) 10A.

Staff: Paul Armendariz, Assistant Public Utilities Director, and Thad Avery, City Engineer

Recommendation: Deny

14. Receive and File – Report on the National Community Survey results.

Staff: Chad McCollum, Economic Development, Housing and Communications Director

Recommendation: Receive and File

CITY MANAGER COMMENTS

COUNCIL COMMENTS

CLOSED SESSION - A “closed door” (not public) City Council meeting, allowed by State law, for consideration of pending legal matters and certain matters related to personnel and real estate transactions.

15. Government Code Section 54956.9(d)(1)
CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION
Case Name: Desiree Martinez v. City of Clovis, et al., Case No. F082914

RECONVENE INTO OPEN SESSION AND REPORT FROM CLOSED SESSION

ADJOURNMENT

FUTURE MEETINGS

Regular City Council Meetings are held at 6:00 P.M. in the Council Chamber. The following are future meeting dates:

Feb. 5, 2024 (Mon.)
Feb. 12, 2024 (Mon.) (To be Cancelled)
Feb. 13, 2024 (Tue.) (Joint Meeting with CUSD)
Feb. 20, 2024 (Tue.)
Mar. 4, 2024 (Mon.)
Mar. 11, 2024 (Mon.)
Mar. 18, 2024 (Mon.)