

# August 12, 2024 – City Council Regular Meeting – 7:00 p.m.



City Council Chamber  
390 Towne Centre Drive  
Lathrop, California  
(209) 941-7200  
[www.ci.lathrop.ca.us](http://www.ci.lathrop.ca.us)

## City Council

Sonny Dhaliwal, Mayor  
Minnie Diallo, Vice Mayor  
Paul Akinjo  
Diane Lazard  
Jennifer Torres-O'Callaghan

## City Staff

Stephen Salvatore, City Manager  
Salvador Navarrete, City Attorney  
Stephen Sealy, Chief of Police  
Michael King, Assistant City Manager  
Thomas Hedegard, Deputy City Manager  
Teresa Vargas, Government Services  
Director / City Clerk  
Brad Taylor, City Engineer  
Tony Fernandes, Information Systems Director  
Cari James, Finance Director  
Juliana Burns, Human Resources Director  
Rick Caguiat, Community Development  
Director  
Todd Sebastian, Parks and Recreation  
Director

## General Order of Business

1. Preliminary
  - Call to Order
  - Closed Session
  - Roll Call
  - Invocation
  - Pledge of Allegiance
  - Announcements by Mayor/City Mgr.
  - Informational Items
  - Declaration of Conflict of Interest
2. Presentations
3. Citizen's Forum
4. Consent Calendar
5. Scheduled Items
  - Public Hearings
  - Appeals
  - Referrals and Reports from Commissions and Committees
  - All Other Staff Reports and/or Action Items
  - Study Sessions
6. Council Communications
7. Adjournment

## Order of Discussion

Generally, the order of discussion after introduction of an item by the Mayor will include comments and information by staff followed by City Council questions and inquiries. The applicant, or their authorized representative, or interested residents, may then speak on the item; each speaker may only speak once to each item. At the close of public discussion, the item will be considered by the City Council and action taken.

## Consent Calendar

Items on the Consent Calendar are considered routine by the City Council and will be enacted by one motion and one vote. There will be no separate discussion of these items unless a Councilmember or interested resident so requests, in which case the item will be removed from the Consent Calendar and considered separately.



**August 12, 2024 – Regular Meeting Agenda – 7:00 p.m.**

## **IMPORTANT NOTICE REGARDING THIS MEETING**

This public meeting will be conducted in person; all members of the City Council will attend in person. Members of the public are welcomed in person. This meeting will also be available for public participation by teleconference via ZoomGov at the following link:

**<https://www.zoomgov.com/j/1606709441?pwd=duw0AL4tg3xID10ITkWj7nAPdAzwfb.1>**

- ✦ During the meeting, those joining by ZoomGov, will be allowed to speak prior to the close of public comment on an item. If you are using this method, please “raise the hand” feature to inform the City Clerk (meeting host) you wish to speak on the matter. Please ensure your computer speaker and microphone are fully functional.
- ✦ For audio / calling in only, dial: +1 (669) 254-5252 or +1 (669) 216-1590
  - To request to speak (same as the “raise hand” feature) press \*9 / When the City Clerk calls your name, press \*6 to unmute.
- ✦ Meeting Webinar ID: 160 670 9441 / Passcode: 213393
- ✦ If you are not able to attend the meeting in person or virtually - Public comment / questions will be accepted by email to City Clerk Teresa Vargas at [website\\_cco@ci.lathrop.ca.us](mailto:website_cco@ci.lathrop.ca.us) or by calling (209) 941-7230. Please reference the Agenda Item or Public Comment Matter, and the date of the City Council Meeting, in your written communication.
- ✦ Questions or comments submitted by email must be submitted by 4:00 p.m., on the day of the meeting.
- ✦ To address City Council in person, please submit a purple card to the City Clerk indicating name, address, and number of the item upon which a person wishes to speak.

Council Meetings are live-streamed (with Closed Captioning) on Comcast Cable Channel 97, and on the City Council Webpage: <https://www.ci.lathrop.ca.us/citycouncil/page/live-stream>

### **Addressing the Council**

Any person may speak once on any item under discussion by the City Council after receiving recognition by the Mayor. Purple speaker cards will be available prior to and during the meeting. To address City Council, a card must be submitted to the City Clerk indicating name, address and number of the item upon which a person wishes to speak. When addressing the City Council, please walk to the lectern located in front of the City Council. State your name and address. In order to ensure all persons have the opportunity to speak, a time limit will be set by the Mayor for each speaker (see instructions on speaker form). In the interest of time, each speaker may only speak once on each individual agenda item; please limit your comments to new material; do not repeat what a prior speaker has said. If you challenge the nature of a proposed action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City Council at, or prior to, the public hearing.

## **Citizen's Forum**

Any person desiring to speak on a matter, which is not scheduled on this agenda, may do so under the Citizen's Forum section. Please submit your purple speaker card to the City Clerk prior to the commencement of Citizen's Forum, or submit your request to speak via the "raise hand" feature in ZoomGov. Only those who have submitted speaker cards, or have expressed an interest to speak, prior to the conclusion of Citizen's Forum will be called upon to speak. Please be aware the California Government Code prohibits the City Council from taking any immediate action on an item, which does not appear on the agenda, unless the item meets stringent statutory requirements. The Mayor will limit the length of your presentation (see instructions on speaker form) and each speaker may only speak once on this agenda item. Please note, the Council Chamber has limited occupancy due to social distancing.

To leave a voice message for all Councilmembers simultaneously, dial (209) 941-7230. To send an e-mail for Councilmembers simultaneously email: [citycouncil@ci.lathrop.ca.us](mailto:citycouncil@ci.lathrop.ca.us). This City Council Agenda and meeting materials can be accessed by computer or any smart device at: <https://www.ci.lathrop.ca.us/meetings>

## **General Information**

For reports citing supplemental documents relating to specific agenda items, these are available for review in the City Clerk's Office. This agenda was posted at the following locations: City Hall, Community Center, Generations Center, Senior Center, and the Lathrop-Manteca Fire District "J" Street and Somerston Parkway Offices. The meetings of the Lathrop City Council are broadcast on Lathrop Comcast Cable Television Channel 97 and live streamed on the City's website.

Assistance will be provided to those requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility and/or accommodations to this meeting. [28 CFR 35.102-35.104 ADA Title II] Interested persons must request the accommodation at least 2 working days in advance of the meeting by contacting the City Clerk at (209) 941-7230. Information about the City or items scheduled on the Agenda may be referred to:

Teresa Vargas, MMC  
Government Services Director / City Clerk  
390 Towne Centre Drive  
Lathrop, CA 95330  
Telephone: (209) 941-7230



**CITY OF LATHROP  
CITY COUNCIL REGULAR MEETING  
MONDAY, AUGUST 12, 2024  
7:00 P.M.  
COUNCIL CHAMBER, CITY HALL  
390 Towne Centre Drive  
Lathrop, CA 95330**

**AGENDA**

**PLEASE NOTE: There will be a Closed Session commencing at 5:00 p.m. The Regular Meeting will reconvene at 7:00 p.m., or immediately following the Closed Session, whichever is later.**

**1. PRELIMINARY**

1.1 CALL TO ORDER

1.2 CLOSED SESSION

1.2.1 PUBLIC EMPLOYEE PERFORMANCE EVALUATION: Pursuant to Government Code Section 54957

- Chief of Police
- City Attorney
- City Manager

1.2.2 CONFERENCE WITH LEGAL COUNSEL Anticipated Litigation-Significant Exposure to Litigation Pursuant to Government Code Section 54956.9(d)(2) and 54956.9(e)(1):

- 1 Potential Case

*Closed Session Items 1.2.3 through 1.2.18 are related to Right of Way Acquisition for the Harlan Road Realignment at Roth Road Project (CIP PS 14-04)*

1.2.3 CONFERENCE WITH REAL PROPERTY NEGOTIATIONS: Pursuant to Government Code Section: 54956.8

Address: APN 196-020-130, 11550 S. Harlan Rd, Lathrop, CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Lathrop Sands Community, LLC  
Under Negotiation: Price and Terms of Purchase

1.2.4 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8

Address: APN 196-020-140, 11616 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Balwant Sandhu  
Under Negotiation: Price and Terms of Purchase

- 1.2.5 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-150, 11674 S. Harlan Road, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Herrera & Torres  
Under Negotiation: Price and Terms of Purchase
- 1.2.6 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-160, 11672 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Torres, Herrera, Hernandez  
Under Negotiation: Price and Terms of Purchase
- 1.2.7 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-200, 116 Roth Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Fast Lane Sierra  
Under Negotiation: Price and Terms of Purchase
- 1.2.8 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-060, 11338 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Fast Lane Sierra  
Under Negotiation: Price and Terms of Purchase
- 1.2.9 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-080, 11378 S Harlan Road, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Ravinder & Daljit Dhillon  
Under Negotiation: Price and Terms of Purchase
- 1.2.10 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-120, 11500 S Harlan Road, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Ravinder & Daljit Dhillon; Singh  
Under Negotiation: Price and Terms of Purchase
- 1.2.11 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-100, 11432 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Ravinder & Daljit Dhillon; Sanchos / Albararo  
Under Negotiation: Price and Terms of Purchase

- 1.2.12 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-040, 134 Roth Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Inderpal Pal; Romo / Thompson  
Under Negotiation: Price and Terms of Purchase
- 1.2.13 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-110, 11525 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: J & D Cadell Family Trust  
Under Negotiation: Price and Terms of Purchase
- 1.2.14 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-050, 11333 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: J & D Cadell Family Trust  
Under Negotiation: Price and Terms of Purchase
- 1.2.15 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-020-180, 11265 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: J & D Cadell Family Trust  
Under Negotiation: Price and Terms of Purchase
- 1.2.16 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 196-030-010, 250 Roth Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Schell & Kampeter, Inc. (Diamond Holdings)  
Under Negotiation: Price and Terms of Purchase
- 1.2.17 CONFERENCE WITH REAL PROPERTY NEGOTIATOR: Pursuant to Government Code Section: 54956.8  
Address: APN 193-330-400, 10998 S. Harlan Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Stephen & Darlene Beneto  
Under Negotiation: Price and Terms of Purchase
- 1.2.18 CONFERENCE WITH REAL PROPERTY NEGOTIATOR:  
Pursuant to Government Code Section: 54956.8  
Address: APN 196-030-020, 342 Roth Rd, Lathrop CA  
Agency Negotiator: Stephen J. Salvatore, City Manager  
Negotiating Parties: Monier Lifetime, LLC.  
Under Negotiation: Price and Terms of Purchase

## **RECONVENE**

### 1.2.19 REPORT FROM CLOSED SESSION

- 1.3 ROLL CALL
- 1.4 INVOCATION
- 1.5 PLEDGE OF ALLEGIANCE
- 1.6 ANNOUNCEMENT(S) BY MAYOR / CITY MANAGER
- 1.7 INFORMATIONAL ITEM(S) - None
- 1.8 DECLARATION OF CONFLICT(S) OF INTEREST

## **2. PRESENTATIONS**

- 2.1 PROCLAMATION DECLARING AUGUST AS NATIONAL BREASTFEEDING AWARENESS MONTH
- 2.2 INTRODUCTION OF NEW EMPLOYEES

### Police Department

- Brian Hernandez, Police Lieutenant
- Alejandra Maldonado, Police Officer
- Kathryn Gonzalez, Police Officer

## **3. CITIZEN'S FORUM**

Any person desiring to speak on a matter, which is not scheduled on this agenda, may do so under Citizen's Forum. Please submit a purple speaker card to the City Clerk prior to the commencement of Citizen's Forum. Only those who have submitted speaker cards, or have expressed an interest to speak, prior to the conclusion of Citizen's Forum will be called upon to speak. Please be aware the California Government Code prohibits the City Council from taking any immediate action on an item, which does not appear on the agenda, unless the item meets stringent statutory requirements. The City Council can, however, allow its members or staff to briefly (no more than five (5) minutes) respond to statements made, to ask questions for clarification, make a brief announcement or report on his or her own activities. (See California Government Code Section 54954.2(a)). Unless directed otherwise by a majority of the City Council, all questions asked and not answered at the meeting will be responded to in writing within 10 business days. ALL PUBLIC COMMENTS MUST BE MADE IN COMPLIANCE WITH THE LATHROP CITY COUNCIL HANDBOOK OF RULES AND PROCEDURES!

#### **4. CONSENT CALENDAR**

Items on the Consent Calendar are considered routine by the City Council and will be enacted by one motion and one vote. There will be no separate discussion of these items unless the Mayor, Councilmember, or citizen so requests, in which event the item will be removed from the Consent Calendar and considered separately.

- 4.1 **WAIVING OF READING OF ORDINANCES AND RESOLUTIONS**  
Waive the Reading in Full of Ordinances and Resolutions on Agenda and Adopt by Reading of Title Only, Unless Otherwise Requested by the Mayor or a Councilmember
- 4.2 **SECOND READING AND ADOPTION OF ORDINANCE 24-459 OF THE CITY COUNCIL OF THE CITY OF LATHROP AMENDING THE LATHROP ZONING MAP TO PREZONE THE PROPERTIES IN THE SINGH PETROLEUM PROJECT AREA (REZ-20-61)**  
Waive Full Reading and Adopt Ordinance 24-459 Amending the Lathrop Zoning Map to Prezone the Properties in the Singh Petroleum Project Area (REZ-20-61)
- 4.3 **APPROVE WRITE-OFF OF UNCOLLECTIBLE UTILITY AND MISCELLANEOUS CUSTOMER ACCOUNTS FOR FISCAL YEAR 2023-24**  
Adopt Resolution to Approve Write-Off of Uncollectible Utility and Miscellaneous Accounts for Fiscal Year (FY) 2023-24
- 4.4 **APPROVE FACILITY FEE WAIVER REQUEST FOR RIVER ISLANDS RIPTIDE FOOTBALL AND CHEER TO HOST PRACTICES AT THE STEAM ACADEMY FIELD FROM JULY 8, 2024, THROUGH NOVEMBER 15, 2024**  
Adopt Resolution Approving Facility Fee Waiver Request for River Islands Riptide Football and Cheer for the Use of the STEAM Academy Field from July 8, 2024, through November 15, 2024, to Host Practices
- 4.5 **APPROVE THE PUBLIC BENEFIT GRANT PROGRAM APPLICATION SUBMITTAL TO THE SAN JOAQUIN VALLEY AIR POLLUTION CONTROL DISTRICT AND APPROVE THE PURCHASE OF UP TO FIVE (5) PLUG-IN ELECTRIC HYBRID VEHICLES FROM TOYOTA TOWN OF STOCKTON AND APPROVE BUDGET AMENDMENT**  
Adopt Resolution Approving the Public Benefit Grant Program Application Submittal to the San Joaquin Valley Air Pollution Control District, and Approve the Purchase of Five (5) Plug-In Electric Hybrid Vehicles from Toyota Town of Stockton and Approve Budget Amendment
- 4.6 **APPROVE SIDE LETTER OF AGREEMENT WITH LATHROP POLICE OFFICERS ASSOCIATION**  
Authorize the Mayor to Execute a Side-Letter of Agreement Updating the Lathrop Police Officer's Association (LPOA) Memorandum of Understanding to Include Corporal Classification



- 4.7 APPROVE AGREEMENT TO PROVIDE LAW ENFORCEMENT SERVICES FOR THE AMERICAN HEART ASSOCIATION'S 209 HEART & STROKE WALK EVENT  
Adopt Resolution Approving Agreement to Provide Law Enforcement Services to the American Heart Association for the 209 Heart & Stroke Walk Event on September 21, 2024
- 4.8 APPROVE OUT OF STATE TRAVEL FOR TWO (2) POLICE DEPARTMENT STAFF TO ATTEND THE 24PET'S SOFTWARE USER CONFERENCE IN SEPTEMBER 2024  
Adopt Resolution Approving Out of State Travel for Two (2) Police Department Staff to Attend the 24Pet's Software User Conference 2024 in Las Vegas, Nevada from September 24, 2024 to September 26, 2024
- 4.9 APPROVE OUT OF STATE TRAVEL FOR TWO (2) LATHROP POLICE DEPARTMENT STAFF AND TWO (2) INFORMATION SYSTEMS DEPARTMENT (ISD) STAFF TO ATTEND THE RIMSCON CONFERENCE IN OCTOBER 2024  
Adopt Resolution Approving Out of State Travel for Two (2) Lathrop Police Department Staff and Two (2) Information Systems Department (ISD) Staff to Attend the RIMSCON 2024 Conference in South Lake Tahoe, Nevada from October 7, 2024 to October 11, 2024 and Approve Related Budget Amendment
- 4.10 APPROVE REPLACEMENT OF THE SOUTH LATHROP COMMERCE CENTER BONDS ASSOCIATED WITH THE SUBDIVISION IMPROVEMENT AGREEMENT FOR PARCEL MAP 17-01  
Adopt Resolution Approving Replacement of the South Lathrop Commerce Center Bonds Associated with the Subdivision Improvement Agreement for Parcel Map 17-01
- 4.11 APPROVE AGREEMENTS WITH EKI ENVIRONMENT & WATER, INC. AND DE NOVO PLANNING GROUP, INC. FOR COMPLETION OF THE INTEGRATED WATER RESOURCES MASTER PLAN AMENDMENT, CIP PW 22-19 AND CIP WW 22-24, AND APPROVE BUDGET AMENDMENT  
Adopt Resolution Approving Professional Service Agreements with EKI Environment & Water, Inc. and De Novo Planning Group for Completion of the Integrated Water Resources Master Plan Amendment and CEQA Compliance, PW 22-19 & CIP WW 22-24, and Approve Budget Amendment
- 4.12 AWARD ADDITIONAL SCOPE OF WORK TO D.L. FALK CONSTRUCTION FOR POLICE EVIDENCE BUILDING, CIP GG 21-13  
Adopt Resolution Awarding Additional Scope of Work to D.L. Falk Construction for Police Evidence Building, CIP GG 21-13

- 4.13 AWARD CONSTRUCTION CONTRACT TO CONSOLIDATED ENGINEERING, INC. FOR CONSTRUCTION OF CIP PS 23-18 MCKINLEY AVENUE PAVEMENT REHABILITATION, APPROVE BUDGET AMENDMENT, APPROVE PROGRAM SUPPLEMENT AGREEMENT WITH CALTRANS, AND AUTHORIZE CITY MANAGER TO EXECUTE THE AGREEMENT  
Adopt Resolution to Award a Construction Contract to Consolidated Engineering, Inc. for Construction of CIP PS 23-18 McKinley Avenue Pavement Rehabilitation, to Approve Budget Amendment, to Approve a Program Supplement Agreement with Caltrans, and to Authorize the City Manager to Execute the Agreement
- 4.14 AWARD THREE (3) MASTER PROFESSIONAL CONSULTING SERVICE AGREEMENTS TO 4LEAF, INC., BPR CONSULTING GROUP, LLC, AND TRB AND ASSOCIATES, INC., AND APPROVE THREE (3) TASK ORDERS FOR EACH, TO PROVIDE PLAN REVIEW SERVICES, BUILDING INSPECTION SERVICES, AND PERMITTING STAFF SERVICES TO THE BUILDING DEPARTMENT  
Adopt Resolution Awarding Three (3) Master Professional Consulting Service Agreements to 4LEAF, Inc., BPR Consulting Group, LLC, and TRB and Associates, Inc., Approve Three (3) Task Orders for Each, to Provide Plan Review Services, Building Inspection Services, and Permitting Staff Services to the Building Department
- 4.15 AWARD FLEET MAINTENANCE AND REPAIR SERVICES CONTRACT TO MANTECA FORD-MERCURY, INC., FOR MAINTENANCE AND REPAIR OF CITY FLEET  
Adopt Resolution Awarding a Fleet Maintenance and Repair Services Contract to Manteca Ford-Mercury, Inc., for Maintenance and Repair of City Fleet
- 4.16 CREATE CIP PS 25-05, LATHROP HIGH SCHOOL PEDESTRIAN SIGNAL, APPROVE PROFESSIONAL SERVICES AGREEMENT WITH TJKM TO PROVIDE DESIGN SERVICES ASSOCIATED WITH CIP PS 25-05, AND APPROVE BUDGET AMENDMENT  
Adopt Resolution Creating CIP PS 25-05, Lathrop High School Pedestrian Signal, Approving a Professional Services Agreement with TJKM to Provide Design Services Associated with CIP PS 25-05, and Approving Budget Amendment

#### RIVER ISLANDS DEVELOPMENT CONSENT ITEM(S)

- 4.17 APPROVE AGREEMENT TO PROVIDE LAW ENFORCEMENT SERVICES FOR THE ANNUAL PUMPKIN MAZE EVENT AT DELL'OSSO FARMS  
Adopt Resolution Approving Agreement to Provide Law Enforcement Services to Dell'Osso Farms, LLC, for the Annual Pumpkin Maze Event on October 4, 2024 through October 31, 2024

- 4.18 APPROVE FIBER OPTIC COMMUNICATION INFRASTRUCTURE CONSTRUCTION, OPERATION, AND MAINTENANCE AGREEMENT WITH RIVER ISLANDS DEVELOPMENT, LLC  
Adopt Resolution Approving a Fiber Optic Communication Infrastructure Construction, Operation, and Maintenance Agreement with River Islands Development, LLC
- 4.19 APPROVE FINAL MAP AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 55 LOTS IN TRACT 4189 VILLAGE 41, UNIT 2 WITHIN LAKE HARBOR WEST DISTRICT OF RIVER ISLANDS  
Adopt Resolution Approving Final Map for Tract 4189 Village 41, Unit 2 within the Lake Harbor West District, Totaling 55 Residential Lots and a Subdivision Improvement Agreement with River Islands Development Area 1, LLC
- 4.20 APPROVE FINAL MAP, CFD ANNEXATION, AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 50 LOTS IN TRACT 4221 UNIT 2 WITHIN WEST VILLAGE DISTRICT OF RIVER ISLANDS  
Adopt Resolution Approving Final Map for Tract 4221 Unit 2 within the West Village District, Totaling 50 Single Family Lots, Annexation into CFD 2023-1, and a Subdivision Improvement Agreement with River Islands Development Area 1, LLC
- 4.21 APPROVE FINAL MAP, CFD ANNEXATION, AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 80 LOTS IN TRACT 4226 VILLAGE 5, UNIT 1 WITHIN WOODLANDS EAST DISTRICT OF RIVER ISLANDS  
Adopt Resolution Approving Final Map for Tract 4226 Village 5, Unit 1 within the Woodlands East District, Totaling 80 Residential Lots, Annexation into CFD 2023-1, and a Subdivision Improvement Agreement with River Islands Development Area 3, LLC and Califia, LLC
- 4.22 APPROVE FINAL MAP, CFD ANNEXATION, AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 89 LOTS IN TRACT 4223 VILLAGE 6 UNIT 1 WITHIN WOODLANDS EAST DISTRICT OF RIVER ISLANDS  
Adopt Resolution Approving Final Map for Tract 4223 Village 6 Unit 1 within the Woodlands East District, Totaling 89 Single Family Lots, Annexation into CFD 2023-1, and a Subdivision Improvement Agreement with River Islands Development Area 3, LLC
- 4.23 APPROVE LARGE LOT FINAL MAP AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 8 UNDEVELOPABLE PARCELS IN TRACT 4235 WITHIN THE WEST VILLAGE DISTRICT OF RIVER ISLANDS  
Adopt Resolution Approving a Large Lot Final Map for Tract 4235 within the West Village District, Totaling 8 Undevelopable Parcels, and Subdivision Improvement Agreement with River Islands Development Area 1, LLC

- 4.24 AWARD CONSTRUCTION CONTRACT TO GSE CONSTRUCTION COMPANY, INC. FOR CONSTRUCTION OF CIP WW 22-38, CTF PHASE 3 EXPANSION, APPROVE BUDGET AMENDMENT, AND APPROVE UPDATED FUNDING AGREEMENT WITH RIVER ISLANDS DEVELOPMENT, LLC  
Adopt Resolution Awarding a Construction Contract to GSE Construction Company, Inc. for CIP WW 22-38, CTF Phase 3 Expansion, Approve Budget Amendment, and Approve Updated Funding Agreement with River Islands Development, LLC

## 5. SCHEDULED ITEMS

- 5.1 APPOINTMENT OF VOTING DELEGATE & ALTERNATE FOR THE 2024 LEAGUE OF CALIFORNIA CITIES ANNUAL CONFERENCE  
Approve Appointment of the City's Voting Delegate and Alternate for the 2024 League of California Cities Annual Conference, October 16-18, 2024, at the Long Beach Convention Center

## 6. COUNCIL COMMUNICATIONS

- 6.1 MAYOR DHALI WAL REFERRAL – Set Application Deadline for One (1) Member to the San Joaquin County Mosquito & Vector Control District Board of Trustees, with Term Ending December 31, 2024, due to Unexpired Term Vacancy, In Addition to a Full Term of Four (4) Years, ending December 31, 2029
- 6.2 MAYOR DHALI WAL REFERRAL - Discussion Regarding the Installation of a Shade Structure on the South Side of Sangalang Park
- 6.3 MAYOR DHALI WAL REFERRAL - Discussion Regarding Boat Parking on Residential Driveways on a Case-By-Case Basis
- 6.4 VICE MAYOR DIALLO REFERRAL - Discussion Regarding Fire Stations Serving As Safe Houses For Domestic Violence Victims
- 6.5 MAYOR & COUNCILMEMBER COMMITTEE REPORT(S)
- *Ava Community Energy (Diallo/Torres-O'Callaghan)*
  - *Central Valley Executive Committee/LOCC (Akinjo/Diallo)*
  - *Council of Governments (Dhaliwal/Diallo)*
  - *Integrated Waste Management Solid Waste Division (Akinjo/Torres-O'Callaghan)*
  - *Local Agency Formation Commission (LAFCo) (Diallo)*
  - *Reclamation District 17 Joint Powers Authority (Salvatore)*
  - *San Joaquin Partnership Board of Directors (Salvatore)*
  - *San Joaquin County Commission on Aging (Vacancy)*
  - *San Joaquin Valley Air Pollution Control District (Akinjo/Dhaliwal)*
  - *Water Advisory Board (Torres-O'Callaghan/Lazard)*
  - *Tri Valley-San Joaquin Valley Regional Rail Authority (Akinjo)*
  - *San Joaquin Area Flood Control Agency (Akinjo/Lazard/Torres-O'Callaghan)*

6.6 MAYOR & COUNCILMEMBER COMMENT(S)

**7. ADJOURNMENT**

*/Teresa Vargas/*

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Teresa Vargas, MMC  
Government Services Director  
City Clerk