



CITY OF LATHROP
CITY COUNCIL SPECIAL MEETING
MONDAY, AUGUST 19, 2024, 5:00 P.M.
COUNCIL CHAMBER, CITY HALL
390 Towne Centre Drive, Lathrop, CA 95330

MINUTES

1. PRELIMINARY

1.1 CALL TO ORDER - Mayor Dhaliwal called the meeting to order at 5:03 p.m.

1.2 ROLL CALL Present: Mayor Dhaliwal; Vice Mayor Diallo; and Councilmember Akinjo

Absent: Councilmembers Lazard and Torres-O'Callaghan

\*Councilmember Lazard arrived after roll call at 5:18 p.m.

1.3 PLEDGE OF ALLEGIANCE - Vice Mayor Diallo led the pledge of allegiance.

1.4 DECLARATION OF CONFLICT(S) OF INTEREST - None

1.5 CLOSED SESSION

1.5.1 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 1.5.2 through 1.2.18 1.5.17 are related to Right of Way Acquisition for the Harlan Road Realignment at Roth Road Project (CIP PS 14-04)

1.5.2 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

1.5.3 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

- 1.5.4 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
- 1.5.5 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
- 1.5.6 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
- 1.5.7 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
- 1.5.8 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
- 1.5.9 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
- 1.5.10 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

- 1.5.11 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
- 1.5.12 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
- 1.5.13 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
- 1.5.14 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
- 1.5.15 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
- 1.5.16 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
- 1.5.17 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** – Mayor Dhaliwal reconvened the meeting at 6:02 p.m.

**1.5.18 REPORT FROM CLOSED SESSION**

City Attorney Salvador Navarrete reported that the City Council provided direction and directed staff not to file litigation pursuant to Item 1.5.1; and directed staff to initiate negotiations pursuant to Items 1.5.2 through 1.5.17.

- 2. ADJOURNMENT** – There being no further business, Mayor Dhaliwal adjourned the meeting at 6:04 p.m.



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Teresa Vargas, MMC  
Government Services Director  
City Clerk