



CITY COUNCIL REGULAR MEETING MINUTES

Wednesday, February 26, 2025 at 6:00 PM

Kerman City Hall, 850 S. Madera Avenue, Kerman, CA 93630

1. OPENING CEREMONIES

- A. Call to Order - **6:01 p.m.**
- B. Roll Call - **All members present except Councilmember Herrera**
- C. Invocation - **Performed by Mayor Pacheco**
- D. Flag Salute – **Performed**

2. AGENDA APPROVAL/ADDITIONS/DELETIONS

Motion made by Mayor Pro Tem Yep, Seconded by Councilmember Dhaliwal

Ayes: Yep, Dhaliwal, Hall, Pacheco

Noes: None

Abstain: None

Absent: Herrera

Motion passed 4-0-0-1

3. PRESENTATIONS/CEREMONIAL MATTERS

- A. Women's History Month Proclamation - Presentation to Alvarez and Johnson - **Presented.**
Mayor Pacheco said a few words.
- B. Code Compliance and Enforcement 2024 Annual Report (RB) – **Presented**

4. PUBLIC FORUM (*for matters not on agenda*) – None.

5. CONSENT CALENDAR

- A. **SUBJECT:** Minutes - February 12, 2025

RECOMMENDATION: Council approve minutes as presented.

- B. **SUBJECT:** Contingent Acceptance of Irrevocable Offers of Dedication from Kerman Unified School District (KUSD) to the City of Kerman, relating to the KUSD Harvest Elementary School Project (JG)

RECOMMENDATION: Council by motion adopt a resolution:

1. Agreeing to accept Irrevocable Offers of Dedication from KUSD to the City for public utility and street right-of-way purposes pertaining to APNS 020-120-32ST, 26ST, and 27ST and 020-120-28S, upon completion of specified improvements related to the KUSD Harvest Elementary School Project. – **Res. 25-14**

Motion made by Mayor Pro Tem Yep, Seconded by Councilmember Dhaliwal

Ayes: Yep, Dhaliwal, Hall, Pacheco

Noes: None

Abstain: None

Absent: Herrera

Motion passed 4-0-0-1

6. PUBLIC HEARINGS – None.

7. DEPARTMENT REPORTS

- A. **SUBJECT:** Del Norte Estates Project: General Plan Amendment (GPA 2023-03), Rezone (REZ 2023-04), Tentative Subdivision Map (TSM 2023-04), Annexation (ANX 2023-04), and an Environmental Impact Report (SCH No. 2024031008) (ENV 2023-08) pertaining to three (3) parcels located on the north side of Whitesbridge Road (State Route 180) between North Siskiyou and North Madera Avenues (APNs 020-120-29S, 020-120-30S and 020-120-28ST) (JJ)

RECOMMENDATION: That the Council consider the second reading of the ordinance, adoption of the Tentative Subdivision Map Resolution and Annexation Initiation Resolution; deliberate; and by motion:

1. Waive the full reading and adopt an ordinance of the City Council of the City of Kerman amending the official City of Kerman zoning map for three (3) parcels identified as Assessor's Parcel Numbers (APNs 020-120-29S, 020-120-30S, and 020-120-28ST) pre-zoning approximately 38 acres to the Smart Development Combining District – Residential – Minimum 5,000 square feet (SD-R-5.0), approximately 10.96 acres within the Two Family Residential (R-2), 4 acres within the Multi-Unit Residential (R-3), and 18.95 acres within the General Commercial zoning districts (CG), totaling approximately 72.29 acres. – **Ord. 25-01**
2. Adopt a resolution of the City Council of the City of Kerman approving Tentative Subdivision Map 2023-04 for a property located on the north side of Whitesbridge Road (State Route 180) between north Siskiyou and North Madera Avenue (APNs 020-120-29S, 020-120-30S, and 020-120-28ST); and – **Res. 25-05**
3. Adopt a resolution of the City Council of the City of Kerman initiating annexation for the Del Norte Estates residential project consisting of three (3) parcels identified as APNs 020-120-29S, 020-120-30S, and 020-120-28ST containing approximately 79.29 acres located on the north side of Whitesbridge Road (State Route 180) between North Siskiyou and North Madera Avenues (Annexation 2023-04). – **Res. 25-06**

Revision was made to Item 7.A.3 - Res. 25-06

Comment from Mike Sanchez and Michael Cheney on behalf of the Holland Group.

Motion made by Mayor Pro Tem Yep, Seconded by Councilmember Hall

Ayes: Yep, Hall, Dhaliwal, Pacheco

Noes: None

Abstain: None

Absent: Herrera

Motion passed 4-0-0-1

- B. **SUBJECT:** Mixed Use Development Conceptual Designs Program (MC)

RECOMMENDATION: Council by motion adopt a resolution approving the Mixed Use Development Conceptual Designs Program. – **Res. 25-15**

Motion made by Mayor Pro Tem Yep, Seconded by Councilmember Dhaliwal

Ayes: Yep, Dhaliwal, Hall, Pacheco

Noes: None

Abstain: None

Absent: Herrera

Motion passed 4-0-0-1

- C. **SUBJECT:** Consideration of Monthly Stipend for Members of the City Recreation Commission (JAJ)

RECOMMENDATION: Council by motion consider whether to adopt a resolution establishing a stipend per meeting for members of the Parks, Recreation, and Community Services Commission and to determine the amount of such stipend.

Item is tabled to March 12, 2025 meeting.

8. CITY MANAGER/STAFF COMMUNICATIONS

9. MAYOR/COUNCIL REPORTS/ANNOUNCEMENTS/FUTURE AGENDA ITEMS

Mayor requests for a future meeting agenda:

- 1. Report on how the current ordinance reads regarding gas stations, and what Council can do to place a limit.**
- 2. A discussion item, adding a dog park or implementing sections to existing parks.**
- 3. A report on current activities/hangout areas for teens, as well as a discussion on what to budget for new activities/projects.**
- 4. A presentation to Council from Christine Baker with FIRM.**

5. A presentation to Council from Mr. Gill regarding Security Bank.

6. A discussion item for adding more walking trails.

10. CLOSED SESSION - None.

11. ADJOURNMENT - 7:46 p.m.

MINUTES CERTIFICATION

I, Josie Camacho, City Clerk for the City of Kerman, do hereby declare under penalty of perjury that the above minutes are a true depiction of all actions taken at the City Council meeting held on the first date above written at City of Kerman Council Chambers at 850 S. Madera Ave., Kerman, CA 93630.

Date: February 27, 2025 /s/ Josie Camacho, City Clerk