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1. **A. CALL TO ORDER** –Mayor Lazar called the meeting to order at 7:08 p.m.  
PRESENT: Councilmembers Amy Bublak, Bill DeHart, Steven Nascimento, Forrest White, and Mayor John S. Lazar.  
ABSENT: None
  
  - B. SALUTE TO THE FLAG**
  
  2. **PROCLAMATIONS, PRESENTATIONS, RECOGNITIONS, ANNOUNCEMENTS & APPOINTMENTS:**
    - A. Mayor Lazar announced a Proclamation in recognition of the retirement of Del Olson, City of Turlock Technical Services Supervisor, in honor of his retirement. Michael Cooke accepted the Proclamation on his behalf.
  
    - B. Mayor Lazar presented a Proclamation to City of Turlock employee Toni Cordell in recognition of Go Green Week, February 25, 2013 – March 1, 2013. Councilmember White recognized Medeiros Elementary School student representatives Kai Merafuentes and Drew White. Ms. Cordell presented information regarding the City of Turlock’s efforts in regard to Go Green Week which included various activities such as tree plantings, classroom and assembly presentations, contests, and student projects. She acknowledged community partnerships with Turlock Scavenger, Stanislaus County, Turlock Irrigation District, Environmental Education for Kids (EEK), Natural Resources Conservation Services, California State University - Stanislaus, Great Valley Museum, and Turlock BLAST. Turlock Scavenger Representative Art Machado and Brown Elementary School Teacher Brett Sutterley spoke in favor of the program’s continued growth and the great learning opportunities it offers.
  
    - C. Mayor Lazar recommended that Abe Rojas, Ashour Badal, Ann Strahm, Tamara Sniezek, Bob Endsley, and Mary Jackson be appointed as Community Members of the CDBG Grant Selection Committee.  
  
**Action:** Motion by Councilmember White, seconded by Councilmember DeHart, appointing Abe Rojas, Ashour Badal, Ann Strahm, Tamara Sniezek, Bob Endsley, and Mary Jackson as Community Members of the CDBG Grant Selection Committee. Motion carried unanimously.
  
    - D. Mayor Lazar recommended that Councilmember Bublak be appointed as the Council Representative to the CDBG Grant Selection Committee.  
  
**Action:** Motion by Councilmember DeHart, seconded by Councilmember Nascimento, appointing Councilmember Bublak as the Council Representative to the CDBG Grant Selection Committee. Motion carried unanimously.
  
  3. **A. SPECIAL BRIEFINGS:** None

**B. STAFF UPDATES**

1. City Manager Roy Wasden provided an update on the request to hold quarterly off-site City Council meetings including recording requirements and challenges, and identification of facilities that have recording capabilities.

**C. PUBLIC PARTICIPATION:** None

**4. A. MOTION WAIVING READING OF ALL ORDINANCES ON THE AGENDA**

**Action:** Motion by Councilmember Bublak, seconded by Councilmember DeHart, to waive reading of all ordinances on the agenda, except by title. Motion carried unanimously.

**B. DECLARATION OF CONFLICTS OF INTEREST AND DISQUALIFICATIONS:** None

**5. CONSENT CALENDAR:**

*Mayor Lazar noted a green sheet to item 5E.*

**Action:** Motion by Councilmember DeHart, seconded by Councilmember White, and unanimously carried to adopt the Consent Calendar as follows:

- A. **Resolution No. 2013-033** Accepting Demands of 1/24/13 in the amount of \$1,285,791.76; Demands of 1/31/13 in the amount of 740,081.21; Demands of 2/7/13 \$1,134,896.84
- B. **Motion:** Accepting Minutes of Special Meeting of February 12, 2013; Accepting Minutes of Regular Meeting of February 12, 2013
- C. **Motion:** Approving Amendment No. 1 to the agreement with Carollo Engineers of Walnut Creek, California, for an additional ten (10) months of specialized engineering services with no change in the original costs
- D.
  1. **Motion:** Approving Amendment No. 3 for an additional one (1) year extension of the Special Services Contract No. 10-824 for Economic and Planning Systems, Inc., to provide professional economic and planning services for City Project No. 10-54, "Morgan Ranch Master Plan," in an amount not to exceed \$30,000 (Fund 305)
  2. **Motion:** Approving Amendment No. 3 for an additional one (1) year extension of the attached Special Services Contract No. 10-825 for Omni Means, Ltd., to provide professional transportation and traffic design services for City Project No. 10-54, "Morgan Ranch Master Plan," in an amount not to exceed \$37,850 (Fund 305)
  3. **Resolution No. 2013-034** Appropriating \$9,520 to account number 305-40-444.47086 "Morgan Ranch Master Plan" to be funded through a transfer from Fund 305 "Capital Facility Fees Contingency Reserve" to fund the increased costs associated with the additional work performed by Omni Means, Ltd., on City Project No. 10-54, "Morgan Ranch Master Plan"
- E.
  1. **Motion:** Awarding bid and approving an agreement in the amount of \$884,488 with Granite Construction Company of Watsonville, California, for City Project No.11-34, "Fulkerth Road Rehabilitation"
  2. **Resolution No. 2013-035** Appropriating \$192,800 to account number 215-40-420.51210 "Federal Street Projects" to be funded via a transfer of Section 2103 Gas Tax Monies from Fund 217 "Gas Tax Fund" for City Project No. 11-34, "Fulkerth Road Rehabilitation," to complete the necessary funding required for the project

- F. Motion: Accepting improvements for City Project No. 12-52, "Fire Station No. 4 Roof Replacement," and authorizing the City Engineer to file a Notice of Completion
- G. Motion: Awarding bid and approving an agreement in the amount of \$27,079 (Fund 410) with Champion Industrial Contractors, Modesto, California, for City Project No. 12-61, "HVAC Replacements at Turlock Regional Water Quality Control Facility"
- H. Motion: Approving Amendment No. 3 to an Agreement with Neil O. Anderson and Associates, Inc., of Lodi, California, for special services for City Project No. 0804B, "Turlock Public Safety Facility," in an amount not to exceed \$34,978 (Fund 305), bringing the contract total to \$356,153
- I. Motion: Accepting notification of Contract Change Order No. 2 in the amount of \$22,703.36 (Fund 305) for City Project No. 0804B, "Turlock Public Safety Facility," Category 13 – Building and Site Electrical, bringing the contract total to \$4,155,558.36
- J. **Resolution No. 2013-036** Appropriating \$28,620 to account number 217-50-511.43270 "Pavement Management Program Update" from Fund 217 (2103) Reserve to fund the survey of local city streets as part of the Regional Pavement Management Program Update for FY 2012/13, as administered by StanCOG
- K. **Resolution No. 2013-037** Authorizing the submittal of an application to the California State Department of Housing and Community Development for grant funding under the CalHome program; execution of a standard agreement if selected for such funding and any amendments thereto; and the execution of any related documents necessary to participate in the CalHome program
- L. **Resolution No. 2013-038** Appropriating \$7,500 to account number 502-40-410.47252 "NWTSP Fee Program Update" from Fund 230 "Transportation Reserve" and \$7,500 to account number 502-40-410.47253 "WISP Fee Program Update" from Fund 308 "Transportation Reserve" to fund the Fee Nexus Study updates to the Northwest Triangle and Westside Industrial Specific Plans
- M. Motion: Approving an agreement with Carollo Engineers of Walnut Creek to provide professional engineering services for the testing of chloramination disinfection at the Regional Water Quality Control Facility (RWQCF) in the amount of Seventy-Nine thousand Nine hundred and Eight dollars and no/100ths (\$79,908.00)
- N. Motion: Rejecting Claim for Damages filed by Ramanjit Kaur Atwal
- O. Motion: Rejecting Claim for Damages filed by Angad Atwal
- P. Motion: Rejecting Claim for Damages filed by Surhdez Kaur Atwal
- Q. Motion: Rejecting Claim for Damages filed by Vernon R. Amaya

**6. FINAL READINGS:**

- A. **Ordinance No. 1180-CS**, Amending Turlock Municipal Code Title 2, Chapter 1, Article 02, to change the hour regular City Council meetings are held as introduced at the February 12, 2013 meeting was unanimously passed and adopted.
- B. **Ordinance No. 1181-CS**, Approving amendments to Turlock Municipal Code Title 4, Chapter 3, Article 4, entitled "Fireworks" as introduced at the February 12, 2013 meeting was unanimously passed and adopted.

**7. PUBLIC HEARINGS**

- A. Account Clerk II Fallon Martin presented the staff report on the request to Amend Turlock Municipal Code Title 6, Chapter 3, Article 1, Section 03 regarding Payment of Collection Charges.

Mayor Lazar opened the public hearing. No one spoke. Mayor Lazar closed the public hearing.

**Action:** Motion by Councilmember White, seconded by Councilmember DeHart, Amending Turlock Municipal Code Title 6, Chapter 3, Article 1, Section 03 regarding Payment of Collection Charges and setting the final reading for March 12, 2013. Motion carried unanimously.

**8. SCHEDULED MATTERS:**

- A. Development Services Director Mike Pitcock presented the staff report on the request to authorize the creation of an Assistant to the City Manager for Economic Development/Community Housing job classification.

Mayor Lazar asked for public comment. No one spoke. Mayor Lazar closed public comment.

**Action:** **Resolution No. 2013-039** Authorizing the creation of an Assistant to the City Manager for Economic Development/Community Housing job classification was introduced by Councilmember Bublak, seconded by Councilmember White, and carried unanimously.

- B. Interim Assistant to the City Manager Ron Reid presented the staff report on the request to amend the City of Turlock Fiscal Year 2012-2013 General and Non-General Fund budgets.

Mayor Lazar asked for public comment. No one spoke. Mayor Lazar closed public comment.

**Action:** **Resolution No. 2013-040** Amending the City of Turlock Fiscal Year 2012-2013 General and Non-General Fund Budgets was introduced by Councilmember Bublak, seconded by Councilmember White, and carried unanimously.

- C. Housing Program Services Manager Maryn Pitt presented the staff report on the request to approve a Loan Agreement between the City of Turlock and Stanislaus County Affordable Housing Corporation (STANCO) in the total amount of \$270,025.25 for the acquisition and closing costs associated with a four-plex located at 1060 Alpha, Turlock, California, more particularly described as APN No. 043-029-024.

Mayor Lazar asked for public comment. Stanislaus County Affordable Housing Representative Dennis Wann spoke in favor of approval of the agreement and thanked Council for the opportunity it presents. Mayor Lazar closed public comment.

**Action:** Motion by Councilmember Bublak, seconded by Councilmember DeHart, Approving a Loan Agreement between the City of Turlock and Stanislaus County Affordable Housing Corporation (STANCO) in the total amount of \$270,025.25 for the acquisition and closing costs associated with a four-plex located at 1060 Alpha, Turlock, California, more particularly described as APN No. 043-029-024, as depicted in Attachment A. Motion carried unanimously.

**9. COUNCIL ITEMS FOR FUTURE CONSIDERATION:** None

**10. COUNCIL COMMENTS:**

Councilmember Dehart commented on the outstanding Colin Kaepernick artwork created by Pitman High School students that is on display at Turlock City Hall.

***Adjourn to Successor Agency to the Turlock Redevelopment Agency.***

***Reconvene Turlock City Council Meeting.***

**11. CLOSED SESSION:**

City Attorney Phaedra Norton introduced the Closed Session items.

A. Conference with Legal Counsel – Existing Litigation, Cal. Gov't Code §54956.9(a)  
Name of case: Daniel Mendonca v. City of Turlock

**Action:** Council provided direction to staff.

B. Conference with Legal Counsel – Anticipated Litigation, Cal. Gov't Code §54956.9(b)  
Potential Cases: (1 case)

**Action:** No reportable action.

**12. ADJOURNMENT:**

Motion by Councilmember DeHart, seconded by Councilmember Nascimento, to adjourn at 7:47 p.m. Motion carried unanimously.

RESPECTFULLY SUBMITTED

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Kellie E. Weaver  
City Clerk