



## **ORLAND CITY COUNCIL REGULAR MEETING MINUTES**

**Tuesday, June 18, 2024**

### **CALL TO ORDER**

Meeting called to order by Mayor Chris Dobbs at 6:33 PM.

### **ROLL CALL**

Councilmembers present:

Councilmembers Bruce T. Roundy, Jeffrey Tolley, Vice Mayor Matt Romano and Mayor Chris Dobbs

Councilmembers absent:

Councilmember John McDermott

Staff present:

City Manager Pete Carr; Director of Administrative Services Rebecca Webster; City Clerk Jennifer Schmitke; City Attorney Greg Einhorn; City Engineer Paul Rabo

### **PLEDGE OF ALLEGIANCE**

### **CONSENT CALENDAR**

- A.** Warrant List (Payable Obligations)
- B.** Approve City Council Minutes for June 4, 2024
- C.** Receive and File Economic Development Commission Minutes from April 9, 2024

Councilmember Tolley pointed out that Mayor Dobbs' comments on council communications were omitted from the minutes. Mayor Dobbs responded that he had already spoken with the City Clerk, who subsequently corrected the minutes.

**ACTION:** Councilmember Roundy moved, seconded by Vice Mayor Romano, to approve the consent calendar with the noted corrections. Motion carried by a voice vote 4-0.

### **PUBLIC HEARING**

#### **A. Unmet Transit/Transportation Needs**

Glenn County Transportation Planner Carlos Linarez-Hernandez stated that the Glenn County Transportation Commission is required to hold public hearings each year to collect comments from the public on transit needs that may exist. Mr. Linarez-Hernandez briefly gave background information on what the Glenn County Transportation does and what programs are available.

Mayor Dobbs opened the public hearing at 6:37 PM.

Orland resident Byron Denton expressed concerns about whether the City would receive reimbursement from the County to aid in the repair of City streets.

Ashlee Veneman provided additional information on programs the County offers and asked the community to turn in comment cards so the County can address any needs or questions residents have.

Mayor Dobbs closed the public hearing at 6:41 PM.

Councilmember Roundy expressed his belief that the County effectively meets the community's transit needs.

Councilmember Tolley raised inquiries on the County's transit programs specifically regarding mileage restrictions/limits on programs. Mr. Linarez-Hernandez spoke briefly about dial-a-ride and the County's volunteer medical driver program.

Vice Mayor Romano expressed gratitude for the volunteers and emphasized the importance of county-provided services. He highlighted the limited state funding and explained that the Council proposed a ½ cent tax initiative on the ballot to generate revenue from city sales tax, that will assist in road repairs and maintenance.

Orland resident Scott Madden queried the allocation of funds from the fuel tax within the budget.

Mayor Dobbs expressed gratitude to Mr. Linarez-Hernandez and Ms. Veneman for the information they provided.

## **ADMINISTRATIVE BUSINESS**

### **A. City Council Discussion and Possible Action to Award a Construction Contract for the City of Orland Emergency Groundwater Resource Project: Phase 4**

City Engineer Paul Rabo presented an overview of the California Department of Water Resources (DWR) project, which aims to provide safe and reliable drinking water to both city residents and those living in surrounding areas. This comprehensive project includes the construction of a new municipal groundwater well, a water storage tank, water mains, fire hydrants, and residential water services.

Mr. Rabo detailed each phase of the project, focusing specifically on Phase 4. This phase, located on the east side of 6th Street between Mill and Yolo Streets, involves the construction of a one-million-gallon water tank, booster pumps, various water system appurtenances, and site improvements. The project was advertised on April 9, 2024, with bids opened on May 21, 2024. Mr. Rabo reviewed the two bids received from contractors and summarized the bid details.

He also mentioned that the State has allocated a total of \$16 million for these projects, with \$13.2 million designated for construction and the remainder for administration, design engineering, and engineering management. Mr. Rabo compared the budgeted costs provided by the state consultant with the current actual costs of the project.

Mr. Rabo presented staff recommendations for Phase 4 of the City of Orland's Emergency Groundwater Resource Project. The key recommendations include:

1. The City Council should award the construction contract for Bid Schedule 2 of the project to RTA Construction, Inc.
2. The City Manager should be authorized to execute the contract and any necessary documents to complete the project.

Mr. Rabo mentioned that while the Council has the option to reject all bids and award nothing for Phase 4, the City strongly recommends proceeding with the tank construction. This component represents the largest funding allocation the City will receive for the project.

If Phase 3B and Phase 4 are awarded as outlined in the actual costs table, the City of Orland would need to cover approximately \$2.1 million, assuming no additional funding is received from DWR. The City currently has \$4.2 million available in its Water Fund.

Vice Mayor Romano asked for clarification regarding Phase 3B, to which Mr. Rabo responded that the well on Walker Street has been drilled and capped, and it can remain in its current state until the City is ready to proceed. Mr. Rabo mentioned that the City has potential alternative funding sources to complete the well, such as a state revolving fund or Integrated Regional Water Management (IRWM) funds that might be reallocated when the City is ready to complete the project.

Vice Mayor Romano expressed concerns about placing the proposed water tank near the historic downtown area, expressed displeasure over the lack of public notification and consultation, and suggested ways the public should have been involved in the project.

Councilmember Tolley expressed concerns about the project going over budget and asked if an immediate decision was necessary. Mr. Rabo explained that Phase 4 bids must be approved or rejected by June 20th. Tolley inquired about relocating the tank to the airport, but Mr. Rabo clarified that the airport well is a separate system and that a tank would not be suitable so far from town. He mentioned that various locations were considered for the water tank and that the property on 6th Street is central for the community. Tolley emphasized the importance of placing the tank in a location acceptable to the community and staying within budget.

Councilmember Roundy inquired about a building included on the water tank site, and Mr. Rabo provided the necessary information. Councilmember Roundy expressed concerns about the project going over budget, noting that the City agreed to connect County residents in need and is now burdened with the extra costs. Mr. Rabo explained that project costs have increased mainly due to equipment and materials. Councilmember Roundy asked Mr. Rabo to discuss the overages with DWR, but Mr. Rabo stated that while DWR has looked into additional funding, the state currently cannot provide more funds and they suggested removing parts of the project. Mr. Rabo emphasized that the City has an agreement with the State to cover any shortfalls.

Mayor Dobbs asked about the project's completion date, and Mr. Rabo responded that all receipts for the project are due by June 2025. He also mentioned that there could be a possibility of an extension.

Councilmembers discussed funding and alternative options on the DWR project with Mr. Rabo.

Orland resident Earl Megginson emphasized the importance of the City making a prompt decision to save money.

Orland resident and business owner Leon Ponci raised concerns about the difficulty of finding an alternative location for the project and expressed his disapproval of the current chosen location on Sixth Street.

Orland resident Byron Denton gave his opinion on the DWR project and mentioned that the City has been planning to place a water tank in the proposed location for several years, indicating that this plan is not new.

Orland resident Kristi Rumble asked specific questions about the water tank and suggested an alternative location, and Mr. Rabo provided detailed information in response.

Orland resident Brandon Smith expressed surprise at not knowing about the proposed location of the storage tank on Sixth Street and stated his dislike for this location. He inquired about the process of relocating the storage tank and agreed that if the State approved, not completing the well might be a beneficial idea to complete other parts of the project.

Orland business owner Terrie Barr asked clarifying questions about a City-owned lot and the proposed storage tank. She expressed concerns about the lack of notification to the public and nearby businesses regarding the project and its location.

Vice Mayor Romano shared that the zoning should have been changed suggesting that the City did this on purpose to get it pushed through without City review.

City Manager Mr. Carr provided a summary of multiple meetings where discussions took place regarding the purchase of the property, the location of the storage tank, and funding from DWR. He noted that City staff had discussed the storage tank with the Planning Commission but had not been instructed to relay any concerns back to the Council. Mr. Carr took responsibility for not bringing the storage tank design review to the Planning Commission and Council, while not required, for their input.

Ms. Barr stated concerns for a new well being constructed next to the proposed water tank due to a migrating plume nearby.

Orland area resident Marilyn Ponci expressed her opinion that the community was not adequately notified about the water tower project location.

Orland resident Shirley Ceccon also shared concerns about the lack of public notification and stated she would prefer a better location for the water tank.

Orland business owner and resident Scott Madden expressed concerns about the lack of public notification and stated that the community needs more time to discuss the topic.

Councilmember Tolley inquired about the impact of changing the location and whether any alternative locations could be considered. Mr. Carr responded that the Council could direct staff to present additional options, time estimates, and costs to ensure the community feels comfortable with the project.

Mr. Ponci suggested deferring the bid and possibly connecting near the airport on County Road 19. Councilmember Tolley asked Mr. Rabo if deferring the bid was a good idea. Mr. Rabo explained that it would actually mean rejecting the bids, as the City had 30 days to award the project. When Tolley asked if rejecting the bids was advisable, Rabo responded that it might be problematic since the City had been working on the project with the State for three years. Changing the location could result in the City bearing all costs.

Councilmembers asked questions about the re-bidding process and discussed the option of rejecting the current bids.

Ms. Barr provided suggestions on how the City should allocate the State project funds. She recommended pausing the water tank project, completing the other phases first, and allowing City staff to research new locations. She also suggested that the City return to the community with the findings. Councilmember Tolley asked Mr. Rabo if he thought the State might withdraw from the project if the Council decided to put it on hold. Mr. Rabo said he was unsure but could contact the State representatives first thing in the morning. Tolley emphasized the need for more research to demonstrate to the community that the Council is addressing their concerns.

Councilmember Roundy acknowledged opposition to the current location but noted that relocating could be very costly for the City. He emphasized the importance of public safety, pointing out that the existing water tank could not adequately protect the downtown area in the event of a fire. While he is open to considering a new location, Roundy is concerned about the potential costs. He asked Mr. Rabo how much time the City had to decide on the location. Mr. Rabo reminded the Council that the current bids had to be awarded by June 20th to use the State funds by June 2025, but mentioned the possibility of requesting an extension.

**ACTION:** Councilmember Tolley moved to reject all bids and direct City staff to bring the Council alternative options in a few months. Motion failed with no secondary motion.

Councilmember Roundy asked for the City Attorney's opinion. Mr. Einhorn stated that the Council must either accept or reject the bids for the project at tonight's meeting. He noted that some of the questions directed to the City Engineer are beyond his control. If the bids are rejected, the project will need to be rebid, which will take over 30 days. Mr. Einhorn clarified that Councilmember Tolley's motion is to reject all bids, direct Mr. Rabo to inform the bidders and DWR of this decision, gather more information on alternative locations and DWR's response, and present these findings at a future meeting.

**ACTION:** Councilmember Roundy moved, seconded by Mayor Dobbs, to approve 6A as staff has recommended.

Mayor Dobbs asked questions about rebidding the project.

Mr. Carr suggested that the City Council could convene a special meeting on Thursday, June 20th. During this meeting, they could discuss the project with DWR and gather additional information. He proposed that the City could then reconvene with the Council to present the updated information.

Councilmember Roundy withdrew this motion.

Assistant City Manager Rebecca Webster informed the Mayor that the Orland Planning Commission was scheduled to meet at Carnegie at 5:30 PM on June 20th, necessitating an earlier time for the special meeting. She also mentioned that the City did not have a reservation at the GCOE Success Square Conference Center, so the meeting would need to be held at Carnegie instead.

Mayor Dobbs shared that the City Clerk would notice the agenda and time.

## **ORAL AND WRITTEN COMMUNICATIONS**

### **PUBLIC COMMENTS:**

Mr. Denton expressed appreciation for moving the meetings to a new location that was more accessible for him. He also reminded the Council that the water tank location has been a topic of discussion for many years.

Ms. Barr expressed appreciation for the positive branding initiative of making Orland the Queen Bee Capital. She shared her thoughts on the bee sculptures on I-5 and mentioned that the Queen Bee committee would be present at the July 2nd Council meeting to provide an update.

Ms. Rumble shared her opinions and concerns regarding the updates made to East Street. Mayor Dobbs encouraged Ms. Rumble to bring her concerns to the Public Works and Safety Commission and the Planning Commission for further discussion.

Orland resident Carolyn Denton expressed gratitude to the Public Works Department for installing new stop signs near her home. She also mentioned that she looks forward to the speed bumps being removed.

Mr. Madden inquired about the demand in gallons per minute required to fight a large fire in town, considering all the pumps available.

## **CITY COUNCIL COMMUNICATIONS AND REPORTS**

### Councilmember Tolley:

- Attended the monthly code enforcement hearings;
- Did not attend the Economic Development Commission meeting on June 11<sup>th</sup>.

### Councilmember Roundy:

- Attended the Caltrans ribbon cutting for the Bee Sculptures;
- Talked with Caltrans about the speed limit on SR 32;
- Will be attending the Transportation and Transit meeting at Glenn Success Center Thursday June 20, 2024, at 9 AM;
- Will be attending the Glenn Groundwater Authority Meeting;
- Shared his appreciation for the community's input on the projects around town.

### Vice Mayor Romano:

- Shared he was approached by a community member about an issue in one of the park bathrooms, spoke with acting Public Works Director and he shared that issue was already taken care of,
- Appreciated the comments about the East Street project,
- Shared appreciation for all that worked hard on making the I-5 bee sculptures possible and wants to look into ARPA funding for another possible sculpture by Jake Midgley downtown and maybe some mural in the downtown area.

### Mayor Dobbs

- Shared he would be absent at the 2<sup>nd</sup> meeting in July;
- Attending the fire department meeting last week.

## **MEETING ADJOURNED AT 9:17 PM**

Jennifer Schmitke, City Clerk

Chris Dobbs, Mayor