City of Fresno

2600 Fresno Street
Fresno, CA 93721
www.fresno.gov

Meeting Agenda - Final

Thursday, November 5, 2026

9:00 AM

Regular Meeting

Council Chambers

City Council

Council President - Nelson Esparza
Vice President - Tyler Maxwell
Councilmembers:
Annalisa Perea, Mike Karbassi, Miguel Angel Arias, Brandon Vang, Nick Richardson
City Manager - Georgeanne A. White
City Attorney - Andrew Janz
City Clerk - Amy K. Aller

THE FRESNO CITY COUNCIL WELCOMES YOU TO THE COUNCIL CHAMBER, LOCATED IN CITY HALL, 2ND FLOOR, 2600 FRESNO STREET, FRESNO, CALIFORNIA 93721.

PUBLIC PARTICIPATION – Public participation during Fresno City Council meetings is always encouraged and can occur in one of the two following ways:

1) Participate In Person: Council Chambers, City Hall, 2nd Floor, 2600 Fresno Street, Fresno, CA 93721

a) To speak during a City Council meeting in person: fill out a speaker card (available in the Council Chamber) and place it in the speaker card collection basket at the front of the Council Chamber. You may also approach the speaker podium upon the Council President's call for public comment.

2) Participate Remotely via Zoom:
https://fresno.zoomgov.com/webinar/register/WN_FNSElVGFRqG799m0Rx4lEA

a) The above link will allow you to register in advance for remote participation in the meeting via the Zoom platform. After registering, you will receive a confirmation email containing additional details about joining the meeting.

b) To speak during a City Council meeting while attending remotely: while in the Zoom application, click on the icon labeled "Participants" at the bottom of the screen. Then select "RaiseHand" at the bottom of the Participants window. Your digital hand will now be raised. You will be asked to "unmute" when your name is called to speak. You will not be visible via video and there will be no opportunity to share your screen.

All public speakers will have up to 3 minutes to address Council pursuant to Rule No. 10 of the Rules of Procedure for the City Council of the City of Fresno (available in the City Clerk's Office).

SUBMIT DOCUMENTS / WRITTEN COMMENTS - Pursuant to Rule 11 (c) of the Rules of Procedure, no documents shall be accepted for Council review unless submitted to the City Clerk at least 24 hours prior to the Council Agenda item be heard. Documents / written comments related to an agenda item can be submitted by one of the following methods:

1) eComment – eComment allows the public to submit agenda related comments through a website prior to the meeting. Submitted comments are limited to 1440 characters and will be a part of the official record.

a) Submit an e-Comment by visiting https://fresno.legistar.com/Calendar.aspx and selecting the “eComment” link.

b) e-Comment is available for use upon publication of the agenda and closes 24 hours prior to the meeting start time [pursuant to Rule 11(c)].

c) e-Comment is not permitted for Land use or CEQA items.

d) The e-Comment Electronic User Agreement can be viewed at: https://www.fresno.gov/cityclerk/#information

2) E-mail – Agenda related documents and comments can be e-mailed to the Office of the City Clerk at least 24 hours prior to the agenda item being heard, pursuant to Rule 11(c).

a) E-mail the Clerk’s Office at clerk@fresno.gov

VIEWING CITY COUNCIL MEETINGS (non-participatory) - For your convenience, there are several ways to view Fresno City Council meetings live:

1) City of Fresno website: https://fresno.legistar.com/Calendar.aspx (click “In Progress” to view the live meeting).

2) Community Media Access Collaborative website: https://cmac.tv/gov/

3) YouTube - City of Fresno Council, Boards and Commissions Channel: https://www.youtube.com/channel/UC3ld83D8QGn1YBDw6aD5dZA/videos

4) Facebook: https://www.facebook.com/FresnoCA/videos

5) Cable Television: Comcast Channel 96 and AT&T Channel 99

6) Zoom: https://fresno.zoomgov.com/webinar/register/WN_FNSElVGFRqG799m0Rx4lEA

Should any of the viewing methods above experience technical difficulties, the Council meeting will continue uninterrupted. Meetings will only be paused to address verified technical issues that interrupt public participation during meetings.

TRANSLATION SERVICES - The City of Fresno is committed to compliance with the Americans with Disabilities Act (ADA). If reasonable ADA accommodations are needed, including sign language interpretation, contact the Office of the City Clerk at (559) 621-7650 or clerk@fresno.gov. Also contact the Office of the City Clerk if spoken language translation is required. Accommodation and language requests should be made a minimum of three business days prior to the scheduled meeting.

The City is pleased to offer live translation services for all City Council meetings through Wordly AI. Community members can now follow the proceedings in their preferred language by accessing the live translation feature. To use this service, simply click the link below during any City Council meeting. https://attend.wordly.ai/join/OKUS-5089. To access the QR Code please visit https://fresno.legistar.com/Calendar.aspx.

GOVERNMENT CODE 84308 CONTRIBUTION PROHIBITIONS AND MANDATORY DISCLOSURES - The Political Reform Act of 1974 (Act) restricts campaign contributions over $500 to a decision-making public official from a party or participant, or their agent, in a proceeding involving a license, permit, contract, or entitlement for use. The Act requires disclosure of the contribution and creates a conflict where a decision-maker has received $500 or more from a party or participant to a proceeding in the prior 12 months. A decision-maker must disclose on the record during the proceeding that they have received contributions from a party, participant, or agent of a party or participant, greater than $500 within the preceding 12 months and the name(s) of the contributor(s). (See 2 CCR 18438.8(a).) Parties to a proceeding are required to disclose on the record if they made contributions over $500 to a decision-maker within the prior 12 months, and are prohibited from making contributions to a decision-maker during the proceeding and for 12 months after the date a final decision is rendered on the proceeding.

9:00 A.M. ROLL CALL

Councilmember Annalisa Perea will be participating remotely at an off site location.

Sheraton Grand Sacramento
1230 J Street
Sacramento, CA 95814
The Neighborhood Studio Room

This location is open for public participation.

Invocation by Tribal Council Member-at-Large Micheal Wynn of the Picayune Rancheria of the Chukchansi Indians, Tribal Member Elder, Nancy Ayala who will perform the prayer in Chukchansi, Tribal Member Elder Ted Atkins, Language/Culture Director

Pledge of Allegiance to the Flag

APPROVE AGENDA

CEREMONIAL PRESENTATIONS

ID 26-1296	Proclamation for “Athletic Hall of Fame Day”
Sponsors:	Vice President Maxwell
ID 26-1211	Proclamation for “Secret War Veterans Day”
Sponsors:	Councilmember Vang
ID 26-1192	Proclamation of “Nurse Practitioners Week”
Sponsors:	Office of the Mayor & City Manager, Councilmember Richardson and Councilmember Karbassi
ID 26-1382	Proclamation for “Sikh Heritage Month”
Sponsors:	Office of the Mayor & City Manager

COUNCILMEMBER REPORTS AND COMMENTS

MAYOR/MANAGER REPORTS AND COMMENTS

1. SCHEDULED COUNCIL HEARINGS AND MATTERS

9:10 A.M.

ID 26-1371

Actions pertaining to the acquisition of property rights on a parcel located at 3811 North Orchard Street, to benefit the Blackstone Shields-Dakota AHSC Improvements Project (Council District 4):
1. Adopt a finding of Categorical Exemption for Environmental Assessment Number PW01119, pursuant to Section 15301/Class 1 of the State of California Environmental Quality Act (CEQA) Guidelines
2. HEARING to consider a Resolution of Necessity for acquisition of a permanent street easement, a permanent pedestrian easement, and a temporary construction easement for public street, pedestrian walkway, and utility purposes on portions of Assessor's Parcel Number 436-292-07, owned by Salvador and Karina Cisneros, for the construction of the Blackstone Shields-Dakota Affordable Housing and Sustainable Communities (AHSC) Improvements Project
3. ***RESOLUTION - Determining that public interest and necessity require acquisition of a permanent street easement, a permanent pedestrian easement, and a temporary construction easement for public street, pedestrian walkway, and utility purposes over, under, through, and across portions of Assessor's Parcel Number 436-292-07, owned by Salvador and Karina Cisneros, for the construction of the Blackstone Shields-Dakota AHSC Improvements Project, and authorizing eminent domain proceedings for public use and purpose (Requires Five Affirmative Votes) (Subject to Mayor's Veto)

Sponsors: Capital Projects Department and Public Works Department

9:20 A.M.

ID 26-1373

HEARING to consider Text Amendment Application No. P26-02730 and related Environmental Finding for Environmental Assessment No. P26-02730, amending

Section 15-1302 of the Fresno Municipal Code to maintain compliance with the City of Fresno Housing Element and permit additional housing types on vacant or underutilized parcels in the (O) Office Zone District

1. ADOPTION of a finding set forth in Environmental Assessment No. P26-02730, that Text Amendment Application No. P26-02730 is exempt from the California Environmental Quality Act (CEQA) pursuant to Section 21080.085 of the California Public Resources Code
2. BILL (for introduction) amending Section 15-1302 of the Fresno Municipal Code to permit additional housing types on vacant or underutilized parcels in the (O) Office Zone District

Sponsors: Planning and Development Department

4:00 P.M.

ID 26-1445

Actions pertaining to the Southeast Development Area (SEDA)

HEARING to consider the adoption of the Southeast Development Area Specific Plan and related Final Environmental Impact Report, State Clearinghouse (SCH No. 2022020486). The following applications have been filed by the City of Fresno and pertain to approximately 9,000 acres in the Development Area-3 Southeast and Development Area-4 East:

1. RESOLUTION - Certifying Final Environmental Impact Report (EIR SCH No. 2022020486), for the Southeast Development Area Specific Plan.
   a. ADOPT Findings of Fact and Statement of Overriding Considerations prepared pursuant to CEQA Guidelines Section 15091 included as the July 29, 2026 Findings of Fact and Statement of Overriding Considerations; and
   b. APPROVE a Mitigation Monitoring and Reporting Program (MMRP) as required by Public Resources Code Section 21081.6 and CEQA Guidelines Section 15097 attached to the July 29, 2026 Findings of Fact and Statement of Overriding Considerations (Exhibit M)
2. ***RESOLUTION - to adopt the Southeast Development Area Specific Plan and accompanying Proposed Land Use

Map (Exhibits K and L) (Plan Amendment Application No. P23 -03090) (Subject to Mayor's Veto)
3. RESOLUTION - Updating the Land Use Map (Figure LU-1), the Dual Designation Map (Figure LU-2) and text of the Fresno General Plan to incorporate the Southeast Development Area Specific Plan (Exhibits J and P) (Plan Amendment Application No. P23-03091).
4. RESOLUTION - Authorizing the Planning and Development Department Director or their designee to update the text, policies, maps, tables, and exhibits contained in the Southeast Development Area Specific Plan document to reflect final action taken by Council, to the extent that such updates are necessary to maintain consistency (Exhibit H).

Sponsors: Planning and Development Department

2. CONSENT CALENDAR

2.-A. ID 26-1426 Approval of the Minutes for October 22, 2026, Regular Meeting and Special Meeting

Sponsors: Office of the City Clerk

2.-B. ID 26-1250 Approve Second Amendment to the Lease Agreement with Fresno's Chaffee Zoo Corporation to increase the current boundary for the construction, maintenance and operation of a surface parking facility adjacent to the proposed new zoo entrance within Roeding Park, increase the lease payment from $1 to $247,752 per year, and extend the lease term by 5 years to expire on January 1, 2066 (Council District 3)

Sponsors: Office of the Mayor & City Manager

2.-C. ID 26-1437 Approve a Consultant Service Agreement with Commune Communication Corp. for Marketing Support Services at Fresno Yosemite International Airport (FAT) and Fresno Chandler Executive Airport (FCH) through July 31, 2029, with the option of two (2) one-year extensions for an amount not to exceed $600,000 (Bid File 12500351) (Council District 4)

Sponsors: Airports Department

2.-D. ID 26-1394 Approve Contract Change Order No. 3 in the amount of $2,804.25 with forty-four (44) additional working days for the

installation of one (1) solar power irrigation controller, cost credit for omitting the removal of pole bases and the installation of a power feed for the existing streetlights, bringing the new Construction Contract total to $7,037,639.37 with $509,224.26 remaining in contingency, with Yarbs Grading and Paving, Inc. of Fowler CA for the MLK Center Active Transportation Infrastructure project located on Martin Luther King Jr. Boulevard between Church Avenue and Jensen Avenue - Project ID PW00842 (Council District 3)

Sponsors: Capital Projects Department and Public Works Department

2.-E. ID 26-1402

Actions pertaining to the Requirements Contract to Furnish and Install Polyethylene Water Service Replacements (Bid File 12700039) (Citywide and County)

1. Adopt a finding of Categorical Exemption, pursuant to Section 15301/Class 1 (Existing Facilities) and Section 15302/Class 2 (Replacement or Reconstruction) of the California Environmental Quality Act Guidelines
2. Award a Requirements Contract to West Valley Construction Company, Inc., of Fresno California, in an amount not to exceed $3,084,875 per year, for one year with two optional one-year extensions

Sponsors: Capital Projects Department and Department of Public Utilities

2.-F. ID 26-1443

Actions pertaining to the lease of city-owned agricultural land at the Fresno-Clovis Regional Wastewater Reclamation Facility (Bid File #9704) (District 3)

1. Adopt a finding of Categorical Exemption per staff determination pursuant to Sections 15301/Class 1 and 15304/Class 4 of the California Environmental Quality Act (CEQA) Guidelines
2. Approve a Lease Agreement between the City of Fresno and James F. Cook in the amount of $80,227.05 annually for lease of approximately 305.88 acres of City-owned agricultural land at the Fresno-Clovis Regional Wastewater Reclamation Facility (RWRF) for an initial term of four years, plus two optional one-year extensions totaling $481,362 in

rent

Sponsors: General Services Department and Department of Public Utilities

2.-G. ID 26-1292 Approve an Agreement with Dell Technologies, for the citywide Adobe Enterprise Agreement covering all Adobe products, with an annual cost of $247,591.79, for a term of three years, utilizing competitively bid California Multiple Award Schedule (CMAS) contract 3-22-06-1045.

Sponsors: Information Services Department

2.-H. ID 26-1429 Actions pertaining to the expanded access to arts and culture grant program (cycle three):
1. RESOLUTION - Amending Resolution 2026-143 adopting the Measure P Expanded Access to Arts and Culture Grant Guidelines to correct an inadvertent omission
2. RESOLUTION - Creating the Ad-hoc Cultural Arts Grant Application Review Committee to be Known as “ARC Group F”

Sponsors: Parks, After School and Recreation and Community Services Department

2.-I. ID 26-1372 ***RESOLUTION - Adopting Substantial Amendment 2025-02 to the Fiscal Year 2025-2026 Annual Action Plan; authorizing submission to the U.S. Department of Housing and Urban Development to apply for a $15 million Section 108 Loan to fund a loan pool for non-profit developers of affordable housing for land acquisition and acquisition of manufactured homes to support the development of affordable housing; and authorizing the City Manager or designee to sign all necessary implementing documents required by HUD (Subject to Mayor’s Veto)

Sponsors: Planning and Development Department

2.-J. ID 26-1336 Actions pertaining to the Fresno Police Department's new 9-1-1 Call Center Construction Capital Project, located at 1515 El Dorado Street (Council District 3)
1. Approve a Cooperative Purchase Agreement with Russ Bassett Corporation for the purchase and installation of console furniture and related accessories and contingency in

an amount not to exceed $734,387.54
2. Affirm City Manager's determination that AT&T is Uniquely Qualified to provide extended warranty support through March 5, 2027, for the existing 9-1-1 CPE Basic Turn-Key Stand-Alone System in an amount not to exceed $99,695.62
3. ***RESOLUTION - Adopt the 26th Amendment to the Annual Appropriation Resolution (AAR) No. 2026-159 appropriating a total of $904,500 to fund the purchase and installation of console furniture and related accessories ($804,800); and for the AT&T 9-1-1 CPE Support Agreement for the existing 9-1-1 Communications/Call Center ($99,700) (Requires Five Affirmative Votes) (Subject to Mayor's Veto)

Sponsors: Police Department

2.-K. ID 26-1418 ****RESOLUTION - Adopting the 599th Amendment to the Master Fee Schedule Resolution No. 80-420 revising various fees for Contract Law Enforcement Services and Regional Training Center Facilities in the Police Department Section (Subject to Mayor's Veto)

Sponsors: Police Department

2.-L. ID 26-1363 Actions related to initiating the Proposition 218 process for proposed updates and increases to the schedule of rates for water and wastewater services
1. Direct City staff to initiate the Proposition 218 process for proposed updates and increases to rates for water and wastewater services
2. Set a public hearing to consider proposed updates and increases to rates for water and wastewater services on December 29, 2026, at 9:00 a.m.

Sponsors: Department of Public Utilities

2.-M. ID 26-1417 RESOLUTION of Intention to Annex Final Parcel Map No. 2025-16 as Annexation No. 78 to the City of Fresno Community Facilities District No. 9 and to Authorize the Levy of Special Taxes; and setting the Public Hearing for Thursday, December 3, 2026, at 9:20 am (Northeast corner of North Marks Avenue and West Nielsen Avenue) (Council District 3)

Sponsors: Public Works Department

2.-N. ID 26-1190 Actions related to the California State of Good Repair (SGR) Program for funding to conduct Department of Transportation Fresno Area Express (FAX) purchase non-revenue vehicles:
1. Adopt a finding adopt a finding that the proposed project is exempt from environmental review under the California Environmental Quality Act (CEQA) pursuant to Guidelines Section 15061(b)(3)
2. ***RESOLUTION - Authorizing submission of an allocation request to purchase non-revenue vehicles for and acceptance of funding from the California State of Good Repair (SGR) program, approving the associated FY 2026-27 project list, and authorizing execution of grant documents (Subject to Mayor's Veto)

Sponsors: Department of Transportation

CONTESTED CONSENT CALENDAR

3. GENERAL ADMINISTRATION

UNSCHEDULED COMMUNICATION

PLEASE NOTE: UNSCHEDULED COMMUNICATION IS NOT SCHEDULED FOR A SPECIFIC TIME AND MAY BE HEARD ANY TIME DURING THE MEETING

4. CITY COUNCIL

4.-A. ID 26-1466 WORKSHOP - Financially Sustainable Cities

Sponsors: Councilmember Arias

5. CLOSED SESSION

5.-A. ID 26-1427 CONFERENCE WITH LABOR NEGOTIATORS -
Government Code Section 54957.6
City Negotiators: Sumeet Malhi
Employee Organization(s): 1. International Union of Operating Engineers, Stationary Engineers, Local 39 (Local 39); 2. Fresno City Employees Association (FCEA); 3. Fresno Police Officers Association (FPOA Basic), Unit 4; 4. International Association of Firefighters, Local 202, Unit 5

(Fire Basic); 5. Amalgamated Transit Union, Local 1027 (ATU); 6. International Brotherhood of Electrical Workers, Local 100 (IBEW); 7. Fresno Police Officers Association (FPOA Management); 8. International Association of Firefighters, Local 202, Unit 10 (Fire Management); 9. City of Fresno Professional Employees Association (CFPEA); 10. City of Fresno Management Employees Association (CFMEA). 11. Employee Organization(s): Unrepresented Employees in Unit 2 (Non-Represented Management and Confidential Classes): Airport Public Safety Manager, Airports Public Safety Assistant Manager, Assistant City Attorney, Assistant City Manager, Assistant Controller, Assistant Director, Assistant Director of Personnel Services, Assistant Director of Public Utilities, Assistant Director of Public Works, Assistant Police Chief, Assistant Retirement Administrator, Background Investigator, Budget Analyst, Budget Manager, Chief Assistant City Attorney, Chief Information Officer, Chief Labor Negotiator, Chief of Staff to Councilmember, Chief of Staff to the Mayor, City Attorney (City Negotiator, Council President Esparza), City Attorney Investigator, City Clerk (City Negotiator, Council President Esparza), City Engineer, City Manager (City Negotiator, Mayor Dyer), Community Coordinator, Community Outreach Specialist, Controller, Council Assistant, Deputy City Attorney II, Deputy City Attorney III, Deputy City Manager, Director, Director of Aviation, Director of Development, Director of Personnel Services, Director of Public Utilities, Director of Transportation, Economic Development Coordinator, Economic Development Director, Executive Assistant to Department Director, Executive Assistant to the City Attorney, Executive Assistant to the City Council, Executive Assistant to the City Manager, Executive Assistant to the Mayor, Fire Chief, Governmental Affairs Manager, Human Resources Manager, Independent Reviewer, Internal Auditor, Investment Officer, Management Analyst II, Payroll Accountant, Payroll Manager, Police Chief, Principal Budget Analyst, Principal Internal Auditor, Principal Labor Relations Analyst, Project Liaison/Program Administrator, Public Affairs Officer, Public Works Director, Retirement Administrator, Retirement

Benefits Manager, Retirement Office Manager, Senior Budget Analyst, Senior City Attorney Investigator, Senior Deputy City Attorney I, Senior Deputy City Attorney II, Senior Deputy City Attorney III, Senior Human Resources/Risk Analyst, Senior Law Clerk, Special Assistant City Attorney, Supervising Deputy City Attorney, Veterinarian

Sponsors: Office of the Mayor & City Manager

5.-B. ID 26-1432 CONFERENCE WITH LEGAL COUNSEL EXISTING LITIGATION
Government Code Section 54956.9, subdivision (d)(1)
Maria Gonzalez De Negrete v. City of Fresno, et al; Fresno Superior Court Case No. 22CECG01665

Sponsors: City Attorney's Office

5.-C. ID 26-1358 CONFERENCE WITH LEGAL COUNSEL-EXISTING LITIGATION
Government Code Section 54956.9, subdivision (d)(1)
Richard Fitzgerald v. City of Fresno, et al.; Eastern District Court Case No. 1:21-CV-01409

Sponsors: City Attorney's Office

5.-D. ID 26-1453 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Government Code Section 54956.9, subdivision (d)(4): 1 potential case

Sponsors: City Attorney's Office

5.-E. ID 26-1459 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Government Code Section 54956.9, subdivision (d)(4)
Exposure to Litigation: 1 potential case

Sponsors: City Attorney's Office

5.-F. ID 26-1460 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Government Code Section 54956.9, subdivision (d)(4)
Exposure to Litigation: 1 potential case

Sponsors: City Attorney's Office

5.-G. ID 26-1473 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Government Code Section 54956.9, subdivision

(d)(4)
Exposure to Litigation: 1 potential case

Sponsors: City Attorney's Office

5.-H. ID 26-1474 CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION Government Code Section 54956.9, subdivision (d)(4)
Exposure to Litigation: 1 potential case

Sponsors: City Attorney's Office

5.-I. ID 26-1451 PUBLIC EMPLOYEE PERFORMANCE EVALUATION 1. Government Code Section 54957(b): consider the appointment, employment, evaluation of performance, discipline, or dismissal of a public employee.
Title: City Clerk

Sponsors: Council President Esparza

5.-J. ID 26-1452 PUBLIC EMPLOYEE PERFORMANCE EVALUATION 1. Government Code Section 54957(b): consider the appointment, employment, evaluation of performance, discipline, or dismissal of a public employee.
Title: City Attorney

Sponsors: Council President Esparza

ADJOURNMENT

UPCOMING EMPLOYEE CEREMONIES

EMPLOYEE SERVICE AWARDS - 10:00 A.M.
• November 18, 2026 (Wednesday) – Employees Fall Service Awards

2026 CITY COUNCIL MEETING SCHEDULE

November 12, 2026 - 9:00 A.M. (Regular Meeting)
December 3, 2026 - 9:00 A.M. (Regular Meeting)
December 17, 2026 - 9:00 A.M. (Regular Meeting)
January 7, 2027 - 9:00 A.M. (Regular Meeting)