



CITY OF MENDOTA

"Cantaloupe Center Of The World"

ROLANDO CASTRO
Mayor
JESUS MENDOZA
Mayor Pro Tempore
JOSE ALONSO
JOSPEH R. RIOFRIO
OSCAR ROSALES

AGENDA
MENDOTA CITY COUNCIL
Special City Council Meeting
CITY COUNCIL CHAMBERS
643 QUINCE STREET
February 28, 2022
12:00 PM

CRISTIAN GONZALEZ
City Manager
JOHN KINSEY
City Attorney

The Mendota City Council welcomes you to its meetings; Regular meetings are scheduled for the 2nd and 4th Tuesday of every month. Your interest and participation are encouraged and appreciated. Notice is hereby given that Council may discuss and/or take action on any or all of the items listed on this agenda. Please turn your cell phones on vibrate/off while in the council chambers.

Any public writings distributed by the City of Mendota to at least a majority of the City Council regarding any item on this regular meeting agenda will be made available at the front counter at City Hall located at 643 Quince Street Mendota, CA 93640, during normal business hours 8 AM – 5 PM.

In compliance with the Americans with Disabilities Act, individuals requiring special assistance to participate at this meeting please contact the City Clerk at (559) 655-3291. Notification of at least forty-eight hours prior to the meeting will enable staff to make reasonable arrangements to ensure accessibility to the meeting.

Pursuant to Government Code section 54953, subdivision (e)(1)(C), the City Council's February 28, 2022, meeting will only be accessible remotely to promote social distancing in light of the ongoing state COVID-19 pandemic emergency per the recommendations of the Centers for Disease Control and Prevention (CDC), California State Public Health Officer, and Fresno County Public Health Officer.

Due to COVID-19, public in-person participation at this meeting is not permitted at this time. To participate in this meeting via Zoom, please use the following information:

Dial-in number: 1(669) 900-6833 Meeting ID: 481 456 459 Password: 93640
<https://zoom.us/j/481456459?pwd=S1ZEc0VYaXRRTFp6c293cHMvQlA1dz09>

CALL TO ORDER

ROLL CALL

FLAG SALUTE

FINALIZE THE AGENDA

1. Adjustments to Agenda.
2. Adoption of final Agenda.

CITIZENS ORAL AND WRITTEN PRESENTATIONS

At this time members of the public may address the City Council only on matters listed on the agenda. Please complete a "request to speak" form and limit your comments to THREE (3) MINUTES. Please give the completed form to City Clerk prior to the start of the meeting. All speakers shall observe proper decorum. The Mendota Municipal Code prohibits the use of boisterous, slanderous, or profane language. All speakers must step to the podium, state their names and addresses for the record. Please watch the time.

BUSINESS

1. Council discussion and consideration of **Resolution No. 22-13**, approving the formation of a City Council Ad Hoc Subcommittee to meet with Boca Del Rio Agriculture, LLC, and Odyssey Agricultural Development, LLC, to discuss potential solutions to their business difficulties and the state of the local cannabis industry.
 - a. *Receive report from City Manager Gonzalez*
 - b. *Inquiries from Council to staff*
 - c. *Mayor Castro opens floor to receive any comment from the public*
 - d. *Council appoints members to the ad hoc subcommittee and considers Resolution No. 22-13 for adoption*

2. Council discussion and consideration of **Resolution No. 22-14**, allocating remaining Community Development Block Grant – Coronavirus response funds to the Rojas-Pierce Park Expansion Project.
 - a. *Receive report from City Manager Gonzalez*
 - b. *Inquiries from Council to staff*
 - c. *Mayor Castro opens floor to receive any comment from the public*
 - d. *Council provides input and considers Resolution No. 22-14 for adoption*

ADJOURNMENT

CERTIFICATION OF POSTING

I, Celeste Cabrera-Garcia, City Clerk of the City of Mendota, do hereby declare that the foregoing agenda for the Mendota City Council special meeting of February 28, 2022, was posted on the outside bulletin board located at City Hall, 643 Quince Street on Friday, February 25, 2022 at 5:00 p.m.



Celeste Cabrera-Garcia, City Clerk

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: CRISTIAN GONZALEZ, CITY MANAGER
SUBJECT: APPROVING THE FORMATION OF A CITY COUNCIL AD HOC SUBCOMMITTEE TO MEET WITH BOCA DEL RIO AGRICULTURE, LLC, AND ODYSSEY AGRICULTURAL DEVELOPMENT, LLC, TO DISCUSS POTENTIAL SOLUTIONS TO THEIR BUSINESS DIFFICULTIES AND THE STATE OF THE LOCAL CANNABIS INDUSTRY
DATE: FEBRUARY 28, 2022

ISSUE

Shall the City Council adopt Resolution No. 22-13, approving the formation of a City Council ad hoc subcommittee to meet with Boca Del Rio Agriculture, LLC (“Boca”), and Odyssey Agricultural Development, LLC (“Odyssey”; together with Boca, the “Developers”), to discuss potential solutions to the Developers’ business difficulties and the state of the local cannabis industry?

BACKGROUND

At its February 22nd regular meeting, the City Council received presentations from the Developers regarding the state of the local cannabis industry and regarding the state of their respective businesses. At its meeting, the City Council expressed its desire for City staff and a City Council ad hoc subcommittee to meet with both Boca and Odyssey, separately, to discuss potential solutions to the state of the local cannabis industry and to their respective business difficulties.

ANALYSIS

The proposed ad hoc subcommittee will consist of two (2) Councilmembers and members of City staff. This ad hoc subcommittee will be tasked with meeting with Boca and Odyssey to discuss potential solutions to the Developers’ respective business difficulties and the state of the local cannabis industry. After meeting with each of the Developers, the ad hoc subcommittee will report its recommendations to the City Council during open session at a future City Council meeting.

FISCAL IMPACT

None.

RECOMMENDATION

City staff recommends the City Council select two (2) Councilmembers to serve on the ad hoc subcommittee and adopt Resolution No. 22-13, approving the formation of a City Council ad hoc subcommittee to meet with Boca and Odyssey to discuss their respective business difficulties and the state of the local cannabis industry.

Attachment(s):

1. Resolution No. 22-13

**BEFORE THE CITY COUNCIL
OF THE
CITY OF MENDOTA, COUNTY OF FRESNO**

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF MENDOTA APPROVING
THE FORMATION OF A CITY COUNCIL AD HOC
SUBCOMMITTEE TO MEET WITH BOCA DEL
RIO AGRICULTURE, LLC, AND ODYSSEY
AGRICULTURAL DEVELOPMENT, LLC, TO
DISCUSS POTENTIAL SOLUTIONS TO THEIR
BUSINESS DIFFICULTIES AND THE STATE
OF THE LOCAL CANNABIS INDUSTRY**

RESOLUTION NO. 22-13

WHEREAS, in 2021 the City Council of the City of Mendota entered into two separate development agreements with Boca Del Rio Agriculture, LLC (“Boca”), and Odyssey Agricultural Development, LLC (“Odyssey”; together with Boca, the “Developers”), to allow the development of cannabis businesses for the cultivation, manufacturing, and distribution of cannabis and cannabis products; and

WHEREAS, the Developers have each expressed concerns regarding the state of the local cannabis industry and have informed the City Council of their own business difficulties; and

WHEREAS, the City Council has expressed its desire for Boca and Odyssey to each meet with City staff and a City Council ad hoc subcommittee to discuss potential solutions to the state of the local cannabis industry and to the Developers’ specific business difficulties; and

WHEREAS, the ad hoc subcommittee will be tasked with meeting with Boca and Odyssey, separately, to discuss potential solutions for the state of the local cannabis industry and to each of the Developers’ specific business difficulties before providing a recommendation to the City Council during open session.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Mendota hereby approves the formation of a City Council ad hoc subcommittee to meet with Boca and Odyssey to discuss potential solutions for the state of the local cannabis industry and to the Developers’ specific business difficulties before providing a recommendation to the City Council during open session at a future City Council meeting.

///

///

BE IT FURTHER RESOLVED, that the City Council hereby appoints _____ and _____ to serve as regular members of this ad hoc subcommittee.

Rolando Castro, Mayor

ATTEST:

I, Celeste Cabrera-Garcia, City Clerk of the City of Mendota, do hereby certify that the foregoing resolution was duly adopted and passed by the City Council at a special meeting of said Council, held at the Mendota City Hall on the 28th day of February, 2022, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Celeste Cabrera-Garcia, City Clerk

AGENDA ITEM – STAFF REPORT

TO: HONORABLE MAYOR AND COUNCILMEMBERS
FROM: NANCY BANDA, FINANCE DIRECTOR
VIA: CRISTIAN GONZALEZ, CITY MANAGER
SUBJECT: ALLOCATING REMAINING CDBG-CV FUNDS TO THE ROJAS-PIERCE PARK EXPANSION PROJECT
DATE: FEBRUARY 28, 2022

ISSUE

Shall the City Council adopt Resolution No. 22-14, allocating remaining CDBG-CV funds to the Rojas-Pierce Park Expansion Project?

BACKGROUND

In 2020, the City of Mendota (City) received the Community Development Block Grant - Coronavirus response funds (CDBG-CV funds) to assist the City in alleviating the impact of the ongoing coronavirus pandemic. The creation of the City's Mendota Internet Connectivity (MIC) Project 194741-CV was to help community members by paying for three months of internet service. However, the MIC was not as successful as intended due to our residents not submitting applications despite rigorous efforts.

The County of Fresno (County) issued a letter to the City in January 2022 stating the City will be receiving additional funding for CDBG-CV funds. The City will have approximately \$128,000 of CDBG-CV funds. This amount includes the funding not utilized from the MIC grant program. The CDBG-CV funds are restricted in the nexus of pandemic and can be used for infrastructure improvements as determined by the County's Community Development Department.

ANALYSIS

The City must submit a proposal to the County to pledge the approximately \$128,000 of the CDBG-CV funds by Monday, February 28, 2022 in order to submit to their Board for approval. This funding is limited to the coronavirus pandemic. The County has recommended funding options such as wire broadband connectivity to the farmworker apartment rehab project currently under way and park improvement. The City was anticipating on using the funding on personal protective equipment, COVID testing, and food distribution to local agencies administering services. However, when Staff had a meeting with the County, park improvement was introduced as an eligible expense. The City is in the process of expanding the Rojas-Pierce Park to include new constructed restrooms, new concession stand, new lighting for the soccer field and baseball field, and retrofitting the Benny Mares Baseball Field. This funding is eligible specifically for this project due to the City's completed California Environmental Quality Act (CEQA). The City is the only participating member in the County's Community Development Block Grant Program that has a completed CEQA to move forward with utilizing the CDBG-CV funds. This will allow the City to use the other funding sources allocated for the Rojas-Pierce Park Expansion Project to

finish other areas within the project scope or we will be able to move those funds to another park project such as a future Mendota Pool Park in conjunction with other funding sources.

FISCAL IMPACT

\$128,000.00 to the General Fund for the expenditures related to the Rojas-Pierce Park Expansion Project.

RECOMMENDATION

Staff recommends that the City Council adopt Resolution No. 22-14, allocating the remaining CDBG-CV funds to the Rojas-Pierce Park Expansion Project.

Attachment(s):

1. Resolution No. 22-14

**BEFORE THE CITY COUNCIL
OF THE
CITY OF MENDOTA, COUNTY OF FRESNO**

**A RESOLUTION OF THE CITY COUNCIL
OF THE CITY OF MENDOTA ALLOCATING
REMAINING COMMUNITY DEVELOPMENT
BLOCK GRANT – CORONAVIRUS FUNDS
TO THE ROJAS-PIERCE PARK EXPANSION
PROJECT**

RESOLUTION NO. 22-14

WHEREAS, in 2020 the City of Mendota (“City”) received Community Development Block Grant – Coronavirus response funds (“CDBG-CV funds”) to assist the City in its efforts to alleviate the impact of the ongoing coronavirus pandemic and to support the City’s Internet Connectivity 194741-CV project; and

WHEREAS, the City has a remaining balance following its Internet Connectivity 194741-CV project and additional funds will become available to the City from the County of Fresno’s (“County”) utility assistance program closeout; and

WHEREAS, in the near future the City will have approximately \$128,000 of available CDBG-CV funds that can be utilized for infrastructure improvements as determined by the County’s Community Development Department; and

WHEREAS, the City must allocate the remaining CDBG-CV funds to a project that would be feasible to implement in a timely manner; and

WHEREAS, it is the desire of the City Council of the City of Mendota to allocate the City’s remaining CDBG-CV funds to cover a portion of the Rojas-Pierce Park Expansion Project.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Mendota hereby allocates the remaining CDBG-CV funds to the Rojas-Pierce Park Expansion Project.

Rolando Castro, Mayor

ATTEST:

I, Celeste Cabrera-Garcia, City Clerk of the City of Mendota, do hereby certify that the foregoing resolution was duly adopted and passed by the City Council at a special meeting of said Council, held at the Mendota City Hall on the 28th day of February, 2022, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Celeste Cabrera-Garcia, City Clerk