

CITY COUNCIL
SPECIAL CITY COUNCIL MEETING
CARNEGIE FORUM, 305 WEST PINE STREET
MONDAY, APRIL 12, 1995
7:00 P.M.

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1. ROLL CALL

Present: Council Members - Davenport, Pennino, Sieglock, Warner and Mann (Mayor)

Absent: Council Members - None

Also Present: City Manager Peterson, Assistant City Manager Glenn, Community Development Director Schroeder, Public Works Director Ronsko, City Engineer Prima, Economic Development Director Keeter, Police Chief Hansen, Parks and Recreation Director Williamson, Finance Director Flynn and City Attorney McNatt

2. DOWNTOWN REVITALIZATION PROJECT

Mayor Mann announced that the purpose of the meeting was to receive public input regarding the Alternate Catalyst Project for the Central City Revitalization Program and the recommended approval of the bond counsel and engineering team to begin the formation of the assessment district. Economic Development Director Keeter introduced Mr. Michael Freedman, the City's revitalization project consultant, who presented the features of the Alternate Catalyst Project which include the construction of a gateway structure at the intersection of Lodi Avenue and School Street, streetscape improvements, tree planting, new lighting on School Street with additional elements including the possibility of similar streetscape improvements on Pine Street between Sacramento and Church Streets, and on Oak Street between Sacramento Street and the public parking lots west of School Street. Mr. Freedman's presentation was augmented with a number of projected slides. At the conclusion of Mr. Freedman's presentation, Mayor Mann asked for comments from the public.

Speaking in favor of the project were the following:

1. Cheryl London, 7 South School Street, representing the Tokay Players
2. Duane Simpfinderfer, 5 South School Street, representing the Tokay Players
3. Barbara McWilliams, 208 South School Street, President of the Lodi Downtown Business Association (LDBA) and representing the Board of Directors of LDBA
4. Tony Segale, 215 Palomar Drive, Chairman and representative of the Central City Revitalization Task Force
5. Jim Schweickardt, 631 North Cluff Avenue, President of the Lodi District Chamber of Commerce, representing that organization's Board of Directors
6. Morgan White, property owner of the J.C. Penney Company building
7. Elaine Hecker, 13 South School Street

Speaking in opposition to the project were:

1. John Gerlack, 101 North Loma Drive
2. Marlow Weil, 65 El Camino Real

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3. Roland Mounce, 432 West Lockeford Street

Also addressing the City Council were:

1. Warren Mantz, 424 East Lodi Avenue, expressed opposition to his property included in the assessment district. (Mr. Mantz was advised his property would not be a part of the assessment district.)
2. Paul Easley, 218 North School Street, expressed opposition to the revitalization as presented, however stated he was willing to pay his fair share if the project extends to Lockeford Street rather than terminating at Locust Street.

Mr. Freedman explained the two tier assessment district assessment schedule, and answered a number of varied questions from Council Members and the public. Following Council discussion, the following actions were taken:

- a) Council, on motion of Council Member Sieglock, Pennino second, unanimously approved the Alternate Catalyst Project for the Central City Revitalization Program.
- b) Council, on motion of Council Member Pennino, Sieglock second, unanimously approved the selection and retention of bond counsel for the formation of the assessment district.
- c) Council, on motion of Council Member Sieglock, Warner second, unanimously approved the engineering team to begin work on the construction documents for the project.

FILE NO. CC-6, CC-21(a), CC-72, and CC-400

4. ADJOURNMENT

There being no further business to come before the City Council, Mayor Mann adjourned the meeting at approximately 9:15 p.m.

ATTEST:



Thomas A. Peterson
Deputy City Clerk