

CITY COUNCIL, CITY OF LODI  
CITY HALL COUNCIL CHAMBERS  
WEDNESDAY, JUNE 3, 1987  
7:30 P.M.

ROLL CALL Present: Council Members - Hinchman, Pinkerton, Reid, Snider, and Olson (Mayor)  
Absent: Council Members - None  
Also Present: City Manager Peterson, Assistant City Manager Glenn, Community Development Director Schroeder, Public Works Director Ronsko, City Attorney Stein, and City Clerk Reimche

INVOCATION The invocation was given by Reverend Derril Peabody, First Congregational Church.

PLEDGE OF ALLEGIANCE The Pledge of Allegiance was led by Mayor Olson.

PRESENTATIONS

PROCLAMATIONS Mayor Olson presented the following Proclamations:

- CC-37 A) "National Safe Boating Week"
- B) "Chiropractic Wellness Week"

REPORTS OF THE CITY MANAGER

CONSENT CALENDAR In accordance with report and recommendation of the City Manager, Council, on motion of Mayor Pro Tempore Snider, Hinchman second, approved the following actions hereinafter set forth with the following exceptions:

- A) Agenda item e-1-I - "Approve Turner Road Improvement Agreement with General Mills and certify Negative Declaration" was removed from the Consent Calendar and discussed and acted upon under the Regular Calendar.
- B) Agenda item e-1-L - "Adopt Resolution of Vacation vacating public utility easements in Lots 23, 24, 25, 26, 27, and 28, Industrial Lite Subdivision" was removed from the agenda.
- C) Agenda item e-1-N - "Set public hearing to consider recommendation of the Parks and Recreation Commission regarding motorized boating on Lodi Lake" was removed from the Consent Calendar and was discussed and acted upon following approval of the Consent Calendar.

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CLAIMS CC-21(a) Claims were approved in the amount of \$3,077,582.07.

MINUTES The Minutes of April 28, 1987 and May 6, 1987 were approved as written.

COUNCIL APPROVES SPECIFICATIONS FOR VARIOUS ITEMS AND AUTHORIZES ADVERTISING FOR BIDS

Council approved the following specifications and authorized advertising for bids thereon.

CC-12.1(b)

Continued June 3, 1987

- A) Asphalt rejuvenating agent
- B) Asphalt materials for first and second quarters of fiscal year 1987-88
- C) Rock and sand material

APPROVE FINAL MAP  
AND SUBDIVISION  
AGREEMENT -  
FAWHHAVEN  
SUBDIVISION

CC-46

Daryl and Opal Geweke, the developers of Fawnhaven Subdivision which is located on Elgin Avenue, Fawnhaven Way and Valley Avenue, north of Noma Ranch Subdivision, have furnished the City with the improvement plans, the necessary agreements, guarantees, insurance certificates, and fees for the proposed subdivision.

The subdivision contains a total of 20 residential lots.

Council approved the final map for Fawnhaven, Tract No. 2084 and directed the City Manager and City Clerk to execute the subdivision agreement and map on behalf of the City.

CONVERSION OF "YIELD"  
SIGNS TO "STOP"  
SIGNS APPROVED ON  
VARIOUS STREETS

RES. NO. 87-54

CC-48(h)

Based on Staff's recommendation, Council adopted Resolution No. 87-54 approving the conversion of "Yield" signs to "Stop" signs on Locust Street at Cross Street, Locust Street at Crescent Avenue, and Hilborn Street at Garfield Street.

INSTALLATION OF  
"STOP" SIGN ON CENTURY  
BOULEVARD AT CHEROKEE  
LANE

RES. NO. 87-55

CC-48(h)

Council adopted Resolution No. 87-55 approving the installation of a stop sign on Century Boulevard at Cherokee Lane. Further, the Public Works Director was authorized to install a stop sign on Cherokee Lane southbound at Century Boulevard in the future if it is determined that such a sign is needed.

RENEWAL OF LANDSCAPE  
MAINTENANCE CONTRACT  
APPROVED

CC-6

CC-90

Council approved the renewal of the Landscape Maintenance Contract for the 1987-88 fiscal year to Ireland Landscaping Company, Inc., and authorized the City Manager and City Clerk to execute the subject document on behalf of the City. The total annual cost under this contract will be \$36,504.

RENEWAL OF JANITORIAL  
MAINTENANCE CONTRACT  
APPROVED

CC-6

CC-90

Council approved the renewal of the Janitorial Maintenance Contract for the 1987-88 fiscal year with Korean Building Maintenance Company, and authorized the City Manager and City Clerk to execute the subject document on behalf of the City. The total annual cost under this contract will be \$40,222.56.

Continued June 3, 1987

COUNCIL CONCURS  
WITH STAFF ACTION  
REGARDING AWARD  
OF BID FOR LODI  
LAKE PARK  
CONCESSIONS

RES. NO. 87-57

The following information was presented to Council regarding the Lodi Lake Park Concessions:

CC-6

CC-22(a)

\* On April 15, 1987 Council approved specifications for the Lodi Lake Concessions and authorized the advertising for bids.

\* At the May 12, 1987 bid opening, only one bid was received as follows:

Robert Vandergriff - 10% of all gross revenues after taxes to be paid to the City of Lodi on a monthly basis

\* There was not a second City Council meeting scheduled for the month of May, 1987 and with the impending Memorial Day weekend, the City Manager proceeded with emergency actions to implement a contract with Mr. Vandergriff so that operations could commence over the holiday weekend.

\* A contract was signed with Mr. Vandergriff once it was determined that all insurance, performance bond and preoperation requirements had been met.

Council adopted Resolution No. 87-57 concurring in staff actions awarding the bid, as outlined above, for the Lodi Lake Park Concessions to Robert Vandergriff and authorized the City Manager and City Clerk to execute the appropriate agreement.

CONTRACT APPROVED  
WITH STANISLAUS  
COUNTY AND SAN  
JOAQUIN COUNTY FIRE  
AGENCIES TO PURCHASE  
FIRE DEPARTMENT  
SUPPLIES, SERVICES  
AND EQUIPMENT

RES. NO. 87-58

Council adopted Resolution No. 87-58 approving a contract with Stanislaus County and San Joaquin County Fire Agencies to purchase fire department supplies, services, or equipment, as allowed by Lodi Municipal Code Section 3.20.040. Council was apprised that the Lodi Fire Department can realize a substantial savings by participating in a two county, twelve agency, group purchase concept.

CC-6

CC-90

RESOLUTION RESCINDING  
RESOLUTION OF NECESSITY  
REGARDING EMINENT  
DOMAIN

RES. NO. 87-59

The City Council was reminded that it had initiated eminent domain proceedings pursuant to Code of Civil Procedure §1245.220 to acquire property for the Well 10R site. The property owners and the City did come to an agreement, and the eminent domain proceedings were no longer required. At the City Council meeting held May 6, 1987, Council approved

CC-27(a)

CC-183(b)

all necessary agreements for Well 10R site acquisition, at the eastside of Central California Traction line at Lime Street off of Guild Avenue, and authorized the City Manager and City Clerk to execute the document on behalf of the City, and all such agreements and legal documents have been executed. Therefore, pursuant to Code of Civil Procedure §1245.260, upon agreement being reached between the City and the property owners, the Resolution must be rescinded.

Council adopted Resolution No. 87-59 rescinding Resolution No. 87-44 - Resolution of Necessity Regarding Eminent Domain which was adopted pursuant to Code of Civil Procedure §1245.220, for Well 10R site acquisition.

RESOLUTION OF  
INTENTION TO CALL  
FOR BIDS FOR A LEASE  
AGREEMENT FOR THE  
PRODUCTION OF OIL,  
GAS AND OTHER  
HYDROCARBONS ADOPTED

RES. NO. 87-60

CC-27(d)

City Clerk Reimche apprised the Council that the City has received several inquiries recently indicating an interest in entering into an Oil and Gas Lease on certain City property located in the area of the White Slough Water Pollution Control Plant.

Section 7058.5 of the Public Resources Code of the State of California provides that, before a lease or any operating agreement or other type of agreement for the production of oil, gas, or other hydrocarbons is entered into, the governing body of a city shall in open meeting adopt a resolution declaring its intention to take such action. The subject resolution shall fix a time not less than 30 days thereafter and place for a public meeting of said governing body, at which meeting sealed proposals to lease or contract will be received and considered. The resolution shall, before the date of such meeting, be published once a week for four successive weeks in one or more newspapers of general circulation in the city where the property is situated.

Based on information received, it is staff's recommendation that the following bidding factors be established.

1. The minimum annual rental shall be \$20.00 per acre.
2. The landowners royalty share payable for oil, gas and other hydrocarbons produced from wells on the leased land shall be one-sixth (1/6th).
3. The variable bidding factor shall be the cash bonus consideration, payable upon submittal of the bid.

The City Council adopted Resolution No. 87-60 - A Resolution of the City Council of the City of Lodi California, Declaring its Intention to Call for Bids for a Certain Oil and Gas Lease and Making Findings in Connection Therewith and Setting the Time and Date to Receive Bids as 5:00 p.m., Wednesday, July 15, 1987.

REQUEST FOR PROPOSAL  
FOR 800 MHZ RADIO  
EQUIPMENT AND SERVICE  
APPROVED

Council was apprised that the radio communications system currently in use by the non-public safety departments of

Continued June 3, 1987

CC-20  
CC-47

the City consists of approximately 49 radios (23 portables, 19 mobiles, 7 remotes, and 1 base) functioning on a conventional UHF channel. Due to a variety of factors such as age of equipment, channel congestion, access delays, lack of privacy, interference, restricted emergency capabilities, and limited system features, the Public Works, Community Development, and Electric Utility departments would greatly benefit by the purchase and maintenance of new equipment to work in conjunction with an existing 800 mhz trunked radio communication system. This equipment would enable the future addition of public safety networks. The specific items would include the following:

36 mobile radios  
13 portable radios (with chargers)  
1 control stations with remote desk sets  
2 local control stations  
6 mounted mobiles with control heads  
1 conventional low-level backup repeater

System features would include priority level definition, selective addressing, privacy channeling, alert paging, quick call capability, 99% area coverage, 98% airtime access, and failure mode backup guarantee.

Funds for a portion of the system were budgeted in previous years' budgets and the equipment for the electric, water, and sewer systems are included in the 1987-88 recommended budget.

Council approved specifications for radio equipment to be maintained on an 800 mhz radio communications system and authorized advertising for proposals thereon. The closing date for proposals has been set for June 30, 1987.

ORDINANCE AMENDED  
REGARDING BIDDING  
REQUIREMENTS  
PERTAINING TO THE  
PURCHASE OF USED  
VEHICLES FROM RENTAL  
AGENCIES OR FLEET  
DEALERS

ORDINANCE NO.  
1399 INTRODUCED

Council was apprised that the number of city and county governments that purchase cars from Avis, Hertz and National indicates that those governments believe buying from the rental agencies is the best way to get the best value for the budgeted vehicle dollars.

CC-6  
CC-159

The staff report concerning this matter cited the importance of documented condition reports, warranties and the selection and availability of vehicles (e.g., immediate replacement of a car used for undercover work). Most of all, however, the maintenance programs followed by the agencies virtually assured that the vehicles purchased would be well maintained and reliable.

Staff strongly urged that the City of Lodi adopt a purchasing procedure for certain City vehicles which would be exempt from LMC Section 3.20.100, allowing for informal but closely controlled value comparisons at Hertz, Avis and/or National Sales either in Sacramento or the Bay Area.

Council introduced Ordinance No. 1399 - Ordinance amending the Lodi Municipal Code regarding bidding requirements pertaining to the purchase of used vehicles from rental agencies or fleet dealers.

Continued June 3, 1987

FLOOD DAMAGE  
PREVENTION ORDINANCE

ORD. NO. 1400  
INTRODUCED

CC-24(b)  
CC-53(a)  
CC-111

Council was apprised that the City of Lodi has had "Floodplain Zoning" in place since 1973 when the City's first flood hazard studies were conducted by state and federal agencies. This zoning classification made our citizens eligible to purchase Flood Insurance and to receive grants and loans from Federal agencies in connection with flood damage.

During the last couple of years FEMA has had a new flood hazard study completed and the results of that study will be in effect June 18, 1987. In order to assure our citizens of continued Flood Insurance and grants and aids, the City Council must adopt a new Ordinance which conforms to Federal and State requirements.

The Model Ordinance which is being recommended to the City Council has no conflicts with the City's present floodplain management procedures.

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PUBLIC HEARINGS

PUBLIC HEARING  
SET TO RECEIVE  
PUBLIC INPUT  
REGARDING  
MOTORIZED BOATING  
ON LODI LAKE

*cc 27c  
cc 40*

Council was apprised that the Parks and Recreation Commission took under advisement the recommendations of the Lodi Lake Park Master Plan of 1975 and the current plan under development by Mr. Richard Bigler wherein both have recommended the elimination of motorized/power boating on Lodi Lake due to the size of the Lake, its liability during use, and its disruptive uses by motorized/power boats which restrict the use by any others wishing to put sailboats, canoes, or any other non-motorized crafts in the water. Additionally, it has been stated that use by motorized crafts have torn down and eroded the banks and required extensive repairs to same, i.e. cement retaining walls have been constructed to prevent further bank problems.

The Parks and Recreation Commission conducted two meetings to hear public concern over eliminating motorized power boating on the lake, which were held on April 7 and May 5 during the course of the regular commission meetings. Approximately 20 people were present at these two meetings, which had been set to explore and discuss the basic problems and receive input. Various legal questions were asked at these meetings at which time Director Williamson was asked to secure answers to lake/river concerns and report back at the May meeting.

These questions were directed to City Attorney Ron Stein, who was asked to attend the May meeting and answer any questions that might be raised as well as to bring the commission up to date regarding access and liability responsibilities.

After much discussion and participation by the audience, the commission moved that (1) all motorized power boating be eliminated from Lodi Lake with the exception of sanctioned City of Lodi sponsored activities, rental boat

Continued June 3, 1987

recovery needs, and general park patrol functions; (2) that the launch or ramp be kept open for public access for launching motorized power crafts, which will in turn be required to go directly into the river and exit likewise to recover craft; and (3) that there be a restriction on the types of motorized crafts that can be launched, those types being V-drives, inboards and jet boats, and all others would be approved to launch and have access to the river.

It should be noted that this recommendation was put together with assistance from citizens present and met with approval at its conclusion for presentation to the Council.

The "Lodi Municipal Code" book of the general ordinance of the City and Section 12 reads "Streets, sidewalks and public places", page 203, 12.12.180 "Boating - Where Permitted" was noted for review of the current ordinance covering boating in public places.

Following discussion on motion of Mayor Pro Tempore Snider, Hinchman second, council set the matter for public hearing at the regular Council Meeting of June 17, 1987 and directed the City Clerk to send copies of the Public Hearing notice to the Willow Glen Home Owners Association and the Rivergate Home Owners Association and to provide additional public notice on this matter over and above other requirements provided in State Statutes.

WEED ABATEMENT  
RESOLUTION OVER-  
RULING OBJECTIONS  
AND PROCEEDING  
WITH ABATEMENT  
RES. NO. 87-61  
CC-24(b)

Notice thereof having been published, mailed and posted according to law and affidavits of which publication mailing and posting are on file in the office of the City Clerk, Mayor Olson called for the Public Hearing to hear all property owners having any objections to the proposed removal of the weeds, rubbish, refuse and dirt on various parcels throughout the City as set forth in Resolution No. 87-52 Declaring Weeds a Public Nuisance adopted by the Lodi City Council on May 6, 1987.

The matter was introduced by City Clerk Reimche who apprised the Council that at the City Council meeting of May 6, 1987, the Lodi City Council adopted Resolution No. 87-52 - Resolution Declaring Weeds a Public Nuisance and Initiating Abatement Proceedings - Various Parcels, (138 parcels) Lodi, California. Pursuant to State of California Government Code Section 39500 et seq., a Notice to Destroy Weeds and Remove Rubbish, Refuse and Dirt was published, mailed under declaration of mailing to each of the involved property owners, and posted on the subject properties as determined by the City Attorney and the Fire Inspector. Council was reminded that the purpose of this public hearing is for all property owners having any objections to the proposed abatement to be heard and given due consideration.

Council was apprised that since the adoption of Resolution No. 87-52 numerous property owners have abated the weeds on their property. Council was provided with a list of the parcels that were not in compliance following a final inspection by the Fire Inspector on Tuesday, June 2, 1987.

There being no persons in the audience wishing to speak on the matter, the public portion of the hearing was closed.

Following discussion, on motion of Mayor Pro Tempore Snider, Reid second, Council adopted Resolution No. 87-61 - Resolution Overruling Objections and Proceeding with Abatement.

PUBLIC HEARING ON  
DOWNTOWN PARKING  
STUDY REVIEWCC-45(i)  
CC-48(a)

Notice thereof having been published according to law, an affidavit of which publication is on file in the City Clerk's Office, Mayor Olson called for the Public Hearing to allow for formal public review and comment concerning downtown parking within the City of Lodi. It should be noted that copies of the notice of this public hearing were also circulated to downtown businesses.

Council was reminded that it had earlier approved various recommendations on the Downtown Parking Study which was prepared by the City of Lodi Engineering Division with the UDID Committee. The new controls were implemented in October 1986. Staff had indicated that the new controls would be reviewed after a six-month period.

Paula Fernandez, Assistant Civil Engineer, addressed the Council regarding the matter, presented diagrams and exhibits pertaining to the subject, and responded to questions as were posed by the Council. (It should be noted that each comment and response was reviewed, and public testimony regarding the particular matter was received at that time).

## DOWNTOWN PARKING STUDY - REVIEW

May 1987

1. COMMENT: Request to modify parking time limit from 2 hours to 3 hours at the NW corner of Locust and School Streets.

RESPONSE: Staff originally recommended converting 2-hour to all-day parking on School Street N/Locust. The average parking occupancy on School Street and Locust Street was 21% (north side) and 7% (west side), respectively. However, since the northwest corner of Locust and School was being developed with a residential/commercial project, no recommendation was made. This request came from the owners of the northwest building which included a petition with signatures of owners of other businesses in the area. (See attached letter.) The Finance Department recommends against 3-hour parking because of the enforcement difficulties. It is recommended that it either remain as 2-hour or be increased to 4 hours. If Council changes the time limit, it is recommended at least half of the block faces be converted.

Mr. Ron Thomas, 1209 W. Tokay Street, Lodi addressed the Council indicating that he represented residents of a facility located in the subject area. Mr. Thomas indicated that he would like to see the parking limit extended from 2 hours to 3 hours but would have reservations on extending it to 4 hour parking.

Mr. Jerry Banghart, representing the Lodi District Chamber of Commerce Board of Directors indicated that they recommend two hour parking in the subject area.

2. COMMENT: Request for 2-hour parking on Sacramento Street S/Lodi Avenue.

RESPONSE: Since the parking was removed on Lodi Avenue in order to install left turn lanes, motorists are parking on Sacramento Street. The business located on the southwest corner of the Sacramento/Lodi intersection requested this area be changed to 2-hour

parking. Staff performed two parking surveys and verified the problem. However, staff does not recommend installing 2-hour parking. The business does have some off-street parking. Implementing 2-hour parking on-street would most likely push the problem southerly into the residential area.

There were no persons in the audience wishing to address Council on this matter.

3. COMMENT: Install 2-hour plus all-day parking with Zone B permit on Church Street from Elm Street to Pine Street on the east side.

RESPONSE: Staff originally recommended 2-hour or all-day (Zone B) permit parking in areas which had low parking demand and were not adjacent to businesses. This parking area has businesses adjacent to it but the businesses have entrances on other streets. The parking occupancy varied considerably in both the before and after surveys. The average parking occupancy from the previous surveys ranged from 47% to 52% for the entire section. The average parking occupancy from the latest surveys was 17% (Elm to alley S/Elm) and 55% (alley S/Elm to Pine). Farmers and Merchants Bank prefers the alley S/Elm to Pine remain 2-hour for customer use. Staff recommends installing 2-hour or all-day (Zone B) permit parking on Church Street from Elm Street to the alley S/Elm Street.

There were no persons in the audience wishing to address the Council on this matter.

4. COMMENT: Remove the 2-hour parking and reinstall permit parking at Lots 3 and 4 on both sides of westerly aisle (same as before).

RESPONSE: This request was received verbally from the Parking Enforcement Assistants. The recent surveys taken the day after Thanksgiving and the Friday before Christmas showed the parking usage was low compared to when this area was permit parking. It is felt that expanding permit parking in this area should be considered. An option would be to make this area 2-hour or all-day (Zone B) permit parking, however, it would probably be filled with permit users.

Mr. Roscoe Brownfield, 601 Nevins, Lodi, stated that he would like to see Lot 3 be a 2-hour parking area and not allow all-day parking in the area.

5. COMMENT:

- A. Replace 2-hour parking zone with 4-hour parking on Elm Street from School to Sacramento on the north side (adjacent to Beauty College).
- B. Reinstall the 5-hour parking zone at Lot 5 (4-hour).

RESPONSE: The Parking Enforcement Assistants have received a number of requests from the Beauty College students that longer time limits are needed. Staff has no position on this matter.

Mr. Chas Duncan, representing the owners of the Old Farmers and Merchants Bank Building stated that he feels there is adequate parking in town, and that he would like to see the City get out of the parking business.

6. COMMENT: Improve the Southern Pacific lot.

RESPONSE: The City does not have a long-term lease with Southern Pacific Railroad Company. Therefore, Staff does not recommend making any substantial improvements.

There were no persons in the audience wishing to address the Council on this matter.

7. COMMENT: Install two handicapped parking spaces in the vicinity of the Senior Citizen Center on School Street.

RESPONSE: This request was from the President of the Senior Citizen Center on School Street. The request was for one handicapped parking space to be installed in Lot 5 (4-hour) near the alley, and the other space to be located on School Street N/Elm Street adjacent to the Center. One handicapped parking space is 14 feet wide which provides a 9-foot parking space and a 5-foot loading area. If the handicapped parking space is located near an open area, the 5-foot loading area is not needed.

There were no persons in the audience wishing to address the Council regarding this matter.

There being no other persons in the audience wishing to address the Council in regards to this public hearing, the public portion of the hearing was closed.

A lengthy discussion followed with questions being directed to Staff and to those who had given testimony.

COMMENT 1:

On motion of Council Member Reid, Pinkerton second, Council determined to make no change in the parking time limit of 2 hours at the NW corner of Locust and School Street.

The motion carried by the following vote:

Ayes: Council Members - Pinkerton, Reid, Snider,  
and Olson (Mayor)

Noes: Council Members - Hinchman

Absent: Council Members - None

COMMENT 2:

On motion of Council Member Hinchman, Reid second, Council determined to make no change on 2-hour parking limit on Sacramento Street S/Lodi Avenue.

COMMENT 3:

Following the failure of two prior motions pertaining to this subject, Council, on motion of Council Member Pinkerton, Olson second, continued, for further review and discussion to a time uncertain, the request to install 2-hour plus all-day parking with Zone B permit on Church Street from Elm Street to Pine Street on the east side.

The motion carried by unanimous vote of the Council.

Continued June 3, 1987

COMMENT 4:

Council, on motion of Mayor Pro Tempore Snider, Hinchman second, determined to make no change on 2-hour parking at Lots 3 and 4 on both sides of the westerly aisle.

COMMENT 5:

On motion of Council Member Reid, Hinchman second, Council 1) determined to make no change on 2-hour parking zone on Elm Street from School to Sacramento on the north side (adjacent to Beauty College); and 2) determined to make no change on 4-hour parking zone at Lot 5.

COMMENT 6:

On motion of Council Member Pinkerton, Olson second, Council tabled the request to improve the Southern Pacific Lot.

COMMENT 7:

On motion of Council Member Hinchman, Snider second, approved the installation of two handicapped spaces in the vicinity of the Senior Citizens Center on School Street, one space to be established at Lot 5 and one space on School Street at the Senior Citizens Center.

The motion carried by the following vote:

Ayes: Council Members - Hinchman, Pinkerton, Snider, and Olson (Mayor)

Noes: Council Members - Reid

Absent: Council Members - None

PLANNING COMMISSION REPORT City Manager Peterson presented the following Planning Commission Report of the Planning Commission Meeting of May 11, 1987.

CC-35

The Planning Commission -

## ITEMS OF INTEREST

1. Conducted a Public Hearing and continued final action until Monday, June 8, 1987 on the request of Margaret Kirkpatrick for a Use Permit to allow a child daycare center for 12 children at 2927 Fernwood Drive, in an area zoned P-D (23), Planned Development District No. 23.
2. Continued consideration of the request of Steven and Pamela Jordan for a Variance to add an 18-1/2' by 14' garage in the front yard area at 525 Louie Street, in an area zoned R-1, Single-Family Residential until Monday, June 8, 1987.

COMMUNICATIONS  
(CITY CLERK)

## CLAIMS

City Clerk Reimche presented the following Claims which had been filed against the City.

CC-4(c)

- A) Paul Marino, DOL 12/6/86
- B) Emma Maier, DOL 1/16/87

Continued June 3, 1987

On motion of Council Member Reid, Hinchman second, Council denied the heretofore listed claims and referred them back to L. J. Russo, Inc., the City's Contract Administrator.

ABC LICENSE  
APPLICATIONS

City Clerk Reimche presented the following ABC License Applications which had been received:

CC-7(f)

- A) California Gourmet Deli  
620 South Central Avenue, Lodi  
Off Sale Beer and Wine  
New License
- B) Brusa's Replay  
920 D South Cherokee Lane, Lodi  
On Sale Beer and Wine Eating Place  
New License
- C) The Snuggery  
105 West Pine Street, Lodi  
On Sale Beer and Wine Public Premises  
Original License
- D) Happy Hooker Bait and Tackle  
440-B East Kettleman Lane, Lodi  
Off Sale Beer and Wine  
Person to Person - Add Spouse

PUC APPLICATIONS

City Clerk Reimche presented information regarding to the following PUC applications

CC-7(f)

- A) Application of Sacramento - Valley Limited Partnership for authority to increase rates
- B) California Energy Commission Notice of Biennial Fuels Report Hearings
- C) California Energy Commission Notice of Natural Gas Supply and Price Outlook Hearing
- D) Pacific Gas and Electric Company Application No. 87-04-035 requesting authority to increase its electric rates by \$210.2 million and to modify its Energy Cost Adjustment Clause and Annual Energy Rate tariff provisions effective August 1, 1987. In the alternative, PGandE requests an increase of \$216 million in electric rates.

LETTER RECEIVED  
REGARDING MULTI-FAMILY  
ZONING - WEST LOCUST  
AND HUTCHINS STREET

City Clerk Reimche presented the following letter which had been received from Joseph K. Handel:

CC-16  
CC-53(a)

"I currently reside at 416 West Locust Street in a home that has been in my family for over 50 years. I have seen quite a few changes in this neighborhood but none quite as destructive as high density multi-family construction.

The onset of apartment construction has allowed 2-story apartments to be built next to single family homes which affords no privacy to the adjacent homeowners yard. It also has increased traffic in the neighborhood which is compounded by the lack of parking required for apartments under current regulations. Cars are coming and going at all hours of the day and night and end up parking on the street because of lack of parking.

I wholeheartedly encourage you to correct the zoning in this area to single-family or duplex at the maximum. The homes in this area will be improved not torn down if you encourage it by zoning for single family. It also would provide entry level housing for young couples to purchase and improve the existing housing inventory. Currently there is no motivation to do so if 20 apartment units are allowed to be built next door.

Please preserve our existing neighborhoods before it is too late. Your comments and discussion are most welcome."

Signed/ Joseph K. Handel

At an earlier meeting this letter was referred to Staff by the Mayor. The following is the response to Mr. Handel by Community Development Director James B. Schroeder.

"Dear Mr. Handel:

RE: APARTMENT MORATORIUM

Your correspondence of April 10, 1987 expressing your concern about the conversion of single-family homes to apartments has been directed to our office.

In November, 1985 the Lodi City Council became concerned with the same problems expressed in your letter. At that time the Council declared a moratorium on such conversions in a large area of the central and eastern portions of the community. A map showing that area is enclosed for your information.

Subsequent to the declaration of the moratorium, the City engaged the services of Jones and Stokes Associates, a Planning and Environmental Consulting firm to conduct a study of the moratorium area and to make recommendations concerning future land use and zoning. The City also hired other consultants to study traffic and the adequacy of the existing sewer and water systems in the study area.

The determinations and recommendations of these various research projects will be presented to the Planning Commission and City Council later this year. Although the consultants' various alternatives are not presently available the data which we have reviewed indicates that much of the area will be down-zoned to preserve our present housing stock and that off-street parking requirements will be increased. We would be glad to provide you with this material when it is in our office.

Your letter and this reply will be placed on a future City Council Agenda. Mrs. Alice M. Reimche, City Clerk, will inform you of the time and date of that meeting.

If we can be of further assistance, please call upon us."

Signed/ James B. Schroeder, Community Development Director

Additional comments regarding the matter were provided by City Manager Peterson who then responded to questions as were posed by the Council. No formal actions was taken by the Council on the matter.

Continued June 3, 1987

COMMENTS BY CITY  
COUNCIL MEMBERSCOUNCIL OPPOSES  
AB 2190

CC-28

Following introduction of the matter by Council Member Pinkerton, the City Manager was directed to prepare a letter opposing District Elections (Assembly Bill 2190, authored by Democrat Assemblyman Al Chacon) for signature by the members of the Council. The City Manager was further directed to send a copy of the subject letter to newspapers and sponsoring legislators.

COMMENTS RE DRUG  
AND ALCOHOL ABUSE

CC-24(b)

Council Member Hinchman reported on a Drug and Alcohol Abuse Conference he recently attended and spoke about the Drug and Alcohol Abuse Council of Lodi, and the subject of drug and alcohol abuse in general.

SEWERAGE TREATMENT  
PLANT EXPANSION  
FUNDING ALTERNATIVE  
SUGGESTED

CC-44

Council Member Hinchman questioned the possibility of North Stockton Developers being willing to pay for the expansion of the City's sewerage treatment plant if they were able to hook up to the City's system.

CONCERN REGARDING  
DANGEROUS AND  
VICIOUS DOGS

CC-65

Council Member Reid expressed his concern regarding dangerous and vicious dogs and asked what authority the City has in dealing with this type of situation.

SIGHT DISTANCE PROBLEM  
REPORTED AT INTERSECTION  
OF GARFIELD STREET  
AT LODI AVENUECC-16  
CC-48(a)

Mayor Olson reported on a sight distance problem reported to her at the intersection of Garfield Street at Lodi Avenue.

GOOD WISHES EXTENDED  
TO LODI CHILDREN'S  
CHORUS ON WASHINGTON,  
D.C. TRIP

CC-39

Mayor Olson expressed best wishes from the Council to the Lodi Children's Chorus on their upcoming trip to Washington D. C.

COMMENTS BY THE  
PUBLIC ON NON AGENDA  
ITEMSPETITION REC'D  
REGARDING EXCESSIVE  
SPEED ON LAKESHORE  
DRIVE AND REQUESTING  
VARIOUS TRAFFIC SIGNS  
IN THE AREACC-16  
CC-48(a)

Mr. Rich Elvin, 1601 Lakeshore Drive, Lodi, addressed the Council presenting a petition bearing approximately 216 signatures regarding excessive speed on Lakeshore Drive, and requesting various stop signs, yield signs, and speed limit signs in the area.

Following Mr. Elvin's presentation, Mr. Elvin asked permission to have other citizens of the subject area who were in the audience also address the Council regarding the matter.

City Attorney Stein ruled that this would constitute a violation of the Brown Act.

Continued June 3, 1987

Mayor Olson referred the matter to Staff, requesting that it be placed on the agenda for the Regular Council meeting of July 1, 1987.

RECESS

Mayor Olson declared a five-minute recess and the meeting reconvened at approximately 9:40 p.m.

REPORTS OF THE  
CITY MANAGER

REGULAR CALENDAR

REQUEST FROM LODI  
DISTRICT CHAMBER OF  
COMMERCE FOR OFF-  
PREMISE SIGN  
MORATORIUM  
VARIANCECC-53(b)  
CC-171

Council was reminded that on August 6, 1987, on recommendation of the Planning Commission, it had adopted Ordinance No. 1387 which declared a moratorium on the erection of off-premise signs. Off-premise signs include billboards and other signage which advertise products or businesses which are located in areas different than the sign location.

The Chamber of Commerce is interested in a promotional program which consists of mini-billboard metal maps produced by Stankus Information Displays, Inc. In reviewing this program the staff determined that the proposed displays were off-premise signs and came within the moratorium.

Speaking on behalf of the Chamber of Commerce regarding the matter was Mr. Keith Land, 511 Charleston Way, Lodi.

Following discussion with questions being directed to Mr. Land and to staff, Council, on motion of Council Member Reid, Pinkerton second, determined that the Mini-billboard metal maps produced by Stankus Information Displays, Inc. being promoted by the Chamber of Commerce is not an off-premise sign.

AGREEMENT APPROVED  
WITH LODI DROP IN  
CENTERCC-27(a)  
CC-90

City Manager Peterson apprised the Council that the initial agreement between the City of Lodi and Mr. Harry Miller providing for the lease of the City-owned building at 114 North Main Street (former Fire Station) expired in October, 1986. Since that time, the Lodi Drop-In Center has continued to be operated there on a month-to-month basis. The City Council toured this facility during a special work study ("Shirtsleeve") session held there May 15, 1987.

The building is located on a parcel that is currently designated for use by the Parks and Recreation Department in the remodeling and expansion of that department's facilities. This project is listed in the second year of the City's proposed five-year Capital Improvement Program. Since these major projects seldom move as rapidly as scheduled, City Manager Peterson indicated that he feels comfortable in recommending a lease which will run through June, 1989. Beyond that, the facility could continue to be utilized by the Lodi Drop-In Center on a month-to-month basis until such time as the site is needed for the aforementioned capital improvement project.

This lease agreement has been reviewed with Mr. Miller, and while his preference is for a longer lease agreement (five years), he is sympathetic to the City's needs.

Following discussion, on motion of Council Member Reid, Hinchman second, Council approved the Agreement with the Lodi Drop in Center and authorized the City Manager and City Clerk to execute the Agreement on behalf of the City. The subject agreement will be for thirty months with an option for an additional thirty months, and will contain a six month termination clause.

AGREEMENT APPROVED  
WITH ALCOHOLICS  
ANONYMOUS (MAPLE  
SQUARE)

CC-27(a)  
CC-90

City Manager Peterson apprised the Council that the most recent agreement between the City of Lodi and the Lodi Lite Chapter of Alcoholics Anonymous has expired. It is appropriate that a new agreement be approved and executed at this time. It is recommended that this agreement be for a period of five years. Beyond that the facility, at 2 East Lodi Avenue, could continue to be utilized by Alcoholics Anonymous either on a month-to-month basis or with the adoption of a new agreement. While the City has no immediate plans for this parcel, it has long been the City's position that this property may ultimately be needed should the construction of a grade separation (overpass or underpass) at East Lodi Avenue and the Southern Pacific tracks become a reality.

This lease agreement has been reviewed with Mr. Miller, and he is in concurrence.

Council, on motion of Mayor Pro Tempore Snider, Hinchman second approved an Agreement with Alcoholics Anonymous (Maple Square) and authorized the City Manager and City Clerk to execute the agreement on behalf of the City.

ADULT CROSSING  
GUARD AND CROSSWALKS  
IN THE VICINITY OF  
WOODBRIIDGE MIDDLE  
SCHOOL

RES. NO. 87-56

CC-48(a)  
CC-48(b)

Council was apprised that the Lodi Unified School District requested that the Public Works Department install a crosswalk and conduct an adult crossing guard study at Lower Sacramento Road and Eilers Lane. The primary reason for the request was that some students have recently been involved in bicycle versus vehicle accidents while riding to school. One accident occurred at Woodlake Circle/Lower Sacramento Road in 1986 and one accident occurred at Eilers Lane/Lower Sacramento Road in 1987. The accident reports indicated the bicyclists were riding on the wrong side of the road. The students have been riding their bicycles on the sidewalk on the west side of Lower Sacramento Road to school to avoid having to cross Lower Sacramento Road at an uncontrolled location.

Vehicle and pedestrian counts were taken in the morning and afternoon when students were going to and from school. The majority of the students ride their bicycles to and from school. From Staff's observations and review of the accident reports, it appears the students should ride with traffic and cross Lower Sacramento Road at Eilers Lane. By the fall of 1987, Turner Road will be widened between Lower Sacramento Road and Mills Avenue and the pedestrian path on the east side of Lower Sacramento Road N/Turner Road will be improved. A traffic signal will be constructed at Lower Sacramento Road/Turner Road in the spring of 1988. With these improvements, the east side of Lower Sacramento Road will be more accessible for bicyclists.

Continued June 3, 1987

Staff recommends installing two crosswalks at Lower Sacramento Road and Eilers Lane and one crosswalk on Woodlake Circle at Lower Sacramento Road. The crosswalk on Lower Sacramento Road is needed for bicyclists and the crosswalks on Eilers Lane and Woodlake Circle are for pedestrian use since these crossings are on the suggested route to school. Staff suggests the students ride with traffic and walk their bikes across Lower Sacramento Road at Eilers Lane in the morning, and across Turner Road at Lower Sacramento Road in the afternoon. In the morning, the students should also continue to walk their bikes from Eilers Lane to the school grounds.

To determine if an adult crossing guard is justified, the City followed the guidelines adopted by Caltrans. An adult crossing guard is not justified at Eilers Lane and Lower Sacramento Road based on existing counts. However, if the students were redirected to ride their bicycles on Lower Sacramento Road and cross at Eilers Lane in the morning, an adult crossing guard would be justified. The adult crossing guard could patrol Lower Sacramento Road/Eilers Lane in the morning and Lower Sacramento Road/Turner Road in the afternoon. Since the school term is almost finished, it is recommended that the Council direct staff to re-evaluate both intersections in the fall to determine if the majority of students are still riding their bikes and an adult crossing guard is justified.

The staff presentation was made by Public Works Director Ronsko, who presented diagrams of the subject area and responded to questions as were posed by members of the Council.

Mayor Pro Tempore Snider indicated his concern regarding the school safety patrol program, stating that he feels the City has a responsibility to work with the school district in developing and improving this program.

Following discussion, on motion of Mayor Pro Tempore Snider, Olson second, Council adopted Resolution No. 87-56 approving the installation of three crosswalks in the vicinity of Woodbridge Middle School and directed staff to re-evaluate the request for an adult crossing guard in the fall of 1987. It was further determined that the installation of the crosswalks should be accomplished after June 12, 1987.

APPROVAL OF LETTER  
OF AGREEMENT FOR  
COOPERATIVE ANALYSIS  
OF INTERCONNECTION  
AT 230 KV WITH  
WESTERN AREA  
TRANSMISSION  
SYSTEM NEAR LODI

RES. NO. 87-62

CC-51(d)  
CC-90

Council was reminded that discussion of "Reliability" with City Council last December included comments on the possibility of an interconnection at 230 kv. This interconnection could assure the City adequate transmission capacity for over 30 years, assuming present growth rate. Two major 230-kv transmission circuits are accessible in the vicinity of I-5 and Highway 12, approximately five miles west of Lodi.

Preliminary to any such interconnection, development of environmental, engineering and economic studies are required to determine the feasibility of the project. A

Continued June 3, 1987

basis to initiate these studies prior to any final decision to proceed with the proposed interconnection is included in the terms and conditions of the Department of Energy Letter of Agreement which was presented for Council's review.

Preliminary economic analysis of the 230-kv interconnection project by a consulting engineering firm indicates savings of over a million dollars per year are achievable on the average over the 30-year life of the project. A best-case analysis shows benefits exceeding cost in the first year; while a worst case indicates break-even in eight years. The elements of benefit generally consist of a combination of direct access high-voltage discount and reduced transmission wheeling rate.

The work to be performed under the Letter of Agreement may be terminated by the City in ten (10) working days by issue and receipt of notice.

Environmental considerations must be dealt with first since they can ultimately determine whether to proceed further or not. Even though the economic analysis proves favorable, any impediment in the environmental review would preclude continuation of the project. System design and data review will begin, if at all, when the project environmental and economic analysis proves favorable.

The cost for schedule studies through the second quarter 1988 is included in the Electric Utility Department Budget for 1987-88.

Mr. Henry Rice, Electric Utility Director, addressed the Council regarding the matter and responded to questions as were posed by members of the Council.

Following discussion, on motion of Council Member Reid, Hinchman second, Council adopted Resolution No. 87-62 approving Letter Of Agreement for cooperative analysis of interconnection at 230 KV with Western Area Transmission System near Lodi and authorized the City Manager and City Clerk to execute the agreement on behalf of the City.

APPROVAL OF  
COMMUNITY CRIME  
RESISTANCE GRANT -  
PHASE II

RES. NO. 87-63

CC-152  
CC-175

Following introduction of the matter by City Manager Peterson, Captain Larry Hansen of the Lodi Police Department, addressed the Council advising that the City of Lodi was successful in its application last year for a Community Crime Resistance Grant. The Grant is funding two Community Service Officers who have been on board since September 29, 1986. The Grant has also funded some equipment and materials. The two Community Service Officers have been very active with assisting in the formation of Neighborhood Watch Programs (48), visiting schools (4,100 students) and activities designed to help the public become more aware of the potential of victimization. Burglary rates in target areas showed an overall decrease of 11.2% and 12%. Funds from this Grant will also provide a means of initiating the City's first annual Crime Prevention Fair.

This Grant (Phase II) will enable the police department to continue this program for another twelve months from July 1, 1987 through June 30, 1988.

Continued June 3, 1987

Following a lengthy discussion with questions being directed to the City Manager and Captain Hansen, Council on motion of Council Member Hinchman, Snider second, adopted Resolution No. 87-63 authorizing the filing with the Office of Criminal Justice Planning of an application for a Community Crime Resistance Grant - Phase II.

APPROVAL OF OFFICE  
OF TRAFFIC SAFETY  
GRANT

CC-152  
CC-175  
CC-179

Following introduction of the matter by City Manager Peterson, Captain Larry Hughes of the Lodi Police Department addressed the Council advising that the City of Lodi received a Grant from the State's Office of Traffic Safety in 1986 for the purpose of implementing a Traffic Enforcement Unit consisting of three motorcycle officers. This program has proven to be highly successful. Overall speed is down, and the Police Department is starting to see a decline in accident rates.

The Traffic Records Management Grant is a new Grant and is a combined effort of the Lodi Police Department and City Engineering Department; it will provide funds for the following expenses:

1) One part-time clerk (4 hours a day with no benefits) for data entry	\$7,344
2) Traffic Records software	\$7,500
3) Engineering/Traffic Safety software	\$8,000
4) Cable installation between City Hall and LPD	\$2,000
5) Funds for hardware costs	<u>\$10,000</u>
Total Grant	\$34,844

City cost for this program could range from \$21,988 to \$24,988. The cost to the City is because of the additional funds necessary to purchase a new System 36 Mini Computer.

This Grant will accomplish several objectives:

- 1) Provide a means of combining City Engineering and Lodi Police Department's efforts toward traffic safety.
- 2) Provide a more effective means of correlating traffic enforcement with accident locations for effective manpower deployment.
- 3) Reduce the cost to the City of purchasing a larger computer system which is necessary due to the Police Department's large growing data base.

A lengthy discussion followed with questions being directed to Staff.

On motion of Council Member Hinchman, Snider second, Council authorized the acceptance of a Traffic Records Management Grant from the Office of Traffic Safety in the amount of \$34,844.

Continued June 3, 1987

TURNER ROAD  
IMPROVEMENT  
AGREEMENT WITH  
GENERAL MILLS  
APPROVED

NEGATIVE  
DECLARATION  
CERTIFIED

*cc-46*

Council was apprised that the 1987 Capital Improvement Program includes the improvement of Turner Road from Lower Sacramento Road (N) to the SPRR spur west of Mills Avenue. The proposed City work includes an asphalt concrete overlay, some pavement and curb and gutter repairs, and a traffic signal installation at the Turner/Lower Sacramento intersection. General Mills intends to relocate a railroad spur and install curb, gutter and sidewalk along their frontage on the north side. This will complete the improvements on Turner Road between Mills Avenue and Lower Sacramento Road (S) and will allow four lanes of traffic.

In order to minimize disruption and coordinate the work, it is proposed that the City include some of the General Mills work in its contract.

The Community Development Director has prepared and advertised a Negative Declaration on the project. Although there are no significant impacts, two large oak trees will need to be removed as part of the project.

The proposed agreement was presented for Council's perusal.

Following discussion, on motion of Council Member Reid, Hinchman second, the City Council approved the subject agreement with General Mills, Inc., regarding the improvement of Turner Road and authorized the Mayor and City Clerk to execute the agreement on behalf of the City, and certified the Negative Declaration prepared by the Community Development Department.

1987-88 BUDGET  
REVIEW

CC-21(b)

Council Member Pinkerton moved for adoption of the 1987-88 Budget. The motion died for lack of a second.

Due to the lateness of the hour Mayor Pro Tempore Snider then moved that the review of the budget be continued to the next meeting and that it be placed first on the Regular Calendar for that meeting. The motion was seconded by Council Member Hinchman and carried by unanimous vote.

ADJOURNMENT

There being no further business to come before the Council, Mayor Olson adjourned the meeting at approximately 11:00 P.M.

ATTEST:

*Alice M. Reimche*  
Alice M. Reimche  
City Clerk