

**MINUTES**  
**City Council and Successor Agency to the**  
**Former Redevelopment Agency**  
**Tuesday, November 18, 2014 – 6:00p.m.**  
**City Council Chambers**  
**746 8th Street, Wasco, California 93280**

- 1) **CALL TO ORDER:** Mayor Cortez called the meeting to order at 6:01p.m.
- 2) **FLAG SALUTE:** Mayor Cortez led the flag salute.
- 3) **INVOCATION:** Bill Lewis with Griffith Avenue Baptist offered the invocation.
- 4) **ROLL CALL:**  
Present: Mayor Cortez, Members: Espitia, Martin, Wegman, West  
Also Present: City Attorney Schroeter, City Manager Paris, Interim Public Works Director Wren, Planning Director Mobley, Interim Finance Director Blazenski, and Sgt. Chandler
- 5) **PRESENTATIONS AND AWARDS:** Mayor Cortez read the Proclamation declaring Premature Awareness Day in the City of Wasco.
- 6) **COMMUNICATIONS FROM THE AUDIENCE:**  
Pastor Bill Lewis informed council that Griffith Avenue Baptist has food and clothing programs for anyone needing help. Also, asked if the city knew of any grants that could help them, to let him know.

**CITY COUNCIL BUSINESS:**

- 7) **CONSENT CALENDAR:** The Consent Calendar consists of items that in staff's opinion are routine and non-controversial. These items are approved in one motion unless a Councilmember or member of the public removes a particular item.
  - a) Approval of the November 4, 2014 Regular City Council and Successor Agency to the Former Redevelopment Agency meeting minutes.
  - b) Receive and file department payments totaling \$297,513.73
  - c) Report and Possible Approval, RE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WASCO APPROVING THE EMPLOYEE BENEFIT RENEWAL FOR CALENDAR YEAR 2015.
  - d) Report and Possible Approval, RE: An Agreement between the City of Wasco and Aqua Operations for the daily operation of the City's Waste Water Treatment Plant, subject to City Manager and City Attorney approval of the agreement.
  - e) Acknowledge Receipt of Correspondence.
  - f) Approve the Reading of All Ordinances by Title Only and Approve Publication of All Ordinances.

Member West asked to pull item 7d.

Member Espitia made a motion to approve the remainder of the consent calendar, 2<sup>nd</sup> by Member Martin. All in favor motion carried 5-0-0-0. City Clerk Rodriguez announced the vote was unanimous.

AYES: Cortez, Espitia, Martin, Wegman, West

ANOS: None

ABSTAIN: None

ABSENT: None

Member West asked if an RFP was done. Attorney Schroeter informed council that there is no need for an RFP for services.

Attorney Schroeter reported that the agreement is being revised and the agreement provided in the agenda packet is not final.

Without further discussion, Member West made a motion to approve item 7d subject to City Manager and City Attorney approval of the agreement, 2<sup>nd</sup> by Member Wegman. All in favor motion carried 5-0-0-0. City Clerk Rodriguez announced the vote was unanimous.

AYES: Cortez, Espitia, Martin, Wegman, West

ANOS: None

ABSTAIN: None

ABSENT: None

- 8) Report, Public Hearing and Possible Approval, RE: A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF WASCO APPROVING REVISIONS TO THE CITY'S COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) HOMEBUYER PROGRAM GUIDELINES. (Mobley)

Mayor Cortez opened the Public Hearing at 6:13p.m.

Director Mobley gave report and passed around a sign-in sheet. He informed council that an amendment was needed in the document as the percentage for debt to income ration should be 25%-45%. CDBG staff approved the corrected ratio.

Mayor Cortez closed the Public Hearing at 6:15p.m.

Without any further discussion, Member Espitia made a motion to approve the resolution with the amendment, 2<sup>nd</sup> by Member West. All in favor motion carried 5-0-0-0. City Clerk Rodriguez announced the vote was unanimous.

AYES: Cortez, Espitia, Martin, Wegman, West

ANOS: None

ABSTAIN: None

ABSENT: None

(Director Mobley took the sign-in sheet)

- 9) Report, Continued Public Hearing and Introduction of an Ordinance, RE: AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF WASCO AMENDING TITLE 10, VEHICLES AND TRAFFIC, OF THE CITY OF WASCO MUNICIPAL CODE, AMENDING SECTION 10.36.040, AND ADDING SECTIONS 10.36.190 AND 10.36.200, SAID AMENDMENTS DEFINING PARKING RESTRICTIONS FOR RESIDENTIAL AND NON-RESIDENTIAL USES AND PROVIDING ADDITIONAL ENFORCEMENT FOR PROHIBITING PARKING ON UNPAVED SURFACES AND DISPLAYING VEHICLES FOR SALE. (Mobley)

Mayor Cortez opened the public hearing at 6:16p.m.

Director Mobley gave staff report. A handout was given to council. He reported that the new sections have been added per council's request at the last meeting.

Mayor Cortez asked about side parking, per the handout given.

Member West mentioned that there were many concepts under one section. The residents being affected should be contacted.

Member Espitia mentioned that the city needs to look cleaner and improve the community.

Mayor Cortez closed the public hearing at 6:49p.m.

Member Martin made a motion to table this item until more information is gathered, property owners are informed of the changes, and bring this item back when the new council members are sworn in and form a committee consisting of Member Martin and Mayor Cortez, 2<sup>nd</sup> by Member Espitia.

- 10) Report and Possible Approval, RE: Budget Review and Proposed Adjustments. (Blazenski)

Interim Director Blazenski gave report.

Without any discussion, Member Espitia made a motion to approve the budget review and proposed adjustments, 2<sup>nd</sup> by Member West. All in favor motion carried 5-0-0-0. City Clerk Rodriguez announced the vote was unanimous.

AYES: Cortez, Espitia, Martin, Wegman, West

ANOS: None

ABSTAIN: None

ABSENT: None

**11) Report and Possible Minute Action, RE: Possible Sale of City Water Well #2 to a Private Party. (Wren)**

Director Wren gave report.

Pros and Cons were discussed and without any further discussion, Member Espitia made a motion to not sell the water well and have City Manager negotiate selling the water, 2<sup>nd</sup> by Member Martin. All in favor motion carried 5-0-0-0. City Clerk Rodriguez announced the vote was unanimous.

AYES: Cortez, Espitia, Martin, Wegman, West

ANOS: None

ABSTAIN: None

ABSENT: None

**12) Report and Possible Minute Action, RE: Agreement to a New Lease with the County of Kern Public Health Services Department for use of a portion of the building located at 810 8<sup>th</sup> Street, Wasco CA for use as the Wasco Public Health Clinic. (Attorney Schroeter)**

Attorney Schroeter gave report. He informed council that the lease was running out and the Health Department is not paying rent.

Member Espitia would like the building for employee offices or have the Health Department pay rent.

Member Wegman would also like the building for employee offices.

Member West mentioned a short term lease should be in place with the option to take the building back.

Mayor Cortez directed staff to do a short term lease and clean up the indemnification language within the lease provided by the County of Kern.

**13) REPORTS FROM CITY STAFF**

Clerk Rodriguez reported that 2 Planning Commissioner seats will expire December 31, 2014 and 2 letters of interest were received. Mayor Cortez asked that this be advertised for 2 weeks and see if we receive any more letters of interest. Also, informed council that December 19<sup>th</sup> was being planned for the Employee Appreciation Day.

Sgt. Chandler gave an activity report and informed council that he would be off next week.

Director Mobley reported that they had the 2<sup>nd</sup> General Plan Workshop this afternoon.

**14) REPORTS FROM CITY MANAGER**

City Manager Paris reported that he attended a City Managers Training in Newport Beach. He also reported on a virus which affected the Building and Planning departments which affected operations.

**15) REPORTS FROM CITY COUNCIL**

Member Martin reported he attended the General Plan workshop and recommends council attend if they can. He also asked that city offices be opened 5 days a week and not closed every other Friday.

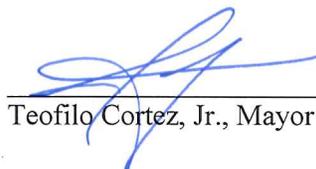
Member West reported that the street light at 7<sup>th</sup> and Palm Avenue was not working. He also reported that this would be his last council meeting.

Mayor Cortez thanked staff for their help and also thanked Member West for his years of service on the council.

**16) CLOSED SESSION**

**17) ADJOURNMENT:** Mayor Cortez adjourned the meeting at 7:42p.m.

  
Duviet Rodriguez, City Clerk

  
Teofilo Cortez, Jr., Mayor