



Visalia City Council

Visalia City Council

Meeting Agenda - Final

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Mayor Brett Taylor
Vice Mayor Liz Wynn
Council Member Steve Nelsen
Council Member Emmanuel Hernandez Soto
Council Member Brian Poochigian

Monday, March 2, 2026

7:00 PM

City Council Chambers

ROLL CALL

CALL TO ORDER WORK SESSION - 4:00 PM (Unless otherwise noted)

PUBLIC COMMENTS

Citizens are now invited to comment on issues within the jurisdiction of the Visalia City Council. The Council asks that you keep your comments concise and positive. Creative criticism, presented with appropriate courtesy, is welcome. Each speaker will be allowed three minutes, and a timer will notify you when your time is expired. Please begin your comments by stating and spelling your name and providing your city of residence.

WORK SESSION AND ACTION ITEMS (as described)

- 1. New employee introductions** [25-0656](#)
Cheyenne Brien, Accounting Assistant
- 2. State Legislation Presentation** - Receive presentation from Nielsen, Merksamer, Parrinello, Gross & Leoni on 2025 state legislative activity and a forecast of state legislative activity for 2026. [25-0528](#)
- 3. Capital Improvement Program** - Continue review of select Fiscal Year 2026/27 and 2027/28 Capital Improvement Program Budgets and future capital projects. Funds to be reviewed are Measure R Bike/Trail, Recreational Facilities, Storm Sewer Construction, Storm Sewer Deficiency, Groundwater Recharge, Waterways, and Storm Sewer Maintenance. [25-0539](#)

4. **Subdivision streamlining ordinance discussion** - Provide staff direction toward initiating a zone text amendment within Visalia Municipal Code Title 16 (subdivision ordinance) based on multiple factors including, but not limited to, changes in planning and zoning law; consistency with zoning ordinance changes; streamlining of subdivision review. *This item is scheduled for the Work Session; if not completed, it may be continued during the Regular Session portion of this meeting.* [25-0686](#)

5. **Review of progress on City Council's goals and priorities** - Receive an update on the progress towards the goals and priorities set by City Council at their planning workshop in January, 2025. *This item is scheduled for the Work Session; if not completed, it may be continued during the Regular Session portion of this meeting.* [25-0698](#)

ADJOURN WORK SESSION - 6:00 PM (Or, immediately following Work Session adjournment)

CALL TO ORDER REGULAR SESSION - 7:00 PM

PLEDGE OF ALLEGIANCE

INVOCATION LED BY PASTOR JOSHUA ESCOBEDO OF THE PRAISE CENTER

SPECIAL PRESENTATION / RECOGNITION

Centennial Recognition

PUBLIC COMMENTS

This is the time for general public comment on issues within the jurisdiction of the Visalia City Council. Each speaker tonight may speak for up to 3 minutes during this general comment period on a matter that is not on this agenda.

The public may also make one comment for up to 3 minutes prior to the consideration of the Consent Calendar, and immediately before any regular agenda item is heard. The Council asks that you keep your comments concise and positive. Creative criticism, presented with appropriate courtesy, is welcome.

Each speaker will be allowed three minutes and a timer will notify you when your time is expired. Please begin your comments by stating and spelling your name and providing your city of residence.

ITEMS OF INTEREST

CONSENT CALENDAR

Consent Calendar items are considered routine and will be enacted in one motion.

This is the time for members of the public to provide public comment on an item on the Consent Calendar. Comments will not be taken individually by the public if an item is pulled by a Council Member. Each speaker is allowed up to 3 minutes, and a timer will notify you when your time is expired. Please begin your comments by stating and spelling your name and providing your city of residence.

1. **Authorization to read ordinances by title only.** [25-0657](#)
2. **Facility Use Agreement** - Authorize City Manager to execute Facility Use Agreements with Visalia Youth Baseball and Visalia Little League for C.R. Shannon baseball complex at Riverway Sports Complex for youth baseball games. [25-0623](#)
3. **Membership Agreement** - Receive update report on Tulare County Economic Development Corporation and authorize payment for first half of Fiscal Year 25/26 in the amount of \$30,000 from existing Economic Development Division budget. [25-0674](#)
4. **Accept the City of Visalia Cash and Investment Report** - Accept the second quarter report of the fiscal year which consists of months October, November, and December of 2025. [25-0676](#)
5. **Fiscal Year 2026-27 Federal Congressional community project funding and directed spending requests** - Approve the submittal of Federal Congressional community project funding and directed spending requests for the upcoming 2026-27 Fiscal Year. [25-0680](#)
6. **Authorization to apply for the Alcohol Policing Program** - Authorize the Visalia Police Department to apply for the California Department of Alcoholic Beverage Control (ABC) Alcohol Policing Program for up to \$100,000, submit the application by March 30, 2026, if awarded appropriate up to \$100,000 in the General Fund, and approve Resolution 2026-07. [25-0681](#)
7. **Confirm a letter of support** - Confirm a letter of support for Visalia Heritage's "All Aboard Visalia" / Visalia Depot Heritage project funding request. [25-0689](#)
8. **Notice of Completion** - Request authorization to file a notice of completion for Teagan Ranch subdivision located along the east side of Rono Court, north of Grove Court. [25-0691](#)
9. **Sales Tax Measure Feasibility Survey** - Authorize the City Manager to award a contract to Fairbank, Maslin, Maullin, Metz & Associates (FM3 Research) for an amount not to exceed \$45,000 to evaluate the feasibility of a potential local sales tax measure for the November 2026 General Election and appropriate \$45,000 from the General Fund. [25-0709](#)

REGULAR ITEMS AND PUBLIC HEARINGS (Items continued from the Work Session, if any)

Comments related to regular items are limited to three minutes per speaker, for a maximum of 30 minutes per item. The Mayor may reasonably limit or extend the public comment period to preserve the Council's interest in conducting efficient, orderly meetings.

ADJOURNMENT**UPCOMING CITY COUNCIL MEETINGS****1. Upcoming City Council Meetings**[25-0658](#)

Monday, March 16, 2026 @ 7:00 p.m. at 707 W. Acequia

Monday, April 6, 2026 @ 7:00 p.m. at 707 W. Acequia

Note: Meeting dates and times are subject to change, check posted agenda for correct details. In compliance with the American Disabilities Act, if you need special assistance to participate in meetings contact 713-4512.

Written materials relating to an item on this agenda submitted to the Council after distribution of the agenda are available for public inspection in the Office of the City Clerk, 220 N. Santa Fe Street, Visalia CA 93292, during normal business hours.



Visalia City Council

Staff Report

Visalia City Council
707 W. Acequia
Visalia, CA 93291

File #: 25-0656

Agenda Date: 3/2/2026

Agenda #: 1.

Agenda Item Wording:

New employee introductions

Cheyenne Brien, Accounting Assistant



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0528

Agenda Date: 3/2/2026

Agenda #: 2.

Agenda Item Wording:

State Legislation Presentation - Receive presentation from Nielsen, Merksamer, Parrinello, Gross & Leoni on 2025 state legislative activity and a forecast of state legislative activity for 2026.

Prepared by:

Devon Jones, Economic Development Manager, Devon.Jones@visalia.gov, (559) 713-4190.

Department Recommendation:

Receive presentation from Nielsen, Merksamer, Parrinello, Gross & Leoni (NMPGL) and provide NMPGL and city staff with any input on state legislative priorities or concerns to be mindful of for 2026.

Summary:

The current contract with NMPGL was approved by Council on November 15, 2021, and it is an annual service contract with up to four additional one-year extension options. The service cost represents a status quo extension of the prior contract amount (\$7,000 monthly plus an estimated monthly hourly expense of \$200 for separate lobbying activity reporting required by the state). NMPGL is currently in their fourth and final annual extension option term.

Background Discussion:

NMPGL has represented the City of Visalia for state lobbying services since July of 2011. John Moffatt has been the City's lead lobbyist since that time and along with Michelle Rubalcava, Senior Counsel at NMPGL, and Geoff Neill, Senior Legislative Advocate, will provide an overview of state legislative activity for the 2025 session, expectations for the 2026 session, and some of the strategies their firm employs as state legislative advocate for the City. Not presenting, but also an active member of the City's lobbyist team at NMPGL is Andrew Langley, Manager of Research for Legislation and Public Policy. The team at NMPGL are consistently responsive to City issues, up to date on legislation as it moves through various committees to the Assembly and Senate and are well informed of state legislative matters that may be of interest to the City.

The NMPGL team comes annually to present to Council. At this time, Staff is seeking any input the Council may have on state legislative matters to be mindful of for the coming year. Along those lines, attached is the current State Legislative Platform that was approved by Council on January 18, 2022. This state platform is a guiding document that outlines proposed positions the City may take on a broad array of state legislative items that have been crafted based on previous stances on legislation and direction from City Council and City staff. The platform identifies positions of support, opposition, and continued monitoring on a variety of issues of importance to city leaders and staff. Upon approval of the platform, the mayor may sign letters to legislators or appropriate agencies advocating the city's position as stated in the platform, and Council Members and/or staff may use the platform to discuss the city's position with interested parties. If Council has any edit or addition recommendations, discussing those interests during the work session would be appropriate.

Fiscal Impact: This is an existing, budgeted contract with 12 months of service at a monthly fee of \$7,000 plus an estimated hourly expense of \$200 each month (for separate lobbying activity reporting service) along with any travel related expenses for pre-approved trips to the City of Visalia.

Prior Council Action:

- November 15, 2021 - Authorized new service contract with NMPGL for state legislative advocacy services and included up to four additional one-year extension options.

Other: N/A

Alternatives: Per Council direction.

Recommended Motion (and Alternative Motions if expected):

No formal action required.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 3/2/2026

Attachments:

- NMPGL City of Visalia - 2025 session review PowerPoint
- Current State legislative platform

<input type="checkbox"/>  Economic Vitality	<input checked="" type="checkbox"/>  Organizational Excellence	<input checked="" type="checkbox"/>  Fiscal Strength	<input type="checkbox"/>  Infrastructure & Growth	<input type="checkbox"/>  Quality of Life
--	---	---	---	--

CITY OF VISALIA 2022 STATE LEGISLATIVE PLATFORM

The Legislative Platform sets forth the City's goals and priorities for the 2022 State Legislative Year. It includes policy statements that provide direction to staff and the City's Legislative Advocates during the year and sets forth recommendations on positions the City may take on a variety of issues that could be addressed in the upcoming legislative session. Guided by the Platform, staff can effectively respond to new legislation in a timely manner. It allows the Mayor, City Council or the City Manager to send letters to the Legislature with positions consistent with the Platform. The Platform also provides a vehicle for summarizing the City Council's position on priority issues without precluding the consideration of additional legislative and budget issues that arise during the legislative session.

GENERAL PRINCIPLES

Support legislation that provides governmental decision making at the local level where it provides the most effective, efficient results.

Support reforms in the State-local fiscal relationship that will improve the City's ability to finance and efficiently administer both mandated and discretionary services while opposing legislation that creates mandates without State funding sources to carry them out.

Support legislation to preserve and build the City's job base and to improve the regulatory climate for private enterprise and infrastructure development.

Support State investment in local infrastructure; tax and financial incentives that will encourage the sustainability and growth of new and existing businesses in the City.

Support public safety measures, including funding programs, designed to enhance the City's efforts to protect its citizenry.

LOCAL CONTROL

Support legislation that promotes local land use authority and that authorizes and incentivizes, but does not mandate, the formation of regional alliances.

Oppose legislation that withholds local transportation funds, or funds of any kind, in lieu of complying with any State mandates.

Support a flexible approach to addressing climate change that uses fiscal and other incentives to meet technically achievable and practical goals in reducing emissions.

Support reforms that simplify, consolidate, standardize, reduce or eliminate data-gathering and reporting requirements imposed on cities.

Oppose legislation that proposes restrictions on the city's ability to address the issue of homelessness within our community.

Support legislation that provides additional state funding and other resources for the city to address the issue of homelessness within our community.

Oppose legislation that would require prevailing wage on additional projects not already subject to prevailing wage.

PUBLIC WORKS & TRANSPORTATION

Support legislation pertaining to the Americans' with Disabilities Act (ADA) in California, particularly as it relates to requirements for ADA improvements and provides an "opportunity to cure" before litigation may be initiated.

Support legislation that provides distribution of necessary State funding for road, highway and public transit projects at the city's discretion.

Support legislation that provides additional new funding for both road maintenance and capacity increasing projects and is funded by a variety of state funding sources including, but not limited to, the state General Fund and funds from the Greenhouse Gas Emissions Reduction Fund.

Oppose legislation that shifts taxation from fuel sales taxes, constitutionally guaranteed for local transportation, to excise taxes, which are not similarly protected.

Support the maintenance of the State Public Transportation Account and Proposition 1B allocations specifically intended for Transit.

Monitor legislation and other proposals that could impact the planning, funding and development of the High Speed Rail in California, and specifically a Kings-Tulare station conveniently accessible to Visalia residents.

Support full funding for the State Aeronautics Division of the California Department of Transportation to ensure that there is the aeronautical infrastructure statewide to support economic development, especially in jurisdictions where general aviation access can be an economic stimulus.

Support State appropriations or bond measures that develop alternative fuel infrastructure on Highways 5 and 99 through the Central Valley such as LNG for heavy trucks, CNG, and BEV charging stations.

Support State appropriations to fund programs to expand facilities for storing, banking, replenishing, conveying, distributing, conserving, and reclaiming water, and for flood control and storm water management.

Monitor and oppose legislation and/or regulations that create undue burdens or costs on groundwater recharge with recycled wastewater.

Support legislation that improves efficiencies in the California Public Utilities Commission's processes.

Support legislation that allows the sharing of water use information between public and private entities in an effort to comply with the State Water Resources Control Board's mandatory conservation target for the City of Visalia.

PUBLIC SAFETY

Support programs, funding and legislation designed to enhance local and regional efforts to maintain public safety, including gang prevention and suppression.

Support State funding for staff training and equipment in Fire Safety.

Support funding for regional coverage by the City's Type 1 Regional Haz-Mat team.

Support additional funding for Central Valley counties for AB 109 prison realignment purposes.

Monitor legislation regarding police use of force and mandated body cameras for police officers.

Monitor legislation that amends or attempts to remedy increasing crime rates that have resulted from the passage and implementation of Proposition 47.

Monitor the ongoing implementation of the Control, Regulate and Tax Adult Use of Marijuana Act of 2016.

FINANCE

Support legislation that would stabilize funding for the State's pension programs.

Support State legislation which facilitates the local collective bargaining process and the City's ability to fairly manage and compensate its employees.

Support legislation to provide greater authority to generate local revenues for discretionary services and to protect local revenue streams against State budgetary incursions.

Monitor the enactment of Workers' Compensation reforms to ensure lower costs and increased effectiveness for employers and equitable benefits to employees.

Monitor legislation that would broaden the sales tax base, eliminate sales tax exemptions or reconfigure the sales tax system with the intent to consider the comprehensive impacts before taking a position.

Oppose legislation that would result in the reduction of local share of taxes with the primary focus of the legislation being a state issue or statewide program.

COMMUNITY DEVELOPMENT

Support funding and incentives that promote smart growth and sustainable development at the discretion of the City.

Support legislation that creates clear, fair and equitable emission reduction goals that can be realistically achieved and do not infringe on local government land use authority.

Oppose legislation that eliminates local decision making authority on the use and disposition of carbon credits earned by the city.

Monitor legislation that requires carbon credit offsets for future development within cities like Visalia.

Support legislation that clarifies and simplifies state requirements for local General Plans.

Support legislation and grants that promote the development and funding of affordable, sustainable, and accessible housing within the City.

Support legislative efforts to establish an affordable housing program exclusively for cities, housing authorities and non-profit organizations to acquire existing multi-family dwellings to rehabilitate and create affordable units for qualifying families.

Support legislative efforts to increase the amount of state funding available for local affordable housing

projects.

Support legislation that establishes new neighborhood revitalization programs, appropriately focused on affordable housing, and the elimination of urban blight.

Oppose legislation that reduces or dilutes local government controls over land use decision making.

Oppose legislation to impose State regulations on federal programs such as CDBG, HOME, and NSP.

ENVIRONMENTAL QUALITY

Support streamlining of environmental regulations and permitting in order to reduce costs and unnecessary delays.

Water:

Support the retention of the City's ability to manage programs efficiently, cost-effectively, and without excessive permitting requirements in carrying out State mandates for environmental protection and waste disposal.

Support State appropriations to fund programs and projects to expand facilities for storing, banking, conveying, distributing, conserving, and reclaiming water, groundwater recharge, and for flood control and storm water management.

Monitor legislation that makes any changes to the Sustainable Groundwater Management Act of 2014. Any legislation should continue to support local control in the implementation of groundwater regulation.

Monitor legislation that aims to address long term groundwater sustainability.

Storm Water:

Monitor and engage in rule-making for legislation regarding the ability to treat storm drain systems as a utility.

Solid Waste:

Monitor and engage in legislation regarding landfill diversion and mandatory commercial recycling mandates.

Monitor and engage in rule-making for SB 1016, adopted in 2007, for changes to methods of calculating landfill diversion compliance from tonnages diverted from landfills to Pounds-Per-Person-Per-Day taken to landfills.

Monitor all recycling legislation, including but not limited to bills that impact household hazardous waste diversion, alternative daily cover and bottle and can recycling.

Monitor and engage in rule-making for SB 1383, which requires increasing organics recycling over the next several years.

Energy:

Support legislation that provides more local control and flexibility for use of rate-payer subsidized Public Goods Funds for energy efficiency and alternative energy projects.

Support increased funding of the California Solar Initiative and the California Energy Commission 1% interest loans for Energy Efficiency and Energy Generation Projects using Proposition 39 or other sources.

Support legislation that would compensate local government, businesses, and residents at market rates for alternative energy generation, including solar through feed-in tariffs.

Department of Toxic Substances Control:

Support legislation that places appropriate limits on the ability of the California Department of Toxic Substances Control to seek reimbursement from municipalities for exploratory PCE searches and activities.

Support a State allocation of bond funding for PCE groundwater management and clean-up.

ECONOMIC DEVELOPMENT

Support legislation that reforms the California Environmental Quality Act (CEQA) in a manner that reduces litigation and eliminates CEQA as a tool to stifle economic development in California.

Support legislation that is designed to provide local governments with the tools necessary to bolster economic development and efforts to streamline initiatives that would enhance the City's ability to attract and retain businesses, as well as, encourage business expansion and job retention.

Support legislation that increases local access to post-high school education and other workforce development opportunities, including the promotion and creation of apprenticeship programs.

Support legislation that requires the UC and CSU system to study the need for a new campus in the southern Central Valley between Fresno and Bakersfield.

QUALITY OF LIFE

Parks and Recreation:

Support legislation and funding for parks, recreation and capital improvements, and programs which increase the quality of life for the community and improve the public health and well-being of its citizens.

Support grants and legislation that provide for appropriate construction, rehabilitation and maintenance of public recreational facilities.

Animal Care:

Support legislation and funding that provide for quality care and shelter for impounded animals, including laws that allow local discretion for reasonable and cost-effective holding time of animals.

Support measures that facilitate responsible pet ownership and licensing.

Oppose animal services or care measures which impose state-mandated costs with no guarantee of local funding.

Arts & Culture and Tourism:

Support legislation and funding for programs and facilities which serve to enhance arts and culture development and provide opportunities for tourism.

NIELSEN MERKSAMER

NIELSEN MERKSAMER PARRINELLO GROSS & LEONI LLP

**POLITICAL &
GOVERNMENT**

LAW
ADVOCACY
LITIGATION

City of Visalia 2025 State Legislative Wrap Up

March 2025

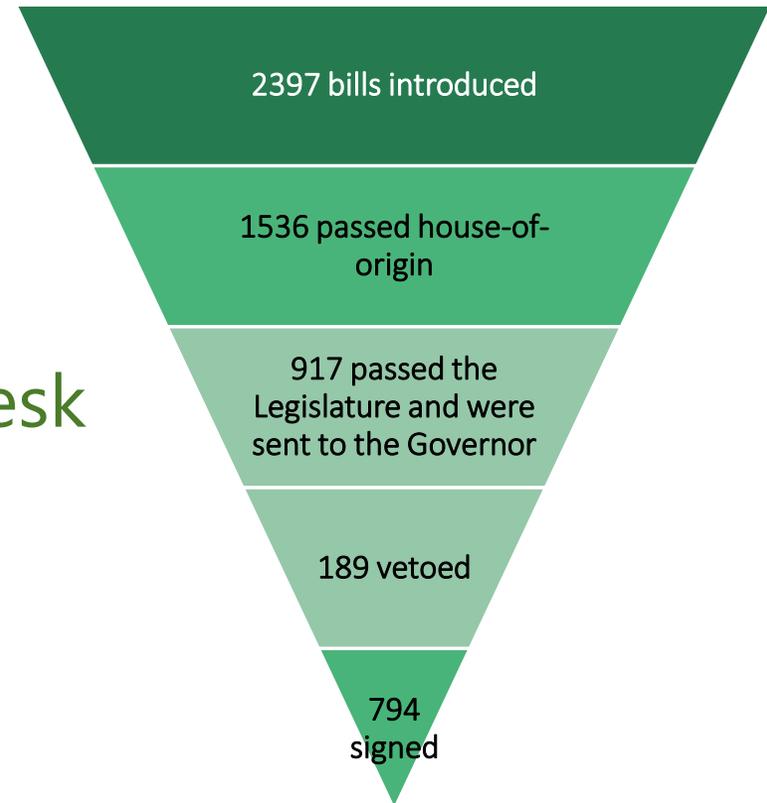
Your Advocacy Team

Nielsen Merksamer LLP

- John Moffatt, Partner
 - 25+ years of political experience
- Michelle Rubalcava, Partner
 - 25+ years of political experience
- Geoff Neill, Senior Legislative Advocate
 - 20+ years of political experience

2025 Legislative Recap

- 2,397 bills introduced last year
 - 1,533 Assembly bills
 - 864 Senate bills
- 917 bills made it to the Governor's desk
 - 794 bills signed
 - 123 bills vetoed (13.4%)



Warehouse Clean Up Legislation

- AB 98 (2024) regulates warehouse developments and truck routes
 - Imposes design standards, permitting requirements, and location restrictions on “logistics use developments”
 - Requires cities to update circulation elements on an extremely aggressive schedule to route trucks away from homes
- SB 415 (2025) cleanup / mitigation
 - Narrows the scope of warehouses subject to the law
 - Allows most cities to change truck routes by ordinance
 - Delays truck route timeline to 2028 (or 2030 for smaller cities)
 - Requires courts to consider mitigating circumstances and good faith efforts before imposing penalties

Brown Act Legislation

- SB 707 will remain in effect at least through January 1, 2030, allowing a 5-year period for evaluation.
- The bill requires many legislative bodies, **including most city councils** and some commissions and advisory groups, to offer two-way telephonic or audiovisual access to meetings, enabling real-time remote public participation.
- SB 707 also mandates that local governments reasonably assist members of the public who wish to translate a meeting or receive interpretation from other members of the public.

CalCities Sponsored Legislation

- SB 346 (Durazo): allows cities to require that short-term rental property addresses be provided for listing purposes. Cities would also have audit authority for transient occupancy taxes collected. SIGNED by Governor.
- SB 454 (McNerney): helps fund local efforts to remove forever chemicals, or PFAS, from the water supply. SIGNED by Governor.
- AB 492 (Valencia): requires the Department of Health Care Services to send a written notice to the city or county where a new alcohol or other drug recovery or treatment facility is licensed at the same time the license is issued. SIGNED by Governor.
- AB 476 (Gonzalez): strengthens penalties and oversight for metal theft. SIGNED by Governor.

CalCities Sponsored Legislation

- AB 620 (Jackson): allows cities to rent zero-emission vehicles when complying with the Advanced Clean Fleets regulation, rather than limiting cities to ownership. VETOED by Governor.
- AB 650 (Papan): changes the process and timelines for housing element updates under RHNA. According to Cal Cities, it would “significantly improve the housing element review process by encouraging local jurisdictions to begin planning earlier and providing greater clarity and certainty to a difficult and complex process.” VETOED by Governor.

Visalia Bill Positions & Outcomes

The City engaged on 12 bills in the 2025 legislative session:

- AB 262 (Caloza): California Individual Assistance Act
 - Visalia Position: Support. Final Action: Failed in Appropriations
- AB 339 (Ortega): Local public employee organizations: notice requirements
 - Visalia Position: Oppose. Final Action: Signed
- AB 620 (Jackson): Medium and Heavy-Duty Zero-Emission Vehicles: rentals
 - Visalia Position: Support. Final Action: Vetoed
- AB 650 (Papan): Planning and zoning: housing element: RHNA
 - Visalia Position: Support. Final Action: Vetoed

Visalia Bill Positions & Outcomes

- AB 735 (Carrillo): Planning and zoning: logistics use developments: truck routes
 - Visalia Position: Neutral. Final Action: Policy moved forward as SB 415
- AB 736 (Wicks): The Affordable Housing Bond Act of 2026
 - Visalia Position: Support. Final Action: Pending, moving forward
- AB 911 (Carrillo): Emergency telecom medium and heavy-duty ZEVs
 - Visalia Position: Support. Final Action: Pending, stalled
- SB 79 (Wiener): Housing development: transit-oriented development
 - Visalia Position: Neutral. Final Action: Signed

Visalia Bill Positions & Outcomes

- SB 346 (Durazo): Local agencies: transient occupancy taxes: short-term rentals
 - Visalia Position: Support. Final Action: Signed
- SB 415 (Reyes): Planning and zoning: logistics use developments: truck routes
 - Visalia Position: Support. Final Action: Signed
- SB 569 (Blakespear): Department of Transportation: homeless encampments
 - Visalia Position: Support. Final Action: Pending, stalled
- SB 707 (Durazo): Open meetings: meeting and teleconference requirements
 - Visalia Position: Oppose. Final Action: Signed

Proposition 50

- Proposition 50 passed with 64% support
- Allows Legislature to draw congressional maps through 2030
- Republican legal challenge failed
- Five Republican seats shift to favor Democrats
- District 22 (Valadao) moves 4% left, still slight GOP advantage

Governor's January Budget

- Proposed budget is seen as status-quo; real proposals coming in May
- The state budget conundrum:
 - Revenue estimates are \$42 billion higher than assumed at the 2025 Budget Act
 - Constitutional spending requirements like Prop 98 still result in a \$2.9 billion shortfall
- Projected outyear deficits of more than \$20 billion
- \$348.9 billion expenditures from all funds; \$280.8 billion from General Fund
- General Fund would end the 2026-27 fiscal year with \$23 billion in reserves

Looking Ahead to 2026

- Continued state response to federal actions
 - HR 1 cuts to Medi-Cal and CalFresh
 - Immigration enforcement
- Budget cuts to General Fund programs
- Regulating AI and automated decision systems
- Cost and availability of property insurance
- Mid-term elections
 - Governor's race
 - Initiatives on taxes, voter ID, chatbots, CEQA, union spending, and a housing bond
- Governor Newsom's lame-duck status and future ambitions

Thank you.

NIELSEN MERKSAMER

NIELSEN MERKSAMER PARRINELLO GROSS & LEONI LLP

**POLITICAL &
GOVERNMENT**

LAW
ADVOCACY
LITIGATION



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0539

Agenda Date: 3/2/2026

Agenda #: 3.

Agenda Item Wording:

Capital Improvement Program - Continue review of select Fiscal Year 2026/27 and 2027/28 Capital Improvement Program Budgets and future capital projects. Funds to be reviewed are Measure R Bike/Trail, Recreational Facilities, Storm Sewer Construction, Storm Sewer Deficiency, Groundwater Recharge, Waterways, and Storm Sewer Maintenance.

Prepared by: Nichol Ritchie, Finance Manager, Nichol.Ritchie@Visalia.gov, (559) 713-4379; Renee Nagel, Finance and Technology Services Director Renee.Nagel@Visalia.gov, (559) 713-4375.

Department Recommendation: It is recommended that the City Council receive this second Capital Improvement Program (CIP) presentation and provide directions as appropriate. This presentation is informational in nature and intended to support Council's review of the draft CIP budget prior to formal adoption in conjunction with the upcoming two-year operating budget. No formal action is required or requested at this time.

Summary:

The Capital Improvement Program (CIP) represents a comprehensive six-year planning document that outlines the City's proposed capital investments in infrastructure, facilities, and equipment. The first two fiscal years (FY 2026/27 and FY 2027/28) are proposed for adoption and appropriation, while the subsequent four years are included for long-range planning purposes to provide transparency regarding anticipated infrastructure needs, funding capacity, and future project timing.

Only the first two years of the CIP will be appropriated in the proposed two-year budget and therefore warrant the greatest level of review.

Background Discussion:

Capital Review Process:

This item represents Council's initial opportunity to review a focused portion of the City's proposed Capital Improvement Plan for Fiscal Years 2026/27 and 2027/28. The CIP is being presented in a series of meetings from February through April 2026 to allow for a more detailed and manageable review of projects by funding category and infrastructure type.

This CIP includes proposed capital projects that address regulatory requirements, aging infrastructure, system deficiencies, environmental compliance, and growth-related capacity needs. Projects included within the identified funds are primarily associated with stormwater improvements, basin construction and rehabilitation, groundwater recharge, waterways and riparian restoration, parks, and maintenance and replacement of essential stormwater equipment.

The two fiscal years (2026/27 and 2027/28) are proposed for adoption and appropriation. Four

additional years are shown for planning purposes only to assist the City Council in evaluating long-term infrastructure needs, funding sustainability, and the potential impacts of future development and environmental requirements. Amounts shown in the outer years are not appropriated within the two-year budget and are subject to change based on funding availability, grant awards, development activity, and updated master plans.

Staff have prepared a detailed PowerPoint presentation summarizing the proposed capital projects within the identified funds discussed below. CIP project managers will be available during the presentation to provide technical information, respond to Council questions, and clarify project scope, funding sources, and implementation timelines.

To assist Council in its review, staff recommends the following:

- Staff will present a summary of proposed project appropriations by fund.
- It is recommended that Council review the proposed capital projects included within the identified funds and provide direction to staff by either tentatively concurring with the proposed appropriations or requesting revisions, prioritization adjustments, or additional information on specific projects.
- No formal action is required this evening. At Council's direction, staff will incorporate any requested changes and return with updated information, if needed, at subsequent CIP review meetings.
- Upon completion of the review process, a finalized Capital Improvement Plan document will be prepared and presented to the City Council for formal adoption in conjunction with the City's Operating Budget in June 2026.

The Capital Improvement Plan includes capital projects and equipment purchases of \$10,000 or more. Capital projects are budgeted separately from the operating budget using separate capital funds. This separation provides greater transparency into long-term infrastructure investments and ensures that one-time capital costs do not distort ongoing operating expenditure or service-level analysis.

Funds For Review

The seven funds included in this presentation consist of a targeted group of restricted capital funding sources that support stormwater infrastructure, groundwater sustainability, waterways, parks, and trails. The Funds to be discussed in today's meeting are listed in Table 1: Capital Budget Funds for Review March 2, 2026. The table shows the funds and the total recommended capital appropriation for each budget year.

Table 1: Capital Budget Funds for Review - March 2, 2026

Fund Name	Fund #	Proposed 2026-27	Proposed 2027-28	Planning 2028-32
Measure R Bike/Trail	132	516,900	1,998,700	5,057,000
Recreation Facilites	211	2,368,700	419,700	18,675,100
Storm Sewer	221	4,531,900	2,085,800	21,646,900
Storm Sewer Deficiency	222	550,000	20,000	117,400
Ground Water Recharge	224	1,737,200	533,200	1,343,300
Waterway Construction	261	1,131,600	2,014,200	5,831,600
Storm Sewer Maintenance	481	415,000	190,000	7,616,600
Total Projects		\$ 11,251,300	\$ 7,261,600	\$ 60,287,900

Several projects are funded by multiple funds; however, each fund only shows its contribution to the project. Projects that include funding from multiple funds will list each fund's contribution in the project description. Below is a description of each fund and highlights of proposed projects. A detail project list, by fund, is included in Attachment A.

Measure R Trailways - Fund 132

The Measure R Trailway Fund is supported by a voter-approved one-half cent transportation sales tax originally established in 2006 for a 30-year term. The City of Visalia receives an allocated share of Measure R revenues, with approximately fourteen percent (14%) dedicated specifically to bicycle, pedestrian and multi-use trail improvements after required funding for regional transit and eligible countywide transportation programs. Measure R Trailway funds are legally restricted and may only be used for eligible planning, design, construction, and rehabilitation of multi-use trails, active transportation corridors, and related safety improvements. All projects must be consistent with the adopted Measure R Expenditure Plan and are administered on a reimbursement basis through the Tulare County Association of Governments (TCAG).

Measure R Trailway revenues are programmed to preserve existing trail infrastructure, address aging trail conditions, and expand the City's trail network in alignment with the General Plan, Active Transportation goals, and community mobility priorities.

For the FY 2026/27 and FY 2027/28 budget period, the primary emphasis of Measure R Trailway funding is the preservation and structural maintenance of aging trail infrastructure, along with strategic coordination of trail improvements within larger roadway, park, and regional infrastructure projects. This approach ensures that limited Measure R funding is utilized efficiently while maximizing connectivity and long-term system value.

The fund has six projects proposed in the two-year budget, including ongoing appropriations for trail preservation and rehabilitation activities. These efforts focus on pavement maintenance treatments such as crack sealing, slurry sealing, asphalt overlay, and full-depth repairs which are necessary to extend the useful life of existing trail infrastructure and maintain safe conditions for public use.

The largest project proposed in this fund is summarized below and is supported by multiple funding sources:

- **East Side Regional Park On-Site Streets & Infrastructure (\$1.5M):** This project includes the design of interior streets and supporting infrastructure within the East Side Regional Park site, including McKinley Avenue and Villoy Avenue. Improvements encompass utilities (water, sewer, gas, and electrical), roadway alignments, drainage improvements, lighting, parking analysis, and preliminary engineering necessary to refine the park's master plan layout. While primarily an infrastructure and site development project, it also supports long-term trail connectivity, internal circulation, and safe public access throughout the park. The project establishes the foundational infrastructure required for phased park development and future recreational amenities. Excluded in this project is the design of play fields, buildings, and other public recreation facilities. This project is multi-funded for a total of \$24 million.
 - \$1.5m from Measure R Trailways (132)
 - \$16.8m from Recreational Facilities Impact Fee (211) including prior year funding of \$1.9m
 - \$5.5m from Transportation Impact (241) including prior year funding of \$621k
 - \$307k from Wastewater Trunkline (231).

Funding identified in the outer planning years is based on development projections and regional funding assumptions and will be re-evaluated during future budget cycles to ensure alignment with available revenues, project readiness, and Council priorities.

Recreational Facilities Impact Fee - Fund 211

The Recreational Facilities Impact Fee Fund is derived from developer impact fees paid by developers of residential property in lieu of providing parks and open space improvements. These fees are restricted to the acquisition, design and construction of new parks, park expansions, and recreational facilities necessary to serve growth within the City of Visalia.

Revenue collected in this fund is directly tied to development activity and must be used in accordance with the City's adopted Parks and Recreation General Plan and nexus requirements. As growth continues in Visalia and surrounding areas, the demand for neighborhood and regional park infrastructure has increased, requiring strategic allocation of limited impact fee resources.

Funds are programmed exclusively for capital improvements that expand recreational capacity, including park acquisition, site development, infrastructure installation, and related amenities such as trails, open space, playgrounds, and passive recreation areas.

Impact Fee funding cannot be used for routine maintenance or operational costs. A comprehensive study of the fees will be conducted once the recreation and park master plan is completed.

Over the next several fiscal years, the primary focus of this fund will be the design and phased construction of East Side Regional Park improvements, including basin infrastructure, internal streets, and site planning necessary to support future recreational amenities. Additional funding is also allocated toward technology and facility improvements that enhance park operations and community access to recreational services.

Given the number of planned park projects and escalating construction costs, available funding does not fully meet long-term capital needs. As a result, projects are prioritized based on growth impacts,

grant opportunities, and alignment with the City's adopted master plans. Staff will continue to pursue state and federal grant funding and evaluate project phasing to maximize the use of available impact fee revenues while ensuring recreational facilities keep pace with community growth.

This fund has seven projects proposed in the two-year budget. The two largest projects are listed below:

- **East Side Regional Park On-Site Streets & Infrastructure:** Project is multi-funded as described above in the Measure R Trailways Fund (132).
- **City Inclusive Park (\$1.6M):** Development of an inclusive community park funded primarily through the State of California Prop 68 Grant Program. Original amount from Prop 68 grant funding was \$7,829,352 and \$51,000 to be absorbed by Parks & Rec, however due to inflationary construction cost increases since the original 2021 application. This project currently reflects a \$1.9M shortfall that staff is actively evaluating. The park will provide accessible recreational amenities and community space in the Oak Street corridor between Burke St. and Imagine U Children's Museum, supporting equity, accessibility, and neighborhood revitalization goals. Project total of \$9.75M.
 - \$7.4M State Grant in General Fund (001)
 - \$1.6M Parks & Rec (211) including \$51K prior year funding
 - \$300K from NE Capital Improvement (291)

Storm Sewer - Fund 221

This fund is primarily funded by Storm Sewer developer impact fees collected at the time of development, along with a portion of the monthly storm sewer user fee allocated to capital infrastructure. These revenues are used exclusively for the design and construction of new storm sewer infrastructure needed to support growth, address drainage deficiencies, and implement the City's Storm Sewer Master Plan.

In addition to impact fees, this fund shares \$.84 of the \$2.70 monthly storm sewer fee with the Wastewater Trunk line Construction Fund (231). Storm basin projects are often coordinated with neighborhood parks, trails, and regional basin sites where it is feasible to maximize land use efficiency and reduce overall project costs. Landscaping for basin projects is maintained at a functional level consistent with current City standards and fiscal constraints. Funds are to be used only for construction of new storm drain systems, regional basins, trunklines, and associated infrastructure that address drainage capacity, flooding risks, and long-term system reliability. A storm master plan is currently being developed. Once the master plan is approved a nexus study will be conducted to potentially increase fees. This fee study is for all storm fees which include the Storm Sewer Construction Fund (221 Fund), the Storm Deficiency Fund (222 Fund), and the Storm Sewer Maintenance Fund (481). To balance the fund in the two years proposed, projects were deferred to outer years.

This fund has twelve projects proposed in the two-year budget. The three largest projects are listed below:

- **Modoc Basin / Linwood Embankment Improvements (\$1.8M):** This project includes

construction of a multi-use trail around Modoc Basin, basin improvements, and preparation for the future extension of Linwood Street north of Riggin Avenue. The trail will be approximately 3,900 feet (10-12 feet) and include landscaping, solar lighting, benches, trash receptacles, signage, and perimeter fencing consistent with City standards. Basin improvements will define the ultimate footprint, support flood control and groundwater recharge, and accommodate future Tier II urban development. Work also includes embankment construction and rough grading of the future Linwood Street alignment. Multi-funded project supporting long-term drainage, mobility, and regional growth.

- **Linwood Street Extension - North of Riggin (\$1.4M):** This project is the design and construction of roadway and storm drainage improvements along the future Linwood Street alignment to provide access to developing areas and integrate with the City's broader stormwater and transportation infrastructure network.
- **Northside Scenic Corridor - Shirk & Hillsdale Storm Basin (\$1.2M):** This project will deepen and enhance the existing storm basin within the SR198 Open Space setback area to increase capacity and improve regional drainage. Improvements include landscaping, fencing, and pedestrian trail connection. The project supports long-term stormwater management and community amenities.

Storm Sewer Deficiency - Fund 222

This fund receives \$.67 of the \$2.70 monthly storm sewer fee. The funds are to be used for construction of storm sewer facilities to correct existing deficiencies as identified in the Storm Sewer Master Plan. The projects in this fund reduce the potential of flooding during storm events.

A storm master plan is currently being developed. Once the master plan is approved a nexus study will be conducted to potentially increase fees. This fee study is for all storm fees which include the Storm Sewer Construction Fund (221 Fund), the Storm Deficiency Fund (222 Fund), and the Storm Sewer Maintenance Fund (481).

The Storm Sewer Deficiency Fund has 3 projects in its capital plan, two of which are proposed for funding in the two-year budget and the most significant project proposed for funding in the next two years is discussed below.

- **County Center/Evans SD Lift Station Overhaul (\$530k):** Funding for evaluation, design, and reconstruction/retrofit of the existing storm drain lift station at County Center and Evans Ditch, just north of Walnut Ave. The existing lift station is poorly designed and constructed leading to poor utilization of existing pumps and flooding on County Center, Demaree, Tulare, and local streets in the surrounding neighborhoods. This project has been identified by Water Collections as a high priority existing deficiency. Existing pumps will be removed and returned to service once the wet well is redone. Project total of \$900k, includes prior year funding of \$370k.

Ground Water Recharge - Fund 224

This fund is derived from a portion of the monthly City utility bill. The fees for this fund are based on

the size of the water service line and range from \$.63 to \$72.27 a month per water connection. In 2002, the City Council adopted this additional fee as part of an agreement with the Tulare Irrigation District and the Kaweah Delta Water Conservation District for the acquisition of water and other activities to improve groundwater levels. This fund contributes to projects which create opportunities to improve groundwater levels and increase the supply of water to the city. Contributions from this fund for basin projects are contingent upon geotechnical testing to determine the soil infiltration qualities of the basin and any necessary testing will be completed prior to the expenditure of any ground water recharge funds.

Projects with requested appropriations in the 2-year budget are mainly focused on the design and construction for the East Side Regional Park (ESRP) Basin E masterplan to cover approximately 12-13 acres and will include grading, 3-4 drywells, a hydroseed finish and amenities such as trails and landscaping and the design and construction on Basin F Phase 1 and Phase 2. Also included in the proposed two-year plan is the Ground Water Recharge portion of the Modoc Basin/Linwood Embankment project mentioned above in the Storm Sewer fund

This fund has seven projects proposed for funding in the two-year budget. The largest project requested in the two years is listed below:

- **Modoc Basin / Linwood Embankment Improvements (\$1M):** This project includes construction of a multi-use trail around Modoc Basin, basin improvements, and preparation for the future extension of Linwood Street north of Riffin Avenue. The trail will be approximately 3,900 feet (10-12 feet) and include landscaping, solar lighting, benches, trash receptacles, signage, and perimeter fencing consistent with City standards. Basin improvements will define the ultimate footprint, support flood control and groundwater recharge, and accommodate future Tier II urban development. Work also includes embankment construction and rough grading of the future Linwood Street alignment. Multi-funded project supporting long-term drainage, mobility, and regional growth.

Waterways - Fund 261

This fund is derived from developer impact fees. The funds are restricted for acquisition and development of setbacks along waterways designated in the Visalia General Plan and restoration of riparian vegetation along the setback areas. The Waterways Fund has five (5) projects included in the capital plan, all of which are proposed for funding in the 2-year portion of the budget. The largest project is listed below:

- **Annual Acquisition and Restoration Riparian Area Right of Way - (\$3.1M):** This project will work with developers to purchase Right-of-Way along waterways as part of development to preserve and restore native riparian vegetation. This project is meant to occur in conjunction with any development in these areas. Project total \$3.6M including \$500K from prior year.

Storm Sewer Maintenance - Fund 481

This proprietary fund receives monies generated from storm sewer user fees. The fees for this fund are collected with the monthly utility bill, and each parcel is charged \$.24 per 1,000 sq. ft. In addition, this fund shares a portion of the monthly flat storm sewer rate. Funds are to be used only for

operation, maintenance, and storm sewer improvements, including equipment and vehicle acquisitions related to collection and disposal of storm runoff. Storm sewer maintenance is needed to maximize drainage and prevent water damage during storm events.

In April of 2013, Resolution 2013-25 was adopted making local storm channel maintenance an eligible use of the Kaweah Lake Enlargement/Storm Sewer Maintenance portion of the fee. This has allowed funding to be shifted from the Kaweah Lake fund (223) to the Storm Sewer Maintenance Fund (481). This infusion of funding provided for an increase in staffing; however, it did not provide for any significant increase in capital projects, and the Storm Sewer Maintenance Fund remains unable to fund capital improvements which are needed for the repair and maintenance of the City storm drainage system. These projects which continue to be pushed out to the budget planning years, where they create significant deficits, are evidence of this on-going challenge. Without additional funding, projects will again need to be reduced in years 3-6 of the capital plan to prevent deficits.

A storm master plan is currently being developed. Once the master plan is approved a nexus study will be conducted to potentially increase fees. This fee study is for all storm fees which include the Storm Sewer Construction Fund (221 Fund), the Storm Deficiency Fund (222 Fund), and the Storm Sewer Maintenance Fund (481).

The Storm Sewer Maintenance Fund has 20 projects in its capital plan, 7 of which are proposed for funding in the 2-year budget. Proposed funding is focused on much needed annual repair and replacement of storm drainage system components and vehicle replacement.

Each Funds proposed projects is listed in detail in Attachment A.

Next Capital Funds to be Reviewed

As mentioned earlier, Capital Funds will be presented to Council during the months of February through May. This allows Council to conduct their review of the proposed CIP budget in manageable groupings. Funds listed at prior Council meetings are listed in Table 3: Capital Funds Reviewed. The table shows the date the funds were reviewed by Council.

Table 3: Capital Funds Reviewed

FUND	DESCRIPTION
2/17/26	
231	Wastewater Trunkline
232	Sewer Connection
401	Building Safety
406	Animal Services
411	Airport
431	Wastewater
441	Solid Waste
452	Transit Capital

The proposed presentation schedule is listed below in Table 4: Capital Funds to be reviewed by

Council in future Council Sessions.

Table 4: Capital Funds Reviewed at Prior Council Session

FUND	DESCRIPTION
3/16/26	
111	Gas Tax
113	SB1-RMRA
131	Measure R Local
133	Measure R Regional
241	Transportation Impact Fees
273	Landscape & Lighting
281	State Transportation
291	NE Capital Improvements
4/6/26	
501	Fleet Maintenance
502	Vehicle Replacement
503	Measure T Police Vehicle Replace
504	Measure T Fire Vehicle Replace
504	Measure T Fire Vehicle Replace
103	Corp Yard Impact Fee

FUND	DESCRIPTION
4/20/26	
001	General Fund
012	Police Unclaimed Funds
106	Fire Impact Fee
157	Baseball
413	Convention Center
511	Information Services
Spring 2026	
*311	CDBG
*141	Measure N

** These funds will be reviewed separately from the Capital Budget process (the requirements of the individual fundings), but will be included in the final document for informational purposes.*

Fiscal Impact:

The Capital Improvement Plan is presented as a six-year planning document, with FY 2026/27 and FY 2027/28 proposed for adoption and appropriation, and the remaining four years are provided for long-term planning purposes only. The attached financial schedules (Attachment A) provide a comprehensive summary of each fund, including beginning cash balances, projected revenues, operating expenditures, proposed capital expenditures, and estimated ending fund balances over the six-year planning forecast. These projections are based on current revenue trends, adopted fee structures, development activity assumptions, grant funding availability, and known capital project commitments.

For the two-year proposed budget period, total recommended capital appropriations across the funds under review are as follows:

- FY 2026/27: \$11.2M
- FY 2027/28: \$4.7M

An additional \$58.4M is identified in the outer planning years to reflect anticipated future capital needs; however, these amounts are not appropriated and are subject to change based on funding availability, project prioritization, and Council direction during future budget cycles.

Several of the proposed capital projects are multi-funded and leverage a combination of impact fees and special revenue sources, and grant funding. In such cases each fund included in this report reflects only its proportional share of the total project cost, consistent with the City's capital budgeting practices and nexus requirements.

Operating and maintenance impacts associated with the proposed capital projects are expected to be minimal in the near term and, where applicable, are incorporated into the respective operating budgets of the departments responsible. Many projects included in this CIP focus on rehabilitation, replacement, regulatory, compliance, and infrastructure preservation (such as storm drainage system repairs, life station rehabilitation culvert improvements, and groundwater recharge, which are intended to reduce long-term maintenance liabilities, improve system reliability, and mitigate the risk of emergency repair cost.

Certain projects, particularly storm sewer infrastructure improvements, basin development, and waterway-related capital investments, may result in incremental future maintenance obligations once fully constructed. These costs will be evaluated during project design and prior to construction completion and will be incorporated into future operating budget requests as needed. In addition, ongoing annual programs funded through the Storm Sewer Maintenance Fund represent planned lifecycle maintenance activities that support regulatory compliance, flood risk reduction, and preservation of existing infrastructure assets.

No immediate General Fund impact is anticipated in the proposed CIP projects included in this review, as the identified funds are either restricted revenue sources (impact fees and special revenue funds) or enterprise-related funding streams dedicated to specific infrastructure purposes. All expenditures are programmed in accordance with fund restrictions and applicable legal and nexus requirements.

No appropriation or budget action will result from this review item. The final CIP will be presented for adoption and appropriation with the City's Operating Budget in June 2026.

Prior Council Action: None

Other: None

Alternatives: Click or tap here to enter text.

Recommended Motion (and Alternative Motions if expected):
No motion is requested or required at this time.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 3/2/2026

Attachments:

Attachment A - Summary of proposed Capital Projects by Fund

Attachment B - Directory of Map Points and Maps

Strategic Goal:

<input checked="" type="checkbox"/>  Economic Vitality	<input checked="" type="checkbox"/>  Organizational Excellence	<input checked="" type="checkbox"/>  Fiscal Strength	<input checked="" type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
---	---	---	--	---

Attachment A: Summary of Proposed Capital Projects by Fund 3-02-26

02-Mar-26				
Fund Name	Fund #	Proposed 2026-27	Proposed 2027-28	Planning 2028-32
Measure R Bike/Trail	132	516,900	1,998,700	5,057,000
Recreation Facilites	211	2,368,700	419,700	18,675,100
Storm Sewer	221	4,531,900	2,085,800	21,646,900
Storm Sewer Deficiency	222	550,000	20,000	117,400
Ground Water Recharge	224	1,737,200	533,200	1,343,300
Waterway Construction	261	1,131,600	2,014,200	5,831,600
Storm Sewer Maintenance	481	415,000	190,000	7,616,600
Total Projects		\$ 11,251,300	\$ 7,261,600	\$ 60,287,900

The following pages contain a detailed listing of the capital project requests for review by the fund including a summary of cash flow for each.

**Measure R Trailways - 132 (2420)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: The Measure R Trailway fund shares a 14% portion of the Measure R revenues with Transit. After funding for Transit, environmental projects and projects in unincorporated areas (Santa Fe gap), the remaining funds are to be used for ballot measure authorized Bike and Pedestrian Trails. Projects are on a reimbursement basis.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	0	0	0	0	0	0
Measure R Bike and Trail Revenue	516,900	1,998,700	1,593,900	2,777,200	338,000	347,900
Capital Improvements	(516,900)	(1,998,700)	(1,593,900)	(2,777,200)	(338,000)	(347,900)
Total Resources Available for Future Projects	0	0	0	0	0	0

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	Annual Trail improvement: Provides ongoing pavement preservation and structural maintenance for the City's aging trail infrastructure. Improvements include crack sealing, asphalt overlay, slurry sealing, and targeted reconstruction where segments have reached the end of their service life. The Improvements are limited to actions necessary to restore structural integrity, address surface failures, and maintain safe, functional trail conditions while preventing accelerated deterioration through routine condition assessments and timely rehabilitation	Eng	CP0411	-	N/A	100,000	100,000	100,000	100,000	100,000	100,000
2	Rd 148 from Tulare Ave to Caldwell Ave: Design and construction of approx. 8,800 lf (1.6 mi.) of Rd148, including segments of Tulare Ave & Walnut Ave. This will be a 4-lane, north-south arterial along the Rd148 alignment, in coordination with Caltrans, SCE, the Railroad, and adjacent facilities. Project includes design, right of way, relocation of SCE poles; a signalized railroad crossing; Class 1 multi-use path; new culvert crossing at Cameron Creek. Walnut to Caldwell segment is in Tier 3 of the Gen Plan. Construction will occur in phases; FY 28/29 Ph 1 Tulare to Walnut, FY 30/31 Ph 2 Walnut to RR, and FY 31/32 Ph 3 RR to Caldwell. Project total of \$36m. \$1.1m from Measure R Trailways (132), \$1.5m from MR Local (131) including prior year funding of \$681k, \$25.8m from TIF (241) including prior year funding of \$686k, \$2.4m from Storm Sewer Construction (221), and \$4.8m from Wastewater Trunkline (231).	Eng	CP0526	\$\$\$	D2	83,700	69,500	328,000	167,400	238,000	247,900
3	Rd 148 - St Johns Parkway to Houston Ave: Design and construction of approximately 0.3 miles of a four-lane north-south arterial roadway to support continued development in east Visalia. The project includes environmental documents (CEQA & NEPA), right-of-way, Caltrans coordination, and construction of Class 1 multi-use trail along the corridor. This segment is a critical component in establishing an additional north-south arterial connection near SR-198 to accommodate future traffic demand and growth. Project total of \$5m. \$256K from Measure R Trailways (132), \$4.7m from Transportation Impact (241), and \$130k from Storm Sewer Construction (221).	Eng	New	\$\$	B17	35,000	5,200		215,900		
4	Rd148 from Houston Ave to Murray Ave: Design & construction of approx. 3,200 lf (0.61 mi.) of Road 148, from Houston Ave. to Murray Ave. This will be a 4-lane, north-south arterial along the Rd148 alignment will include construction of the corresponding 10' wide Class 1 trail along the west side, along the SCE towers. Project will include design, environmental (CEQA & NEPA), right of way, Caltrans coordination, and state/federal permitting due to new culvert crossing Mill Creek. Development in east Visalia, around SR 198, requires another north/south arterial. Project total of \$16.3m from \$671K Measure R Trailways (132), \$3.7m from Parks & Rec (211) including prior year funding of \$415k, \$8.8m from Transportation Impact (241) including prior year funding of \$1.3m, \$525k from Storm Sewer Construction (221), \$506k from Wastewater Trunkline (231), \$1.1m from Measure R Local (131), and \$1m from Northeast Capital (291).	Eng	CP0525	\$\$	B9	102,000	15,500		553,500		

**Measure R Trailways - 132 (2420) - Continued
2026/27 - 2031/32 Capital Improvement Program**

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
5	East Side Regional Park (ESRP) Basin E - Design and construction: Design and construction of a master planned basin covering approximately 12-13 acres within the ESRP area, including grading, drywells, hydroseeding, and associated site improvements such as trails and landscaping. The project supports stormwater management, regional park development, and environmental sustainability, and is contingent upon securing applicable state and federal grant funding. Multi funded project total of \$6.3m. \$541K from Measure R Trailways (132), \$1.3m from Parks & Rec (211), \$1.3m from Groundwater Recharge (224), \$87k from Waterways Capital (261), and \$3m from federal/state grant-Gen Fund (001).	Eng	New	--	B11			165,900	375,200		
6	East Side Regional Park (ESRP) On-Site Streets & Site Layout: Preliminary engineering and design of internal circulation streets and supporting infrastructure; including McKinley Ave. (4,400 LF) and Villoy Ave. (3,000 LLF) within the East Side Regional Park area, including utilities (water, sewer, gas, and electric), roadway alignments, drainage improvements, lighting, and parking analysis. The project also updates the site master plan to guide long-term facility placement and phased park development while supporting coordinated infrastructure planning. Excludes design of play fields, buildings, and other public recreation facilities. Construction budgeted in FY 29/30, construction schedule to be further refined. Multi funded project total of \$24m. \$1.5m from Measure R Trailways, \$16.8m from Parks & Rec (211) including prior year funding of \$1.9m, \$5.5m from Transportation Impact (241) including prior year funding of \$621k, and \$307k from Wastewater Trunkline (231).	Eng	CP0668	\$\$\$	B10	146,200			1,365,200		
7	Shirk Street Widening - Walnut to Noble: Widening of Shirk Street from two lanes to four lanes with a center median, including installation of master storm trunk line, ditch culvert extension, curb and gutter, pavement, bike lanes, street lighting, utility pole relocations, median landscaping improvements. The project is necessary to alleviate traffic congestion, support future development, and improve overall corridor capacity and safety within the City's transportation network. Multi funded total of \$21m. \$4.8m from MR Local (131) including prior year funding of \$131K, \$1m from Measure R Trailways (132), \$5m from Measure R Regional (133) including prior year funding of \$727k, \$2.5m from Storm Sewer Construction (221) including prior year funding of \$241k, \$43k from prior year funding from Wastewater Trunkline (231), and \$4.8m from Transportation Impact Fee (241) including prior year funding of \$1.3m.	Eng	CP0656	\$	C4			1,000,000			

**Measure R Trailways - 132 (2420) - Continued
2026/27 - 2031/32 Capital Improvement Program**

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
8	East Side Regional Park (ESRP) Basin F - Design: Preparation of shovel ready Plans, Specifications, and Estimates (PS&E) for Basin F at the East Side Regional Park to support future groundwater recharge and regional stormwater management. The project will be constructed in phases as grant funding becomes available, with the current effort focused on advancing design to position the city competitively for state and federal funding opportunities. Additional funds in FY 26-27 are to prepare Phase 1 & Phase 2 are projected to start in FY 2026/27 and will be constructed in phases as grant funding becomes available. Includes design of grading, drywells, and hydroseed finish, trails, pedestrian bridges, landscaping, a small parking lot, and access road. Multi funded project total of \$937k from \$158k Measure R Trails including prior year funding of \$109k, \$137k from Parks and Rec (211) prior year funding, \$497k from Ground Water Recharge (224) including prior year funding of \$213k, and \$144k from Waterways (261) including \$7k prior year funding.	Eng	CP0371	--	B12	50,000					
9	ESRP Basin F Phase 2 (Construction): Construction of Phase 2 of Basin F at the East Side Regional Park, expanding recharge and stormwater management capacity. Phase 2 will construct additional basin acreage approximately 14-15 acres, including riparian areas. Phase 2 will include grading, drywells, and amenities, such as trails, pedestrian bridges, landscaping, a small parking lot, access road, and site stabilization improvements. This phase is contingent on securing external grant funding and supports long-term regional water sustainability and flood management objectives. Multi funded project total of \$5.7m. \$1.8m from MR Trailways (132), \$334k from Park & Rec (211), \$533k from Ground Water Recharge (224), \$1m from Waterways Captial (261) and \$2m federal grant-Gen Fund (001)	Eng	New	--	B14		1,808,500				
Capital Improvement Total:						\$516,900	\$1,998,700	\$1,593,900	\$2,777,200	\$338,000	\$347,900

Notes: Multi-funded means this is only this fund's portion of the total amount budgeted. These projects are funded from multiple sources and the full budget is shown in the "Multi-Fund 301".

The Budget Impact column shows the estimated annual impact of the project on the operating budget for maintenance once completed or purchased.

- No Annual Maintenance Costs (or no increase over existing cost) \$\$\$
- \$ Annual Maintenance cost is \$5,000 or less \$\$\$\$
- \$\$ Annual Maintenance costs is \$5,000 to \$25,000

**Recreation Facilities - 211 (2440)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: This fund is derived from impact fees paid by developers in lieu of providing parks and open space. Funds are to be used to implement the Parks Master Plan for open space acquisition and providing park and other recreational facilities.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	(46,700)	305,200	2,654,600	5,032,800	(10,364,100)	(7,470,600)
Park and Recreational Impact Fees	2,400,000	2,550,000	2,639,300	2,731,700	2,827,300	2,926,300
Interest Earnings	350,000	250,000	200,000	150,000	100,000	100,000
Operating Expenditures	(29,400)	(30,900)	(31,800)	(32,800)	(33,800)	(34,800)
Capital Improvements	(2,368,700)	(419,700)	(429,300)	(18,245,800)	0	0
Total Resources Available for Future Projects	305,200	2,654,600	5,032,800	(10,364,100)	(7,470,600)	(4,479,100)

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	Rd148 from Houston Ave to Murray Ave: Design & construction of approx. 3,200 lf (0.61 mi.) of Road 148, from Houston Ave. to Murray Ave. This will be a 4-lane, north-south arterial along the Rd148 alignment will include construction of the corresponding 10' wide Class 1 trail along the west side, along the SCE towers. Project will include design, environmental (CEQA & NEPA), right of way, Caltrans coordination, and state/federal permitting due to new culvert crossing Mill Creek. Development in east Visalia, around SR 198, requires another north/south arterial. Project total of \$16.3m from \$671K Measure R Trailways (132), \$3.7m from Parks & Rec (211) including prior year funding of \$415k, \$8.8m from Transportation Impact (241) including prior year funding of \$1.3m, \$525k from Storm Sewer Construction (221), \$506k from Wastewater Trunkline (231), \$1.1m from Measure R Local (131), and \$1m from Northeast Capital (291).	Eng	CP0525	\$\$	B9	147,000	85,300		3,046,000		
2	East Side Regional Park (ESRP) On-Site Streets & Site Layout: Preliminary engineering and design of internal circulation streets and supporting infrastructure; including McKinley Ave. (4,400 LF) and Villoy Ave. (3,000 LLF) within the East Side Regional Park area, including utilities (water, sewer, gas, and electric), roadway alignments, drainage improvements, lighting, and parking analysis. The project also updates the site master plan to guide long-term facility placement and phased park development while supporting coordinated infrastructure planning. Excludes design of play fields, buildings, and other public recreation facilities. Construction budgeted in FY 29/30, construction schedule to be further refined. Multi funded project total of \$24m. \$1.5m from Measure R Trailways, \$16.8m from Parks & Rec (211) including prior year funding of \$1.9m, \$5.5m from Transportation Impact (241) including prior year funding of \$621k, and \$307k from Wastewater Trunkline (231).	Eng	CP0668	\$\$\$	B10	621,700			14,285,600		
3	ESRP Basin F Phase 2 (Construction): Construction of Phase 2 of Basin F at the East Side Regional Park, expanding recharge and stormwater management capacity. Phase 2 will construct additional basin acreage approximately 14-15 acres, including riparian areas. Phase 2 will include grading, drywells, and amenities, such as trails, pedestrian bridges, landscaping, a small parking lot, access road, and site stabilization improvements. This phase is contingent on securing external grant funding and supports long-term regional water sustainability and flood management objectives. Multi funded project total of \$5.7m. \$1.8m from MR Trailways (132), \$334k from Park & Rec (211), \$533k from Ground Water Recharge (224), \$1m from Waterways Capital (261) and \$2m federal grant-Gen Fund (001)	Eng	New	--	B14		334,400				

**Storm Sewer Construction - 221 (2450)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: This fund is derived from Storm Sewer impact fees collected at the time of development and a portion of the monthly storm sewer users fees. This fund shares \$.84 of the \$2.65 monthly storm sewer fee with the Wastewater Trunkline construction fund (1231). Funds are to be used only for construction of new storm sewer infrastructure to implement the Storm Sewer Master Plan.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	4,019,200	868,100	160,100	(7,797,200)	(8,466,800)	(10,899,300)
Utility User and Developer Impact Fees	1,327,000	1,347,000	1,367,200	1,387,700	1,408,500	1,429,600
Interest Earnings (Gains/Losses)	100,000	80,000	0	0	0	0
Operating Expenditures (staff costs, allocations, etc.)	(46,200)	(49,200)	(50,700)	(52,200)	(53,800)	(55,400)
Capital Improvements	(4,531,900)	(2,085,800)	(9,273,800)	(2,005,100)	(3,787,200)	(6,580,800)
Total Resources Available for Future Projects	868,100	160,100	(7,797,200)	(8,466,800)	(10,899,300)	(16,105,900)

Additional Information: A storm master plan is currently being developed. Once the master plan is approved a nexus study will be conducted to potentially increase fees. To balance the fund in the two years proposed, projects were deferred to outer years.

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	Northside Scenic Corridor: Shirk & Hillsdale Storm Basin: This project will enhance the existing linear basin within the SR198 Open Space Setback Area east of Shirk Street to function as a regional stormwater basin. Improvements include basin capacity enhancements, pedestrian trail installation, landscaping, and protective fencing above high-water levels. This project supports regional flood control, accommodates future development drainage demands, and provides community and aesthetic improvements along the Northside Scenic Corridor. Project total of \$1.57m, includes prior year funding of \$385k.	Eng	CP9719	--	A9	1,183,500					
2	Auto Plaza Basin Expansion: This project includes acquisition of approximately 3.5 acres west of the existing Auto Plaza Basin to expand stormwater storage capacity and serve a larger regional drainage area. The basin design has been revised from a detention basin with a discharge pump to a retention basin with no pump to improve long-term functionality and service area coverage. Expansion is necessary to support continued growth within the Plaza Business Park and surrounding planned development areas. Project total of \$4.4m, includes prior year funding of \$242K.	Eng	CP0302	\$	A10	282,700		3,844,500			
3	Shirk Street Widening Over Mill Creek: This project constructs a 330-foot culvert extension at the Mill Creek crossing between Hillsdale Avenue and School Avenue and includes extension of the existing storm drain line and associated infrastructure. The improvements are required to support the planned widening of Shirk Street and to ensure adequate stormwater conveyance capacity in the corridor while accommodating future traffic and development demands. Multi funded project total of \$5.5m. \$339k from Measure N (141) prior year funding, \$4.9m from Transportation Impact (241) including prior year funding of \$4.2m, and \$325k from Storm Sewer (221) including prior year funding of \$140k.	Eng	CP0305	\$	A11		185,000				
4	Shirk Street Widening - Walnut to Noble: Widening of Shirk Street from two lanes to four lanes with a center median, including installation of master storm trunk line, ditch culvert extension, curb and gutter, pavement, bike lanes, street lighting, utility pole relocations, median landscaping improvements. The project is necessary to alleviate traffic congestion, support future development, and improve overall corridor capacity and safety within the City's transportation network. Multi funded total of \$21m. \$4.8m from MR Local (131) including prior year funding of \$131K, \$1m from Measure R Trailways (132), \$5m from Measure R Regional (133) including prior year funding of \$727k, \$2.5m from Storm Sewer Construction (221) including prior year funding of \$241k, \$43k from prior year funding from Wastewater Trunkline (231), and \$4.8m from Transportation Impact Fee (241) including prior year funding of \$1.3m.	Eng	CP0656	\$	C4			2,500,000			
5	Annual Storm Sewer Construction Administration: This project funds staff time and administrative support for preliminary design, coordination, and implementation of storm sewer construction projects identified in the Storm Sewer Master Plan. These efforts ensure timely project delivery and alignment with the City's long-term drainage infrastructure strategy.	Eng	CP8222	--	N/A	10,000	10,000	10,000	10,000	10,000	10,000

**Storm Sewer Construction - 221 (2450) - Continued
2026/27 - 2031/32 Capital Improvement Program**

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
6	Annual Storm Sewer Oversizing: This project funds the construction of oversized storm drain infrastructure and reimburses developers for eligible design and construction costs associated with implementing the Storm Water Master Plan. Oversizing infrastructure ensures sufficient long-term system capacity and cost-effective expansion to accommodate future growth.	Eng	CP9229	--	N/A	400,000	270,000	1,100,000	1,100,000	1,100,000	1,100,000
7	Linwood Street Extension (North of Riggan): Design and construction for the extension of Linwood Street north of Riggan Ave. The roadway will be located within & along the westerly portion of the current Modoc Basin footprint w/a signalized connection at Riggan Ave & extend north across Modoc Ditch. Construction of Linwood St. alignment north of Riggan Ave up to Modoc Ditch to accommodate access to the Tier II Urban Development Boundary north of the Modoc Basin. This project will build the extension of Linwood St with a signalization connection at Riggan Ave & extend north up to Modoc Ditch. This project will coordinate with and follow the Linwood St Embankment Project. Contingent upon development in the North. Multi funded project total of \$5.7m including FY 25/26 PS&E \$300k funding from Transportation Impact Fee (241). FY 26/27 PS&E \$696k total from \$464k Transportation Impact Fee (241), \$182k Storm Sewer Construction (221), \$51k Wastewater Trunkline (231); FY 27/28 Construction \$4.7m total from \$3.2m Transportation Impact Fee (241), \$1.2m Storm Sewer Construction (221), and \$344k Wastewater Trunkline (231).	Eng	CP0715	\$	A6	181,600	1,238,300				
8	Highland Street Storm Drain & Fairview Village Park Improvements: Installation of a 4-inch storm drain main along Highland Street from Ferguson Ave to Fairview Village Park basin and expansion of basin storage capacity. Improvements will enhance drainage performance within the park, address existing turf drainage issues Parks & Recs has been facing affecting field usability, and include installation of a perimeter trail. This project deals with increased drainage demands associated with ongoing development in the area. Multi funded project total of \$1.4m. \$151k from General Fund (001) and \$1.2m Storm Sewer Construction (221).	Eng	New	--	B16		221,500	1,017,500			
9	Rd148 from Houston Ave to Murray Ave: Design & construction of approx. 3,200 lf (0.61 mi.) of Road 148, from Houston Ave. to Murray Ave. This will be a 4-lane, north-south arterial along the Rd148 alignment will include construction of the corresponding 10' wide Class 1 trail along the west side, along the SCE towers. Project will include design, environmental (CEQA & NEPA), right of way, Caltrans coordination, and state/federal permitting due to new culvert crossing Mill Creek. Development in east Visalia, around SR 198, requires another north/south arterial. Project total of \$16.3m from \$671K Measure R Trailways (132), \$3.7m from Parks & Rec (211) including prior year funding of \$415k, \$8.8m from Transportation Impact (241) including prior year funding of \$1.3m, \$525k from Storm Sewer Construction (221), \$506k from Wastewater Trunkline (231), \$1.1m from Measure R Local (131), and \$1m from Northeast Capital (291).	Eng	CP0525	\$\$	B9	79,900	12,100		433,500		
10	Rd 148 - St Johns Parkway to Houston Ave: Design and construction of approximately 0.3 miles of a four-lane north-south arterial roadway to support continued development in east Visalia. The project includes environmental documents (CEQA & NEPA), right-of-way, Caltrans coordination, and construction of Class 1 multi-use trail along the corridor. This segment is a critical component in establishing an additional north-south arterial connection near SR-198 to accommodate future traffic demand and growth. Project total of \$5m. \$256K from Measure R Trailways (132), \$4.7m from Transportation Impact (241), and \$130k from Storm Sewer Construction (221).	Eng	New	\$\$	B17	17,800	2,700		109,700		
11	Rd 148 from Tulare Ave to Caldwell Ave: Design and construction of approx. 8,800 lf (1.6 mi.) of Rd148, including segments of Tulare Ave & Walnut Ave. This will be a 4-lane, north-south arterial along the Rd148 alignment, in coordination with Caltrans, SCE, the Railroad, and adjacent facilities. Project includes design, right of way, relocation of SCE poles; a signalized railroad crossing; Class 1 multi-use path; new culvert crossing at Cameron Creek. Walnut to Caldwell segment is in Tier 3 of the Gen Plan. Construction will occur in phases; FY 28/29 Ph 1 Tulare to Walnut, FY 30/31 Ph 2 Walnut to RR, and FY 31/32 Ph 3 RR to Caldwell. Project total of \$36m. \$1.1m from Measure R Trailways (132), \$1.5m from MR Local (131) including prior year funding of \$681k, \$25.8m from TIF (241) including prior year funding of \$686k, \$2.4m from Storm Sewer Construction (221), and \$4.8m from Wastewater Trunkline (231).	Eng	CP0526	\$\$\$	D2	176,000	146,200	689,600	351,900	500,300	521,100

Storm Sewer Construction - 221 (2450) - Continued
2026/27 - 2031/32 Capital Improvement Program

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
12	<p>Modoc Basin/Linwood Embankment :</p> <p>Modoc Basin Trail: Construct approximately 3900 ft of 10' - 12' wide trail around Modoc basin landscaped with native trees and shrubs following City of Visalia Urban forestry standards, for use by the surrounding community. Includes solar lighting, benches, trash receptacles, and trail signage. A chain link fence will also be constructed around the Modoc basin according to the city standards D-42. The addition of this trail to the Modoc Basin will serve as a future connection to the larger bicycle infrastructure throughout the city. Project total of \$2.8m includes prior year funding of \$2.2m. Maintenance cost estimated to be \$44k per year.</p> <p>Linwood Street Embankment: Design and construction for the embankment of the future extension of Linwood Street north of Riggan Avenue. The embankment will be approximately located within and along the westerly portion of the current Modoc Basin footprint. Establishment and rough grading of the Linwood Street alignment north of Riggan Avenue is needed to accommodate access to the Tier II Urban Development Boundary north of the Modoc Basin. This project will build up the embankments and rough grades in preparation for the future extension of Linwood Street with preliminary engineering.</p> <p>Modoc Basin Improvements: Define the ultimate basin footprint and configuration with preliminary and engineering design for the Modoc basin in 24/25, and construction beginning 27/28. Includes a Geotechnical report and study to determine how the conceptual two compartment basin can serve as both recharge and flood control. Grading and Construction of the Modoc Basin ultimate footprint will accommodate flood control purposes for Tier II Urban Development around and north of the Modoc Basin. Multi funded project total of \$1.4m from \$717k Ground Water Recharge (224) and \$717k Storm Sewer Construction (221).</p>	Eng	CP0797	\$	A7	1,758,400					
13	<p>Cameron Creek Regional Basin: Site acquisition and the design and construction of a 3.61-acre regional stormwater and groundwater recharge basin adjacent to Cameron Creek. The basin will serve existing and future development within the area bounded by Lovers Lane, Road 148, the railroad, and Walnut Avenue. The project may also utilize exchange water from Cameron Creek, with geotechnical testing performed to determine groundwater recharge eligibility. The basin will enhance regional drainage capacity, support development, and improve long-term stormwater management in the corridor. Multi-funded project total \$1.5m. \$608k current+\$422k for FY 26/27 from Storm Sewer (221), and \$209k current year + \$258k in FY 26/27 from GW Recharge (224). Annual maintenance costs are estimated to be \$116k per year.</p>	Eng	CP0517	--	D3	442,000					
14	<p>Sierra Village Basin Study: Comprehensive study of the Sierra Village basin, lift station, and tributary drainage network to evaluate current system performance, capacity constraints, and future infrastructure needs. The study will also assess the feasibility of basin relocation in coordination with the Southside Scenic Corridor and planned development. Findings will guide future capital improvements and ensure the drainage system can adequately support growth and regulatory requirements. Multi funded project total of \$150k. \$113K from Storm Sewer (221), and \$37K from Storm Sewer Deficiency (222).</p>	Eng	CP0666	--	N/A			112,200			
15	<p>North-west Shirk Regional Basin: Design, acquisition, and construction of a regional basin to serve the non-industrial area northwest of Shirk St & SR198 and east of Clancy St. Roughly 6 ac acquisition expected. Project timing and basin location contingent on adjacent development. Project total of \$7.1m.</p>	Eng	New	--	A8					2,176,900	4,949,700
Capital Improvement Total:						\$4,531,900	\$2,085,800	\$9,273,800	\$2,005,100	\$3,787,200	\$6,580,800

Notes: Multi-funded means this is only this fund's portion of the total amount budgeted. These projects are funded from multiple sources and the full budget is shown in the "Multi-Fund 301".

The Budget Impact column shows the estimated annual impact of the project on the operating budget for maintenance once completed or purchased.

- No Annual Maintenance Costs (or no increase over existing cost) \$\$\$
- \$ Annual Maintenance cost is \$5,000 or less \$\$\$\$
- \$\$ Annual Maintenance costs is \$5,000 to \$25,000

**Ground Water Recharge - 224 (2480)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: This fund is derived from a portion of the monthly City utility bill. The fees for this fund are based on the size of the water service line that range from \$.59 to \$67.46 a month. In 2002, City Council adopted the additional fee as part of an agreement with Tulare Irrigation District and Kaweah Delta Water Conservation District for the acquisition of water and other activities to improve groundwater levels and increase supply of water to the City.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	1,784,400	821,700	1,077,700	1,463,200	1,337,400	2,151,200
Ground Water Extraction Fees	610,000	620,000	632,400	645,000	657,900	671,100
Ground Water Recharge Fees	495,000	500,000	510,000	520,200	530,600	541,200
Ground Water Annexations Fees	300,000	310,000	316,200	322,500	329,000	335,600
Investment Earnings and Penalties	110,800	111,000	113,200	115,500	117,800	120,200
Operating Expenditures	(741,300)	(751,800)	(774,400)	(797,600)	(821,500)	(846,100)
Capital Improvements	(1,737,200)	(533,200)	(411,900)	(931,400)	-	-
Total Resources Available for Future Projects	821,700	1,077,700	1,463,200	1,337,400	2,151,200	2,973,200

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	East Side Regional Park (ESRP) Basin F - Design: Preparation of shovel ready Plans, Specifications, and Estimates (PS&E) for Basin F at the East Side Regional Park to support future groundwater recharge and regional stormwater management. The project will be constructed in phases as grant funding becomes available, with the current effort focused on advancing design to position the city competitively for state and federal funding opportunities. Additional funds in FY 26-27 are to prepare Phase 1 & Phase 2 are projected to start in FY 2026/27 and will be constructed in phases as grant funding becomes available. Includes design of grading, drywells, and hydroseed finish, trails, pedestrian bridges, landscaping, a small parking lot, and access road. Multi funded project total of \$937k from \$158k Measure R Trails including prior year funding of \$109k, \$137k from Parks and Rec (211) prior year funding, \$497k from Ground Water Recharge (224) including prior year funding of \$213k, and \$144k from Waterways (261) including \$7k prior year funding.	Eng	CP0371	--	B12	284,300					
2	ESRP Basin F Phase 1 (Construction): Initial construction phase of East Side Regional Park Base F, a master planned groundwater recharge and stormwater management facility covering approximately 33 acres, including the riparian areas. Phase 1 focuses on development of approximately 6-7 acres of the eastern portion of the site and includes grading, storm drainage infrastructure, and site stabilization improvements. Construction is phased and contingent upon receipt of federal and state grant funding. Does not include amenities, such as trails, pedestrian bridges, or landscaping. Multi funded project total of \$1m. \$106k from Ground Water Recharge (224) and \$960k from federal grant-Gen Fund (001).	Eng	New	--	B13	106,100					
3	ESRP Basin F Phase 2 (Construction): Construction of Phase 2 of Basin F at the East Side Regional Park, expanding recharge and stormwater management capacity. Phase 2 will construct additional basin acreage approximately 14-15 acres, including riparian areas. Phase 2 will include grading, drywells, and amenities, such as trails, pedestrian bridges, landscaping, a small parking lot, access road, and site stabilization improvements. This phase is contingent on securing external grant funding and supports long-term regional water sustainability and flood management objectives. Multi funded project total of \$5.7m. \$1.8m from MR Trailways (132), \$334k from Park & Rec (211), \$533k from Ground Water Recharge (224), \$1m from Waterways Capital (261) and \$2m federal grant-Gen Fund (001)	Eng	New	--	B14		533,200				
4	East Side Regional Park (ESRP) Basin E - Design and construction: Design and construction of a master planned basin covering approximately 12-13 acres within the ESRP area, including grading, drywells, hydroseeding, and associated site improvements such as trails and landscaping. The project supports stormwater management, regional park development, and environmental sustainability, and is contingent upon securing applicable state and federal grant funding. Multi funded project total of \$6.3m. \$541K from Measure R Trailways (132), \$1.3m from Parks & Rec (211), \$1.3m from Groundwater Recharge (224), \$87k from Waterways Capital (261), and \$3m from federal/state grant-Gen Fund (001).	Eng	New	--	B11			411,900	931,400		

**Waterways Capital - 261 (2540)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: This fund is derived from developer impact fees. Funds are restricted for acquisition of development setbacks along waterways designated in the Visalia General Plan and restoration of riparian vegetation.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	5,302,800	5,030,200	3,869,600	453,200	749,000	1,109,600
Waterways Impact Fee	750,000	755,000	758,800	762,600	766,400	770,200
Interest Earnings and Miscellaneous Revenues	120,000	110,000	107,800	105,600	106,700	107,200
Operating Expenditures	(11,000)	(11,400)	(11,700)	(12,100)	(12,500)	(12,900)
Capital Improvements	(1,131,600)	(2,014,200)	(4,271,300)	(560,300)	(500,000)	(500,000)
Total Resources Available for Future Projects	5,030,200	3,869,600	453,200	749,000	1,109,600	1,474,100

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	Annual Acquisition & Restoration - Riparian Right-of-Way: Ongoing program to acquire and restore riparian right-of-way areas in coordination with development to preserve native vegetation, protect waterways, and maintain environmental buffers. This supports long-term restoration and conservation of riparian corridors throughout the city.	Eng	CP0427	--	N/A	600,000	500,000	500,000	500,000	500,000	500,000
2	Willow Springs Riparian Setback Landscaping: Design and construction of approximately 3 acres of riparian setback improvements along Packwood Creek within the Willow Springs subdivision; located at the southwest corner of Walnut Avenue and the SJVR railroad tracks. Work will enhance native vegetation and stabilize the republic previously dedicated to the city as part of subdivision development. It was dedicated to the city on the Willow Springs Phase 1 subdivision map in 2018.	Eng	New	\$\$	D4		163,400	1,134,700			
3	River Island Riparian Setback Landscaping: Design and construction of approximately 7.2 acres of riparian setback areas along the southside of the St. Johns River adjacent to the River Island subdivision located at the northeast corner of Dinuba Blvd (SR 63) and Glendale Avenue. Improvements will preserve and enhance riparian habitat and maintain the dedicated setback area consistent with subdivision. It was dedicated to the city on the River Island Phase 1 and 2 subdivision maps in 2020 and 2022.	Eng	New	\$\$	B18		308,400	2,609,900			
4	Modoc Basin/Linwood Embankment: Modoc Basin Trail: Construct approximately 3900 ft of 10' - 12' wide trail around Modoc basin landscaped with native trees and shrubs following City of Visalia Urban forestry standards, for use by the surrounding community. Includes solar lighting, benches, trash receptacles, and trail signage. A chain link fence will also be constructed around the Modoc basin according to the city standards D-42. The addition of this trail to the Modoc Basin will serve as a future connection to the larger bicycle infrastructure throughout the city. Project total of \$2.8m includes prior year funding of \$2.2m. Maintenance cost estimated to be \$44k per year. Linwood Street Embankment: Design and construction for the embankment of the future extension of Linwood Street north of Riggan Avenue. The embankment will be approximately located within and along the westerly portion of the current Modoc Basin footprint. Establishment and rough grading of the Linwood Street alignment north of Riggan Avenue is needed to accommodate access to the Tier II Urban Development Boundary north of the Modoc Basin. This project will build up the embankments and rough grades in preparation for the future extension of Linwood Street with preliminary engineering. Modoc Basin Improvements: Define the ultimate basin footprint and configuration with preliminary and engineering design for the Modoc basin in 24/25, and construction beginning 27/28. Includes a Geotechnical report and study to determine how the conceptual two compartment basin can serve as both recharge and flood control. Grading and Construction of the Modoc Basin ultimate footprint will accommodate flood control purposes for Tier II Urban Development around and north of the Modoc Basin. Multi funded project total of \$1.4m from \$717k Ground Water Recharge (224) and \$717k Storm Sewer Construction (221).	Eng	CP0797	\$	A7	394,500					
5	East Side Regional Park (ESRP) Basin E - Design and construction: Design and construction of a master planned basin covering approximately 12-13 acres within the ESRP area, including grading, drywells, hydroseeding, and associated site improvements such as trails and landscaping. The project supports stormwater management, regional park development, and environmental sustainability, and is contingent upon securing applicable state and federal grant funding. Multi funded project total of \$6.3m. \$541K from Measure R Trailways (132), \$1.3m from Parks & Rec (211), \$1.3m from Groundwater Recharge (224), \$87k from Waterways Capital (261), and \$3m from federal/state grant-Gen Fund (001).	Eng	New	--	B11			26,700	60,300		

**Storm Sewer Maintenance - 481 (4880)
2026/27 - 2031/32 Capital Improvement Program**

Fund Description: This fund includes monies generated from storm sewer user fees. The fees for this fund are collected with the monthly utility bill and each parcel is charged \$.24 per 1,000 square foot. Also, in April of 2013, Visalia rate payers voted to support the use of the Kaweah Lake Enlargement fee to improve storm water channel maintenance and reduce the chance of flooding, changing it to the Kaweah lake Enlargement and Local Storm Water Maintenance Fee. A portion of this fee is transferred to this fund annually for this use. Funds are to be used only for operation, maintenance, and improvements, including equipment and vehicle acquisitions related to collection and disposal of storm runoff.

Cash Balance Summary

	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
Beginning Cash Balance	72,800	(411,200)	(690,300)	(2,348,400)	(3,762,800)	(8,058,000)
Storm Sewer User Fees & Misc Revenue	1,480,100	1,497,000	1,512,000	1,527,100	1,542,400	1,557,800
Kaweah Lake Enlargements and Local Storm Water Maintenance Fee	300,000	300,000	300,000	300,000	300,000	300,000
Operating Expenditures	(1,849,100)	(1,886,100)	(1,923,800)	(1,962,300)	(2,001,500)	(2,041,500)
Capital Improvements	(415,000)	(190,000)	(1,546,300)	(1,279,200)	(4,136,100)	(655,000)
Total Resources Available for Future Projects	(411,200)	(690,300)	(2,348,400)	(3,762,800)	(8,058,000)	(8,896,700)

Additional Information: A storm master plan is currently being developed. Once the master plan is approved a nexus study will be conducted to potentially increase fees. To minimize the proposed deficit in the fund, projects were deferred to outer years.

#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
1	Downtown Culvert Reinforcement Feasibility Study: Structural feasibility study to evaluate reinforcement options for the Downtown Mill Creek Culvert, which extends approximately 2,800 feet from Santa Fe Steet to Floral Street beneath multiple downtown structures. The study will assess lining and rehabilitation strategies to extend the useful life of the culvert, protect critical infrastructure, and reduce long-term maintenance risks. The analysis will also identify potential grant funding opportunities to support future capital improvements to this essential stormwater conveyance facility.	Eng	New	--	N/A			400,000			
2	Mill Creek Embankment Reconstruction: Reconstruct and stabilize the Mill Creek embankments between Willis Street and West Street using engineered erosion control measures. Ongoing erosion caused by creek flow and channel curvature has led to embankment deterioration and potential impacts to nearby infrastructure. Reconstruction will restore bank stability, protect adjacent facilities, and maintain the long-term functionality of this designated waterway while reducing future maintenance and emergency repair costs. Project total of \$4m.	Eng	CP0570	--	B15			200,000	367,600	3,442,600	
3	Annual Storm Lift Station Rehabilitation: This ongoing program rehabilitates one to two storm lift stations annually by replacing standardized pumps, bases, and rails, repairing structural concrete components, and applying protective coatings. The city operates at approximately 36 storm lift stations, many of which are aging and in need of rehabilitation. Proactive rehabilitation extends asset life by approximately 20 years, improves system reliability and reduces the likelihood of emergency failures during storm events.	WRF	CP0337	--	N/A	25,000	25,000	150,000	150,000	150,000	150,000
4	Annual Storm Pump Replacement: Provides for the scheduled replacement of aging storm lift station pumps that have exceeded their 10–12-year service life. New, higher-efficiency pumps will improve operational reliability, reduce maintenance needs, and ensure adequate system performance during peak storm events. Replacement costs vary from \$30K to \$70K based on pump size and system requirements.	WW	CP0339	--	N/A	100,000	100,000	150,000	150,000	150,000	150,000
5	Annual Culvert Grate Installations: Purchase and installation of culvert grates at various bridge crossings throughout the city. Grates help deter unauthorized encampments, prevent debris accumulation, and reduce the risk of blockages that can contribute to localized flooding during storm events. Approximately one to three grates will be installed annually based on priority locations and operational needs.	WRF	CP0340	\$	N/A	10,000	10,000	40,000	40,000	40,000	40,000
6	Annual Storm Sewer Maintenance Access Point Repairs: Ongoing program repairs and raises storm sewer access points citywide to current standards. Work includes replacement of deteriorated brick and mortar structures and installation of new frames, risers, and lids. These improvements enhance maintenance access, improve safety, and support long-term system functionality.	WRF	CP0588	--	N/A	15,000	15,000	25,000	25,000	25,000	25,000

**Storm Sewer Maintenance - 481 (4880) - Continued
2026/27 - 2031/32 Capital Improvement Program**

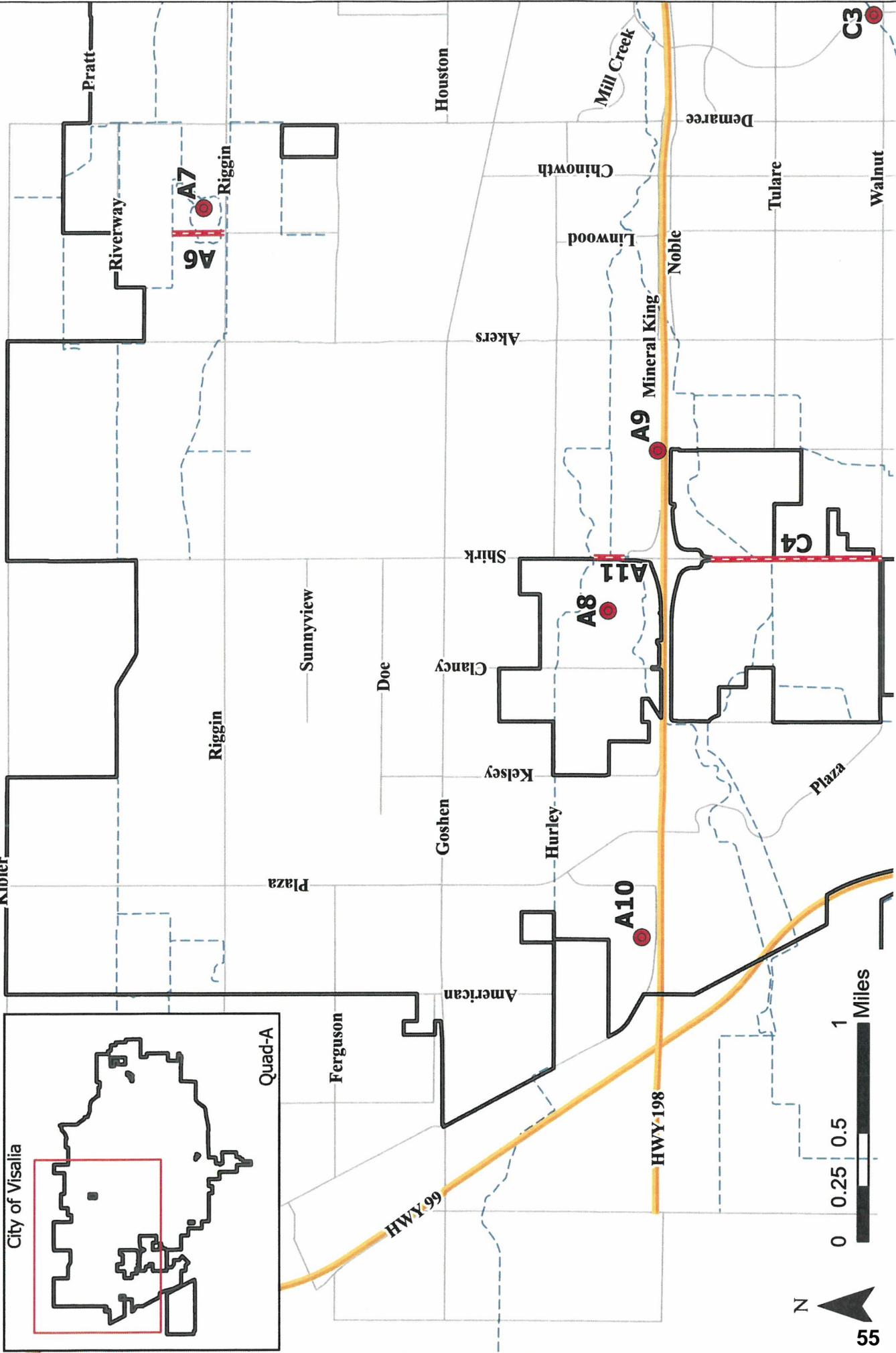
#	Project Description (100 word limit)	Dept	Project # (or "new")	Budget Impact	Map Ref	2026-27	2027-28	2028-29	2029-30	2030-31	2031-32
7	Annual Storm Drainage Replacement: This citywide program evaluates, repairs, and replaces aging storm drainage infrastructure, including pipelines, manholes, culverts, and related system components. The program includes routine video inspection to identify deficiencies and prioritize repairs. Replacement of undersized or deteriorated infrastructure will improve drainage capacity, reduce nuisance flooding, and maintain system performance as the network ages.	WRF	CP0589	--	N/A	35,000	35,000	80,000	280,000	80,000	280,000
8	Annual Storm Catch Basin Repairs: This ongoing project repairs deficient catch basins throughout the storm drain system to meet current City standards. Repairs and upgrades improve drainage performance and help alleviate localized flooding in areas with known system deficiencies.	WRF	CP8245	--	N/A	5,000	5,000	10,000	10,000	10,000	10,000
9	Purchase Catch Basin Markers: This project installs standardized catch basin markers throughout the City's stormwater system to improve public awareness and regulatory compliance. The city maintains 7,031 catch basins, many of which lack clear identification and pollution-prevention messaging. Installing standardized catch basin markers will support public education, reduce illicit discharges, and improve compliance with stormwater permit requirements. Markers help residents recognize storm drains and discourage dumping of contaminants that flow directly to waterways. This effort enhances the City's stormwater program, supports regulatory mandates, and improves basin visibility for maintenance crews. Because the project benefits the stormwater system exclusively, all costs will be funded through the Storm Sewer Fund (481).	WW	New	--	N/A			40,000			
10	Purchase a New Remote Skidsteer and Attachments: There are currently 50 culverts in the city that are too small for collections personnel to maintain. These culverts are only serviced when blockages in the flow cause backups and flooding. Purchasing a remote skidsteer that can fit into areas not suitable for a human would enable collections personnel to take a proactive approach to servicing these culverts to prevent flooding events.	WW	New	--	N/A				109,200		
11	Replace Vac-Con: This vehicle equipment is used to clean sanitary sewer and storm mains, preventing them from being plugged which can cause property damage and health risks. The California Air Resources Control Board (CARB)'s Advanced Clean Fleet regulation requires the transition of heavy-duty fleets state-wide to zero-emission vehicles (ZEVs) by 2045. The regulation requires specified incremental progress toward this transition to maintain compliance. Multi-funded in the amount of \$900,000, with a 75/25 split, funded from \$675K WRF (431) and \$225k Storm Sewer (481). Budget Year / Unit / Year / Age / Mileage 2026-27 / 318921 / 2013 / 12 / 70,695	WW	New	--	N/A	225,000					
12	Replace Vac-Con: This vehicle equipment is equipped with combination vacuum and sewer Jetter and is used to clean sanitary sewer and storm mains, preventing them from becoming plugged, which can cause property damage and health risks. The California Air Resources Control Board (CARB)'s Advanced Clean Fleet regulation requires the transition of heavy-duty fleets state-wide to zero-emission vehicles (ZEVs) by 2045. The regulation requires specified incremental progress toward this transition to maintain compliance. Multi-funded in the amount of \$953,800, with a 75/25 split, funded from \$715K WRF (431) and \$238k Storm Sewer (481). Budget Year / Unit / Year / Age / Mileage 2028-29 / 318922 / 2014 / 11 / 59,896	WW	New	--	N/A			238,500			
13	Replace Vac-Con: This vehicle equipment is equipped with combination vacuum and sewer jetter and is used to clean sanitary sewer and storm mains, preventing them from becoming plugged which can cause property damage and health risks. The California Air Resources Control Board (CARB)'s Advanced Clean Fleet regulation requires the transition of heavy-duty fleets state-wide to zero-emission vehicles (ZEVs) by 2045. The regulation requires specified incremental progress toward this transition to maintain compliance. Multi-funded in the amount of \$953,800, with a 75/25 split, funded from \$715k WRF (431) and \$238k Storm Sewer (481). Budget Year / Unit / Year / Age / Mileage 2030-31 / 318924 / 2016 / 9 / 86,749	WW	New	--	N/A					238,500	



CIP BUDGET - QUAD A

Group 2 - March 3

- City Limits
- Highway
- Waterways
- Major Streets

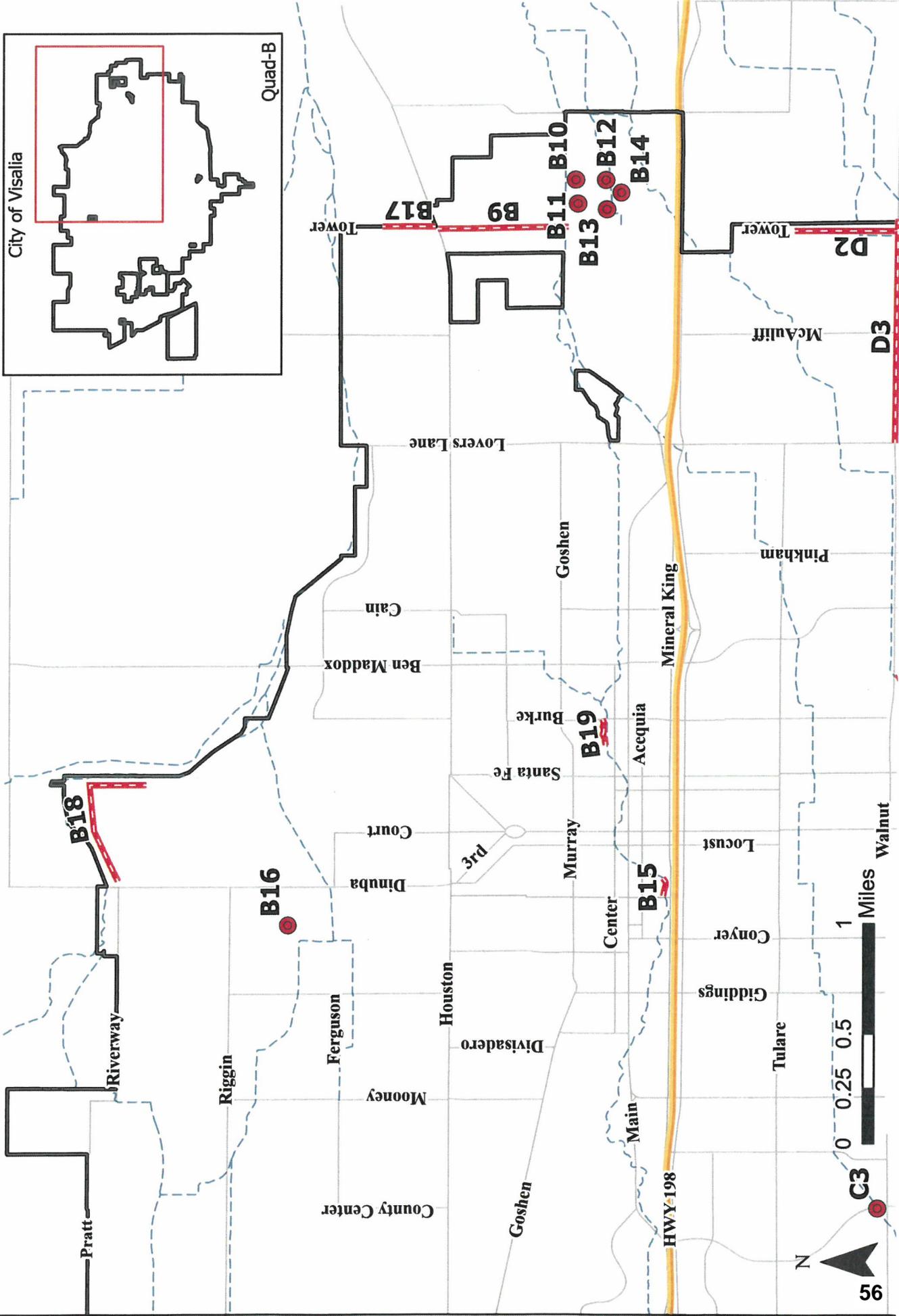


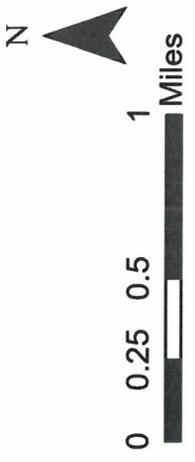
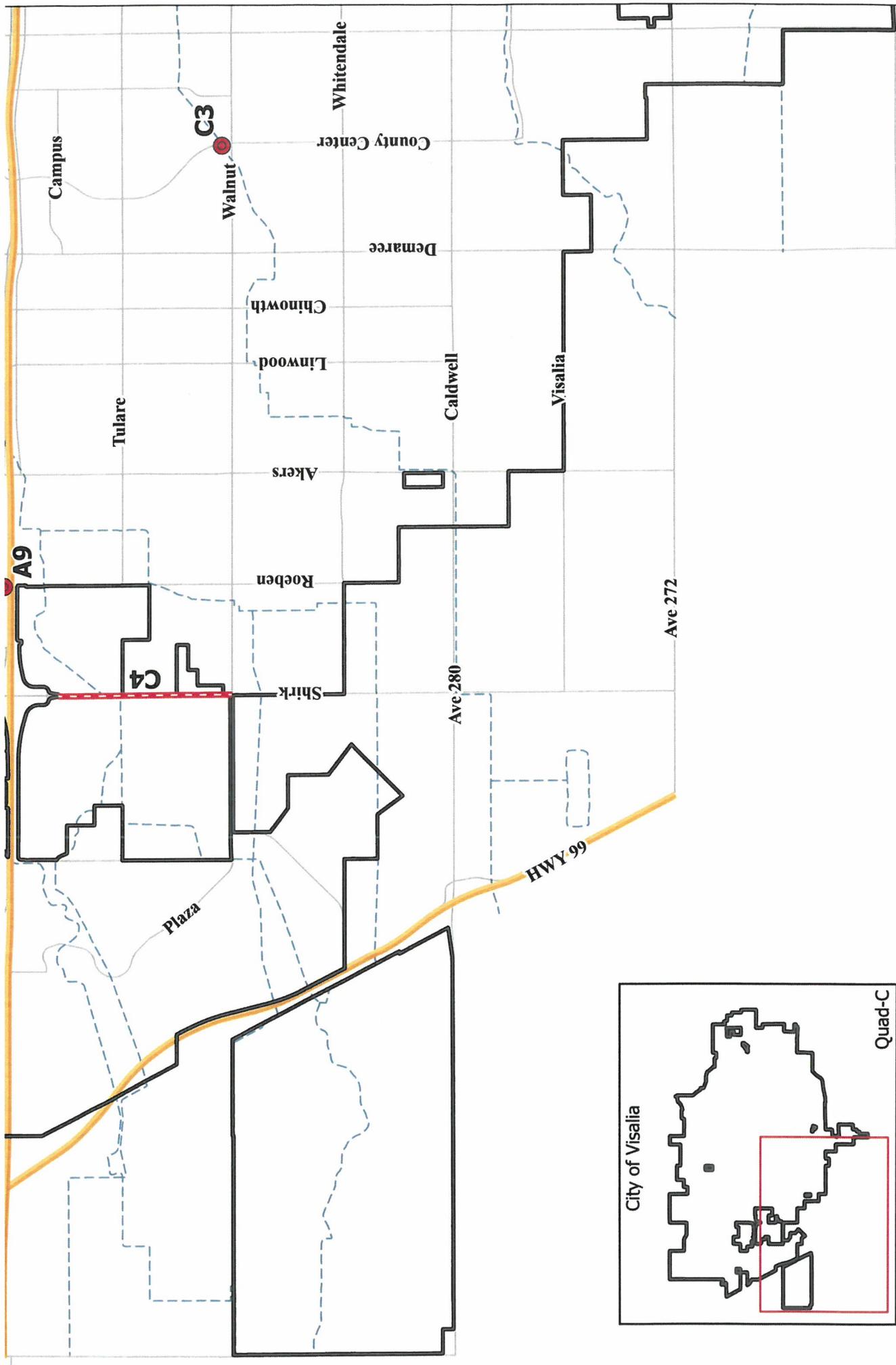


CIP BUDGET - QUAD B

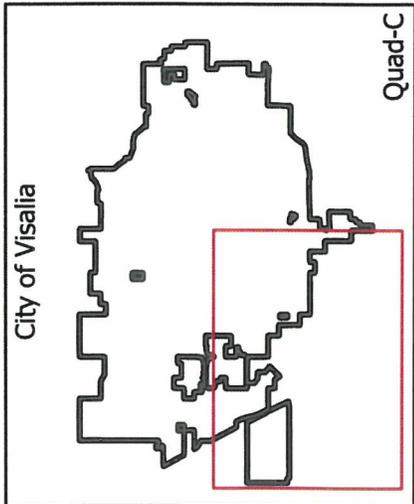
Group 2 - March 3

- City Limits
- Highway
- Waterways
- Major Streets





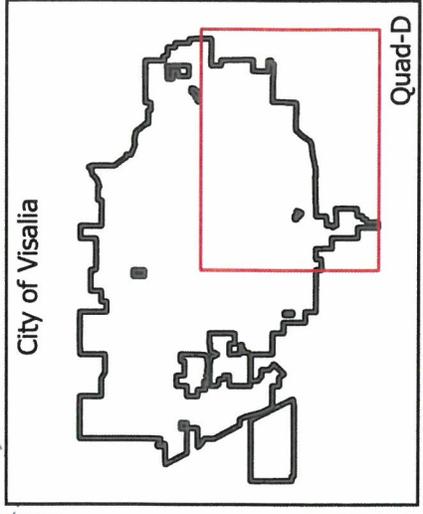
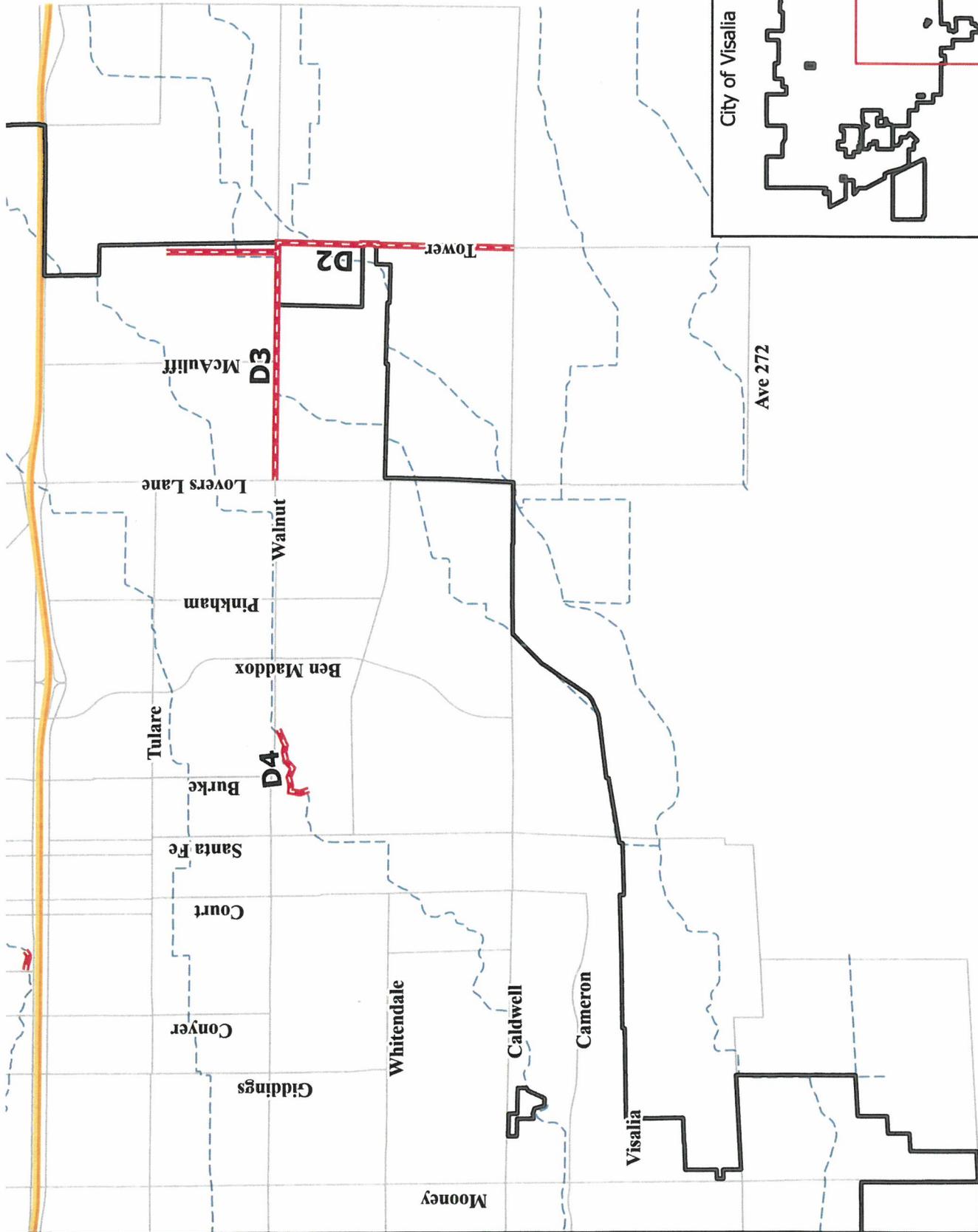
City Limits
Highway
Waterways
Major Streets



CIP BUDGET - QUAD C

Group 2 - March 3





- City Limits
- Highway
- Waterways
- Major Streets

CIP BUDGET - QUAD D

Group 2 - March 3





Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0686

Agenda Date: 3/2/2026

Agenda #: 4.

Agenda Item Wording:

Subdivision streamlining ordinance discussion - Provide staff direction toward initiating a zone text amendment within Visalia Municipal Code Title 16 (subdivision ordinance) based on multiple factors including, but not limited to, changes in planning and zoning law; consistency with zoning ordinance changes; streamlining of subdivision review. *This item is scheduled for the Work Session; if not completed, it may be continued during the Regular Session portion of this meeting.*

Agenda Date: 03/02/2026

Prepared by:

Jarred Olsen, AICP, Principal Planner, jarred.olsen@visalia.gov, (559) 713-4449

Paul Bernal, Planning and Community Preservation Director, paul.bernal@visalia.gov, (559) 713-4025

Department Recommendation:

Receive staff report and presentation and provide staff with direction on a subdivision streamlining ordinance.

Summary:

The State of California Housing and Community Development Department (“HCD”) is encouraging local agencies to find ways to reduce government constraints on the supply of housing, and is offering grants to local agencies that qualify for a “Prohousing Designation” by HCD. In seeking ways to facilitate housing by reducing “barriers” to housing developments, staff has identified methods to streamline the subdivision mapping process and would like Council’s input and direction on whether to prepare an ordinance to implement some or all of these methods. Staff is seeking direction from Council on the following:

1. Would Council support an amendment to the subdivision ordinance to subject the following types of subdivisions to a streamlined process?
 - a. Residential tentative maps of 80 lots or 80 units or less, that do not require a General Plan Amendment, annexation (prezone), change of zone, conditional use permit, variance, or a planned unit/residential development permit (“other discretionary permits”).
 - b. Non-residential tentative maps (i.e., parcel maps for commercial/industrial developments), that do not require other discretionary permits (CUP, Variances, etc.).
2. Would Council support identifying a designated official as an administrative staff-level advisory agency for the streamlined process?
3. Would Council support establishing an administrative hearing process where noticing is limited to nearby property owners and residents?

Staff and Planning Commission recommend that City Council initiate a streamlining ordinance based

on information provided in the staff report.

If authorized to proceed, staff will commence with outreach to stakeholders to inform them of this update as a draft ordinance is being worked on and prior to scheduling the proposed ordinance for public hearing with Planning Commission and City Council.

Background Discussion:

The California legislature has made several changes to the process of regulating the design and improvement of residential subdivisions with the intent on streamlining the process for “missing middle” housing that is, housing that meets the density identified in the General Plan but may have difficulty developing due to a site’s small size. “Missing middle” housing can consist of duplexes, triplexes, quadplexes, zero lot line homes, and townhouses. These include “urban lot splits”, duplexes on single-family lots, and small lot starter homes.

The State has also been asking local jurisdictions to reduce governmental constraints to housing developments. As part of the City’s 6th Cycle Housing Element, staff identified new policies and programs to help further promote the development of housing. These are as follows:

- HE Policy 1.4 - The City shall encourage a mix of residential development types in the city, including single family homes, on a variety of lot sizes, as well as townhomes, row houses, live-work units, planned unit developments, accessory dwelling units, and multi-family housing.
- HE Policy 5.8 - The City shall work to remove governmental constraints to housing development.
- HE Program 1.3 Conditional Use Permit Process - “[...] In response to current constraints identified by stakeholders related to multi-family development on large lots, the City shall amend the zoning code to establish objective design standards and increase the maximum unit threshold for by-right processing from 80 units to 200 units.”
- HE Program 3.17 Planning for Large Sites - “[...] adopt incentives to encourage the development of large RHNA sites (over 10 acres) potentially including, but not limited to, expedited approval of lot splits or creation of new parcels; waiving of the public hearing requirement related to parcel maps [...]”

Consistent with HE Policy 5.8, staff has identified a potential avenue to reduce governmental constraints to housing developments by streamlining the subdivision process by eliminating review for certain types of mapping projects from a public meeting.

On January 12th and February 9th, staff provided Planning Commission with a Work Session staff report and presentation regarding direction and input on a potential Subdivision Streamlining Ordinance and process that could be drafted and potentially considered for Council adoption.

During these Work Session discussions, several items were discussed, as noted below:

1. Would Planning Commission support a Subdivision Streamlining Ordinance to streamline:
 - a. Residential tentative maps of no greater than 80 lots or 80 units, without other discretionary permits?
 - b. Nonresidential tentative maps, without other discretionary permits?
 - c. Tentative maps of any size, consistent with an applicable Specific Plan?
 - d. Minor modifications to approved tentative maps?

2. Would Planning Commission support identifying a designated official as an administrative staff -level advisory agency for the streamlined process?
3. Would Planning Commission support a streamlined process that limited noticing to nearby property owners and residents?

At the February 9, 2026 meeting, Commissioners voted 4-0 (one Commissioner absent) to put forth a recommendation to such a streamlining process with respect to questions 1a, 1b, 2, and 3. While their vote was unanimous, some Commissioners shared concerns regarding this type of process and the impacts it could create by potentially eliminating the public hearing process. Concerns raised by some Commissioners include:

1. Delegating the approval process to a designated official could be demanding on that staff person especially if that designated official has a significant workload.
2. A streamlined process could deprive the public of the opportunity to comment on a project or could limit the public's ability to engage in ensuring the project's impacts are adequately addressed.
3. The ability to have the designated official remain impartial.

Staff's analysis and response to these concerns are discussed below. Staff intends to return to Planning Commission to further discuss questions 1c and 1d, at a later date, as staff concluded, based on comments received by the Commission, that staff's effort on a potential streamlined approach for residential subdivision maps and nonresidential tentative maps should focus on these types of projects that are "simplistic" and do not have other entitlements associated with them.

Based on information provided below, staff would seek direction from the Council on the following questions:

Question 1a: Would Council support an amendment to the Subdivision Ordinance to subject residential tentative maps of 80 lots or 80 units or less, that do not require a General Plan Amendment, annexation (prezone), change of zone, conditional use permit, variance, or a planned unit/residential development permit ("other discretionary permits"), to a streamlined process?

Question 1b: Would Council support an amendment to the Subdivision Ordinance to subject nonresidential tentative maps, without other discretionary permits, to a streamlined process?

Staff Analysis: Currently multifamily development projects in multifamily zones are approved administratively if the development is equal to or less than 80 units and comply with the City's General Plan and Zoning requirements. Multifamily projects larger than the 80 unit threshold, or seek deviations from standards, require a Conditional Use Permit and a public hearing in front of the Planning Commission.

Staff reviewed this 80 unit metric for housing and concluded that by applying the same or similar standard to residential subdivisions (i.e., 80 lots/units or less), it could help facilitate an incentive to developers to develop long-forgotten infill sites, and to encourage developers to submit development proposals that don't require other discretionary permits.

Over the past decade, staff has identified 10 residential subdivisions, averaging approximately 34 lots per subdivision, that would have benefited from such a process. These identified subdivisions are included in Exhibit "A". Because these tentative maps were simplistic, did not have any other

entitlement request associated with the maps, and complied with all adopted and/or codified standards, staff concludes these types of maps could have benefited from a “streamlined” process.

With respect to non-residential tentative maps, staff has identified three non-residential maps as examples which are included in Exhibit “B”. It is estimated that there are twenty non-residential maps processed during this same timeframe that could have benefited from a “streamlined” process as well.

Most non-residential projects are not subject to a discretionary process; however, the subdivision of land typically is. The City has historically required a public hearing for these projects, which adds additional layers of staff time and preparation. These projects, like the residential subdivision projects described above, do not request other discretionary permits that would warrant Planning Commission’s review and approval (i.e., CUP, variance, PRD, etc.). These non-residential parcel splits generally consist of subdividing existing developed commercial, office or industrial land for the purpose of sale, lease, or finance. If a non-residential development was seeking to subdivide land that required a discretionary permit, such non-residential parcel splits would not be subject to a streamlining process and would require Planning Commission’s review and approval.

Essentially, the criteria for these small and simple maps would be as follows:

1. The site is located within City limits, and thus does not need an annexation;
2. The proposed land uses and densities/intensities are consistent with the General Plan, and thus do not need a General Plan amendment;
3. The proposed uses are permitted in the applicable zoning district, and thus do not need a change of zone or Conditional Use Permit;
4. The project meets the City’s adopted standards for lot area, width, depth, public street frontage, and development engineering standards, and thus did not need a variance, exception to objective design standards, or planned unit/residential development permit; and,
5. With respect to the residential tentative subdivision maps, authorized development of a unit count equal to or less than the City’s by-right approval limit of 80 dwelling units in multifamily zones.

Recommendation: Direct staff to consider drafting an ordinance, for future consideration, on a streamlining process to facilitate the review and approval process for these small and simple subdivisions because they do not require permits that would otherwise require Planning Commission’s approval.

Please note Planning Commission was split on these questions, and their concerns revolved around staff demand, the ability to remain impartial, and concern of considering comments received by the public. Staff’s response can be found below under the “concerns from Planning Commission” section of the staff report.

Question 2: Would Council support identifying a designated official as an administrative staff-level advisory agency for the streamlined process?

Staff Analysis: The Subdivision Map Act allows City Council to delegate subdivision decision-making to an advisory agency, which is defined as *“a designated official or an official body charged with the duty of making investigations and reports on the design and improvement of proposed divisions of real property, the imposing of requirements or conditions thereon, or having the authority by local*

ordinance to approve, conditionally approve or disapprove maps.” City Council currently does this by delegating this task to the Planning Commission.

The Planning Commission and staff recommend that a designated official could be designated as the advisory agency for review and approval for small and simple subdivisions and/or simple non-residential tentative parcel maps. The benefit of having a “designated official” as the decisionmaker is their technical expertise and availability. A designated official could be the City Manager or their designee (ex. Assistant City Manager, or Director) . Allowing a designee is important as impartiality is a requirement—a staff person could be disqualified if a conflict of interest arose (i.e. owned property near the project site). Given that no additional permits are needed for these types of tentative maps, the “designated official” could make decisions on these applications. These decisions would be made administratively, which means that decision is rendered in writing, not at a scheduled public meeting.

Alternatively, and not recommended by Planning Commission or staff, an official body or committee could be formed, that could consist of anyone, such as staff, community members, planning commissioners, councilmembers, or other technical experts. Committees, with multiple persons serving, potentially offer a wider range of opinions, and a quorum can still be established in the event of a conflict of interest, which could ensure decisions are made without delays. However, finding members to sit on the committee, scheduling (and rescheduling) the committee, establishing sufficient quorum to start the meeting, making the meeting open to the public to allow for the viewing of the committee’s deliberation in order to comply with the Brown Act, and the staff resources necessary to carry out those tasks, runs counter to the intent of streamlining the process and could be viewed that this committee would be no different than having these types of maps heard by the Planning Commission.

Recommendation: Direct staff to consider drafting a streamlining subdivision/parcel map ordinance that includes a “designated official”, preferably listing the City Manager or their designee, as the decisionmaker to review and approve simple subdivision maps and non-residential tentative parcel maps.

Question 3: Would Council support establishing an administrative hearing process where noticing is limited to nearby property owners and residents?

Staff Analysis: Reviewing jurisdictions who have a process that codifies “simple” mapping processing and delegates the approvals to a “designated official”, staff has outlined a preliminary review of how this process could be reviewed through an administrative hearing process that does not require a public meeting. Below is the process, which also includes deviations to the current existing “mapping” process which are noted in italicized font:

1. A subdivision proposal is received and reviewed by Site Plan Review staff.
2. Once Site Plan Review staff issues a “Revise and Proceed”, the applicant prepares and submits a Tentative Map application and its associated exhibits, documents, and any additional material as required.
3. Staff formally reviews the proposal and verifies the application for completeness within 30 days (which is consistent with Permit Streamlining Act [Government Code Section 65920]). Once the application has been determined to be complete, the applicant is notified.
4. Staff conducts the necessary environmental analysis and the necessary project analysis/evaluation along with conditions of project approval.

5. Notice is sent out to the applicant and nearby property owners and residents within 300 feet of the property about the tentative map, its environmental impact determination under CEQA, and a pending decision. Ten (10) days (20 to 30 days if not exempt from CEQA) are given to the applicant or any interested individuals or parties to review the proposal and staff's analysis on the City's website, provide comment, *and request notification of the decision (if desired)*. *No notice is placed in the newspaper which is authorized under CEQA Guidelines Section 15072(b)(3)*.
6. After the above notification time has elapsed, the designated official considers:
 - the proposal,
 - staff's analysis, including environmental analysis, and
 - comments received from the applicant and the public.

Once all information is reviewed, the designated official makes an *administrative decision*. A resolution of that decision and the findings made by the designated official would be prepared. *A notice is sent to the applicant and those that requested notification of the decision and their findings*. A 10-day appeal period would then commence.

7. Similar to the Site Plan Review appeal process, any appeal received during the 10-day period would be referred to the Planning Commission for review (Section 17.28.050 of the Zoning Ordinance). Notice of a public hearing would be provided to the applicant, mailed to property owners and residents with 300-feet of the project site or interested parties that requested to be notified if a decision is appealed, and noticed in the local newspaper. The process of appeals to City Council would remain the same as defined in Section 17.02.145 of the Zoning Ordinance.

The primary difference between this "streamlined" approach and what is currently practiced is the method of noticing and hearing. This process avoids costly newspaper notices (approximately \$500 to \$700 per project) that generally carry a six day lead time before it appears in the newspaper, which needs to be considered by staff in coordinating the dates for publishing notice with the date of the public hearing. Under this proposal the hearing would be conducted in writing, rather than in a public meeting. As noted below under the proposed benefits, City staff anticipate that the proposal would reduce the processing time for qualifying projects by as much as thirty days.

If an individual that receives a notice is not interested in the project, they need not respond to the notice. They will not receive notification of the decision. This is akin to receiving a public hearing notice now.

If an individual wishes to provide a comment, they can do so up until the time of the decision being made. This is akin to attending a public hearing now.

If an individual wishes to appeal the decision, they can do so up until the 10th day after the decision is made. This is akin to appealing a determination by the Site Plan Review staff.

The Planning Commission unanimously agreed to this approach.

Concerns from Planning Commission

Additional Demand on Staff:

In the past 10 years, staff identified about 10 residential subdivisions totaling 344 dwelling units (or 34 dwelling units per year) that would have benefitted from such a streamlining provision. In the same time period, subdivisions totaling approximately 6,200 dwelling units were approved. Less than six percent of the housing units constructed would have been streamlined.

With respect to non-residential parcel maps, the majority of these applications are noncontroversial as they generally seek to subdivide previously developed land for sale, lease, or finance, and only under rare circumstances would authorize development (and are not proposed for streamlining.) The majority of staff's time is spent ensuring that adequate access is provided to each parcel and maintenance of common spaces is required.

Staff estimate that this proposal would reduce demands on city staff. Approximately five hours of staff time per application would be *saved* if a public hearing was not required, and therefore staff disagrees that a streamlining process would be burdensome. *For these reasons, staff recommends that a streamlined process includes, at minimum, the projects discussed in Question 1a and 1b.*

Staff Impartiality

Planning staff are employees who make or influence governmental decisions and thus are required under the California Fair Political Practices Act to submit a Statement of Economic Interest, also known as the Form 700. The Form 700 provides transparency and ensures accountability in two ways:

1. It provides necessary information to the public about an official's personal financial interests to ensure that officials are making decisions in the best interest of the public and not enhancing their personal finances.
2. It serves as a reminder to the public official of potential conflicts of interest so the official can abstain from making or participating in governmental decisions that are deemed conflicts of interest.

Staff is already required to acknowledge conflicts of interest when assigned to a project. As discussed under Question 2, the administrative hearing process would allow for the designated official to delegate their decision-making responsibility on a case-by-case basis to avoid conflicts of interest.

For this reason, staff recommends that a streamlined process includes, at minimum, the projects discussed in Question 1a and 1b and a designated official as described in Question 2.

Receptiveness to Public Comment

No matter who the designated official is, they are required to receive public comment, whether that comment is received at a public meeting or in written format, and that a decision is made after receiving and considering those comments. The proposed process under Question 3 would allow the public to review the application and staff's analysis for ten days prior to the decision being made. This amount of time is already afforded to the public. Comments would be received in written format, which would be forwarded to the decisionmaker for consideration.

For this reason, staff recommends that a streamlined process includes, at minimum, the projects discussed in Question 1a and 1b, a designated official as described in Question 2, and a written administrative hearing process as described in Question 3.

Benefits

Reduced Processing Time. For these small and simple maps, staff anticipates reducing the timeframe to approval by about a month, given that staff can initiate an administrative hearing without worrying about the typical twice-per-month Planning Commission schedule.

Housing Accountability Act. This housing provision requires that the City make a determination for small housing projects that they comply, conform, or are consistent with all applicable plans, regulations, programs, ordinances, etc. within 30 days of the complete development application, or else the application is deemed to comply, conform, or are consistent with said requirements [Gov. Code § 65589.5 subdivision (j)(2)(A)(i)]. A more streamlined process can help staff make that determination more quickly.

Compliance with Processing Timeframes. The Subdivision Map Act requires that a tentative map be decided on within 50 days of a complete application, which begins once a project has completed its environmental review, or else it is deemed approved. With projects that are exempt from CEQA, which small projects are more likely to be, that timing is even more critical.

Prohousing Designation. While the City has not pursued this, efforts such as this would increase the likelihood of receiving a Prohousing Designation from the California Department of Housing and Community Development. A benefit of this designation, aside from additional points for grants for affordable housing in the City, is that the City would be eligible to receive over \$750,000 in planning and implementation grants to help promote and construct affordable housing. In 2024, Tulare County received its designation and was awarded \$1.1 million in grants.

Next Steps

Should City Council direct staff to move forward with a subdivision streamlining ordinance, staff will conduct outreach to local stakeholders to discuss the finer details with respect to the types of subdivisions to be streamlined, and the procedures for processing and noticing. Once complete, staff will begin drafting an ordinance which will be available for public comment prior to scheduling any future public hearing before the Planning Commission and City Council for adoption.

Fiscal Impact including annual maintenance and operating costs: None at this time. If an ordinance was adopted, staff anticipates operational cost savings on a per-application basis, although the streamlining measure could encourage the submittal of more applications.

Prior Council Action:

On December 1, 2023, City Council adopted the City’s 6th Cycle Housing Element, which included the aforementioned HE Policy 5.8.

Alternatives: Per Council direction.

Recommended Motion (and Alternative Motions if expected):

I move to direct staff to begin the preparation of a subdivision streamlining ordinance for future consideration that will also address:

1. Residential tentative maps of 80 lots or 80 units or less, that do not require a general plan amendment, annexation (prezone), change of zone, conditional use permit, variance, or a planned unit/residential development permit (“other discretionary permits”).

- 2. Identifying a designated official as an administrative staff-level advisory agency for the streamlined process.
- 3. Includes provisions establishing an administrative hearing process where noticing is limited to nearby property owners and residents.

Environmental Assessment Status: N/A

CEQA Review: The requested action, directing staff to prepare an ordinance amendment for review, would be considered not a project under the California Environmental Quality Act (CEQA) because the proposed subdivision ordinance amendment would not cause either a direct or a reasonably foreseeable indirect physical change in the environment. Once an ordinance amendment is brought back to City Council, it be reviewed for environmental impacts under CEQA. It is assumed, at this point in time, that the ordinance amendment would not be considered a project under CEQA because the City would continue to have the discretion and authority to mitigate environmental impacts of each individual project under CEQA, where discretion is afforded to the City.

Deadline for Action: N/A

Attachments:

- 1. Exhibit "A" - Residential Tentative Subdivision Maps
- 2. Exhibit "B" - Nonresidential Tentative Maps

Strategic Goal:

<input checked="" type="checkbox"/>  Economic Vitality	<input checked="" type="checkbox"/>  Organizational Excellence	<input checked="" type="checkbox"/>  Fiscal Strength	<input type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
--	--	--	--	--

SAN MARINO - PHASE 4 TENTATIVE SUBDIVISION MAP

BEING A DIVISION OF A PORTION OF SEC. 22, T. 18 S., R. 24 E., M.D.B. & M.,
IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

SITE DATA:

APN: 077-650-001
 GROSS ACREAGE: ±4.30 AC.
 NET ACREAGE: ±3.11 AC.
 PROPOSED LOTS: 22
 EXISTING ZONING: R-1-5
 PROPOSED ZONING: R-1-5
 FLOOD ZONE: X
 GENERAL PLAN: LOW DENSITY RESIDENTIAL
 EXISTING USE: VACANT
 PROPOSED USE: LOW DENSITY RESIDENTIAL
 PROPOSED MAINTENANCE: CITY OF VISALIA

UTILITIES:

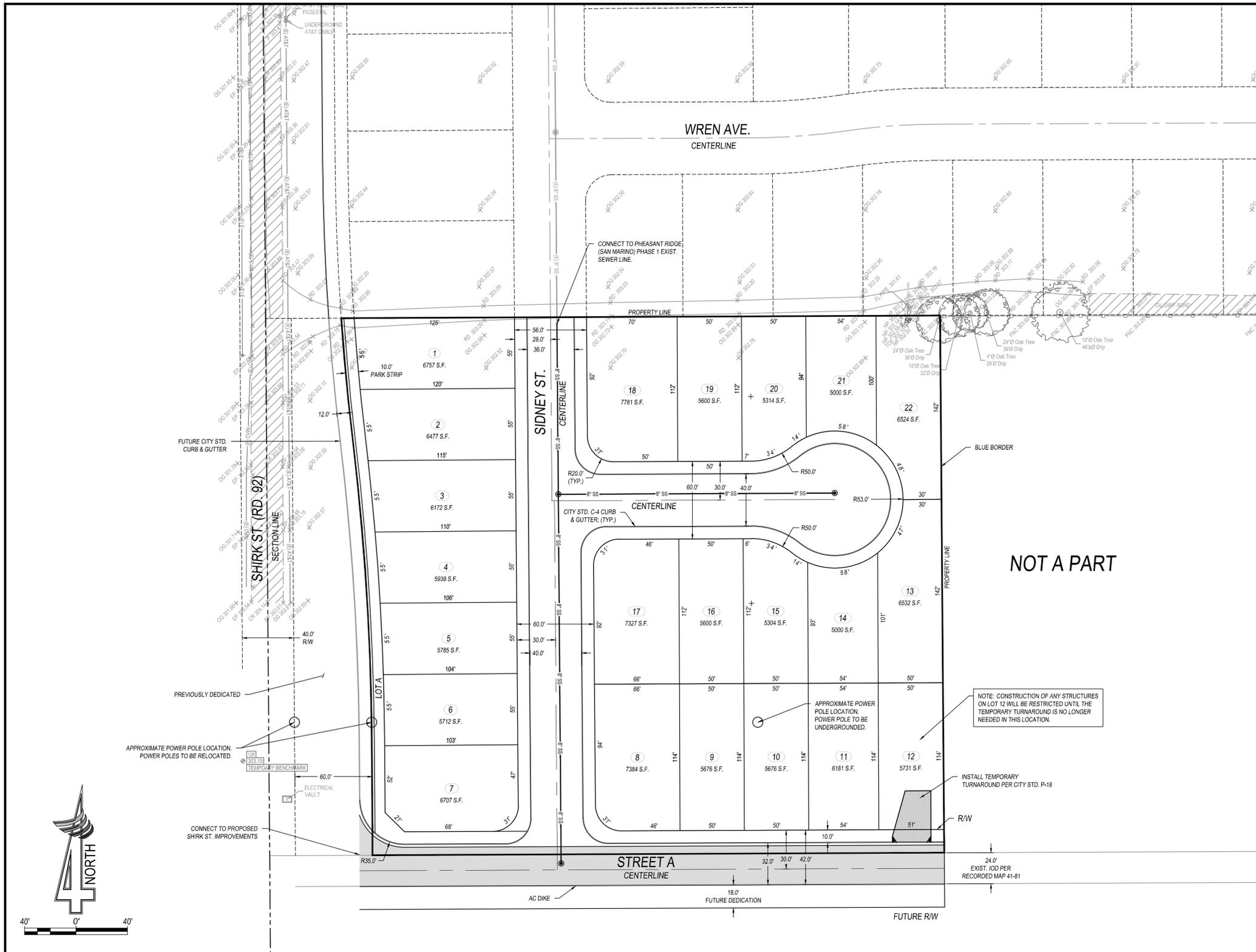
SEWER SERVICE: CITY OF VISALIA
 WATER SERVICE: CALIFORNIA WATER SERVICE COMPANY
 STORM DRAIN SERVICE: CITY OF VISALIA
 ELECTRICITY: SOUTHERN CALIFORNIA EDISON COMPANY
 NATURAL GAS: SOUTHERN CALIFORNIA GAS COMPANY
 TELEPHONE: AT&T (TBD)
 REFUSE: CITY OF VISALIA

LOT DATA:

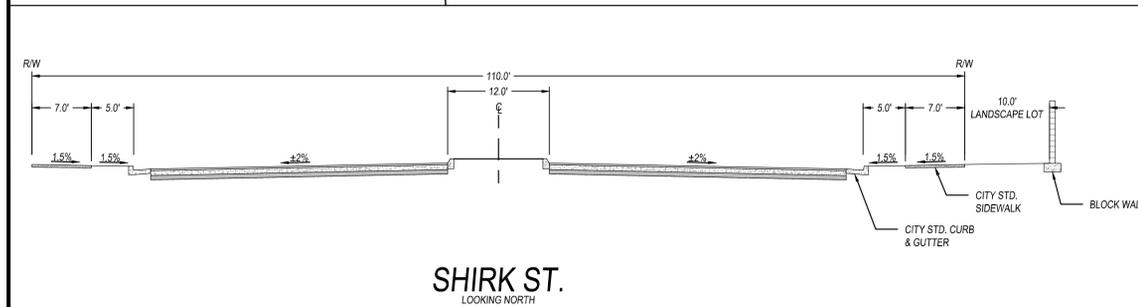
MINIMUM LOT AREA: 5,000 S.F.
 MAXIMUM LOT AREA: 7,781 S.F.
 AVERAGE LOT AREA: 6,099 S.F.
 TOTAL LOT AREA (AC.): ±3.11 AC.
 LOTS PER GROSS AREA: 5 LOTS PER ACRE



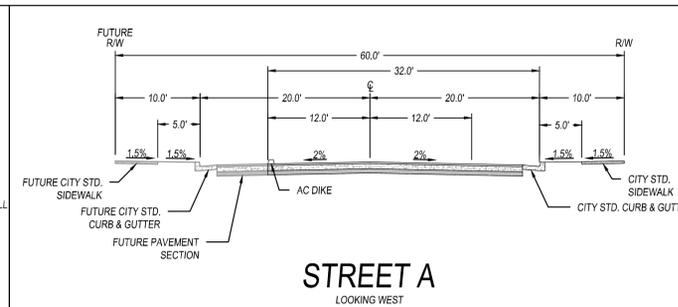
VICINITY MAP
SCALE: 1" = 500'



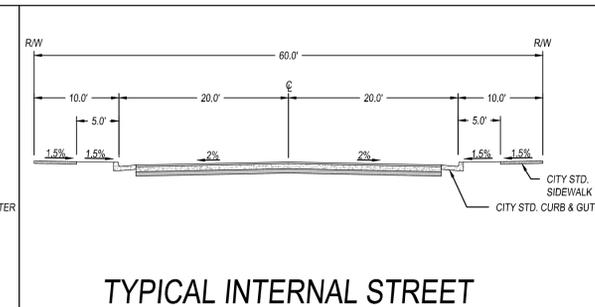
NOT A PART



SHIRK ST.
LOOKING NORTH



STREET A
LOOKING WEST



TYPICAL INTERNAL STREET

PREPARED BY:



324 S. SANTA FE, STE. A
 P.O. BOX 7593
 VISALIA, CA 93292
 TEL: 559.802.3052
 FAX: 559.802.3215

LENNAR - TULARE AVE TENTATIVE SUBDIVISION MAP

BEING A DIVISION OF A PORTION OF THE S 1/2 SEC. 14, T.16S., R.24E., M.D.B. & M., IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

LEGEND

APN: 101-050-043 & 44
 ACREAGE: 16.35
 PROPOSED LOTS: 59
 FLOOD ZONE: X02
 EXISTING ZONING: R-1-5
 PROPOSED ZONING: R-1-5
 GENERAL PLAN: LOW DENSITY RESIDENTIAL
 ELECTRICITY: SOUTHERN CALIFORNIA EDISON
 ZONING: CAL WATER
 TELEPHONE: AT&T (TBD)
 REFUSE: CITY OF VISALIA
 NATURAL GAS: SOUTHERN CALIFORNIA GAS
 EXISTING USE: VACANT
 PROPOSED USE: LOW DENSITY RESIDENTIAL
 PROPOSED MAINTENANCE: CITY OF VISALIA

NET ACREAGE
 R-1-5 12.41 AC 59 UNITS 4.75 DU/A

TYPICAL LOT SIZES:
 50'X100' 5,000 SF 59 UNITS

UTILITIES:

STORM WATER: CONNECTION LOCATED IN TULARE AVE.
 SEWER: CONNECTION LOCATED IN TULARE AVE 8" SS PIPELINE
 WATER: 12" WATER TIE INTO EXISTING WATER LINE IN TULARE AVE.

LOT A-D: DEDICATED TO CITY OF VISALIA LLD

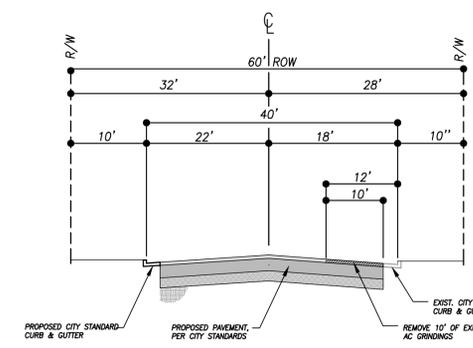


APN 101-050-040
3.52 AC
NOT A PART

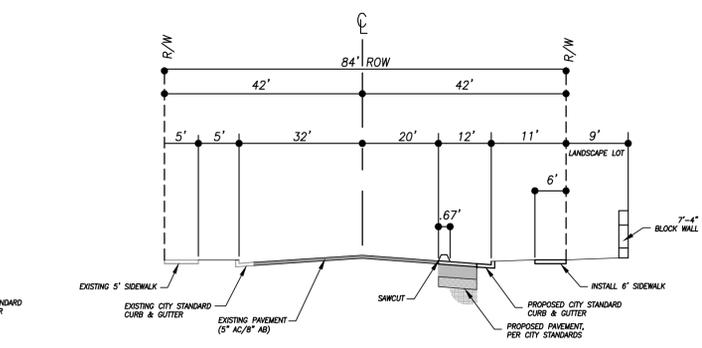
CITY OF VISALIA
APN: 101-050-044
1.25 AC

PORT. APN 101-050-043
NET 11.16 AC

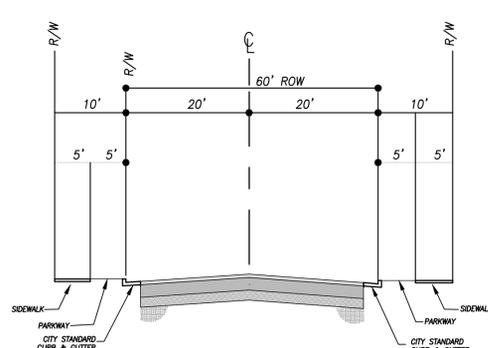
REMAINDER
3.95 AC



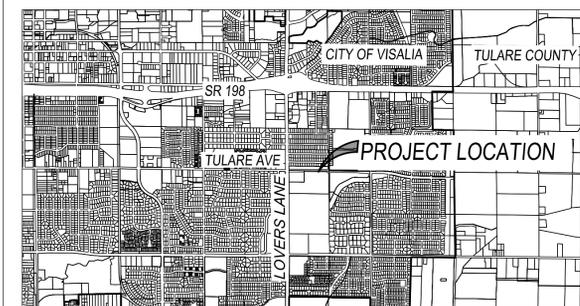
VISTA STREET CROSS SECTION LOOKING NORTH



TULARE AVENUE CROSS SECTION LOOKING EAST



LOCAL ROAD (60' ROW)

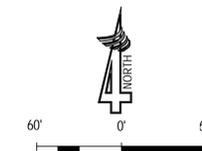


VICINITY MAP

SCALE: 1"=1/4 MILE
 PREPARED BY:



324 S. SANTA FE, STE. A
 P.O. BOX 7593
 VISALIA, CA 93292
 TEL: 559.802.3052
 FAX: 559.802.3215



TEAGAN RANCH

TENTATIVE SUBDIVISION MAP

BEING PARCEL 1 OF PARCEL MAP 5175 AS RECORDED IN BOOK 52, PAGE 82 OF PARCEL MAPS, TULARE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

MARCH 2018

PREPARED BY: NEIL ZERLANG - LAND SURVEYOR
 2908-B WEST MAIN STREET, VISALIA, CA 93291; (559) 739-1616

PREPARED FOR: G.J. GARDNER HOMES
 1441 SOUTH MOONEY, SUITE F, VISALIA, CA 93277; (559) 732-5067

ASSESSOR'S PARCEL NO.: 085-390-042 (PORTION)

ZONE: 6,000 SF MIN. SITE AREA FLOOD ZONE: 'AE'

EXISTING USE	VACANT
PROPOSED USE	RESIDENTIAL: SINGLE-FAMILY
WATER BY	CALIFORNIA WATER SERVICE
SEWER BY	CITY OF VISALIA
REFUSE BY	CITY OF VISALIA
ELECTRICITY BY	SOUTHERN CALIFORNIA EDISON CO.
GAS BY	SOUTHERN CALIFORNIA GAS CO.

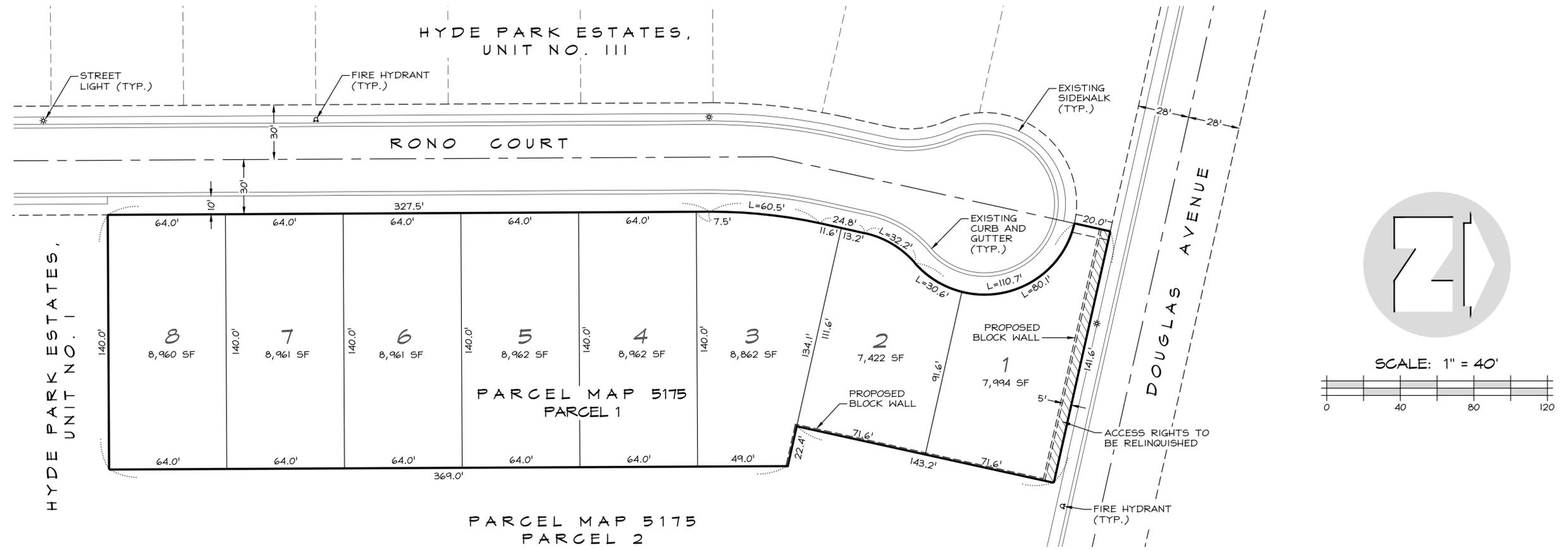
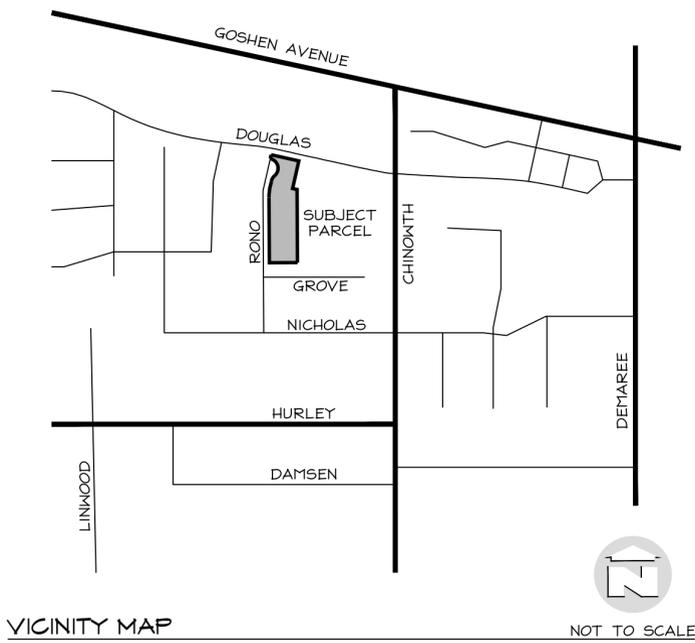


EXHIBIT "A"

ROSE ESTATES TENTATIVE SUBDIVISION MAP

SPR 18-031
R&P 3-07-2018

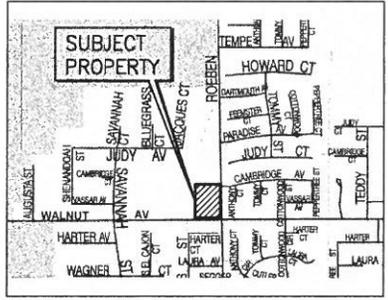
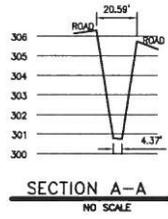
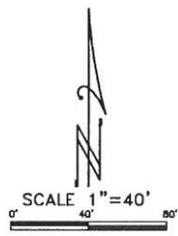
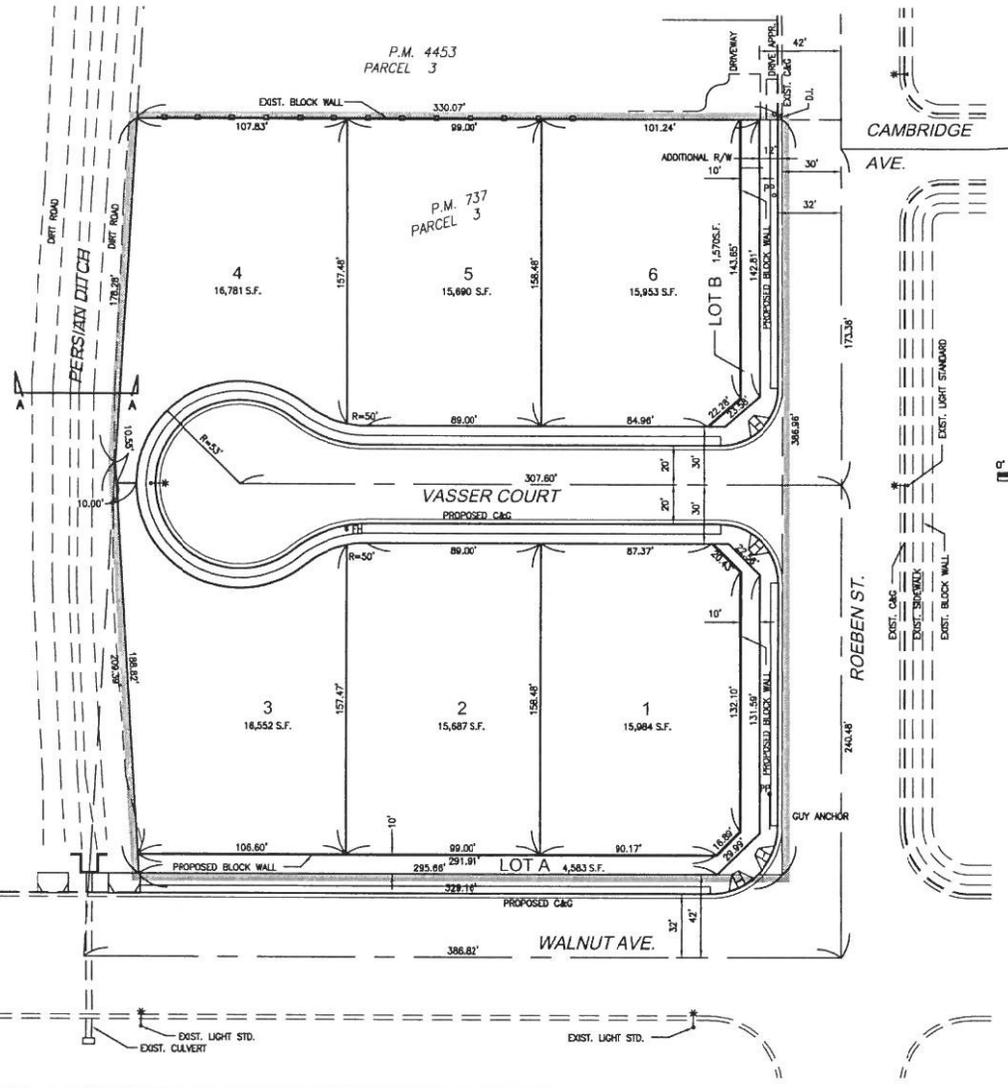
Being a portion of Parcel 3 of Parcel Map No. 4453, Rec. in Blk. 45 of Parcel Maps at Page 58, T.C.R., being situated in the SW Quarter of the SW Quarter of Sec 34, T.16S., R.24E., M.D.B.&M. in the City of Visalia, County of Tulare, State of California.

FEBRUARY 2018

OWNERS:
RON VANDER WEERD
337 Commercial Ave.
Tulare, CA 93274

SURVEYOR: FORESTER, WEBER & ASSOCIATES L.L.C.
1620 W. Mineral King Ave., Suite B
Visalia, California 93291
(559) 732-0102
e-mail: fredw@forestar-weber.com

- NOTES:**
- EXISTING PROPERTY USE: VACANT
 - PROPOSED PROPERTY USE: RESIDENTIAL
 - A.P.N.: 087-442-08
 - ZONING: R-1-5
 - WATER: CALIFORNIA WATER SERVICE
 - SEWAGE: CITY OF VISALIA
 - STORM DRAIN: CITY OF VISALIA
 - FLOOD ZONE: "X-SHADED"
 - AREA: 2.98 AC.
 - LANDSCAPE & LIGHTING DISTRICT TO BE ESTABLISHED

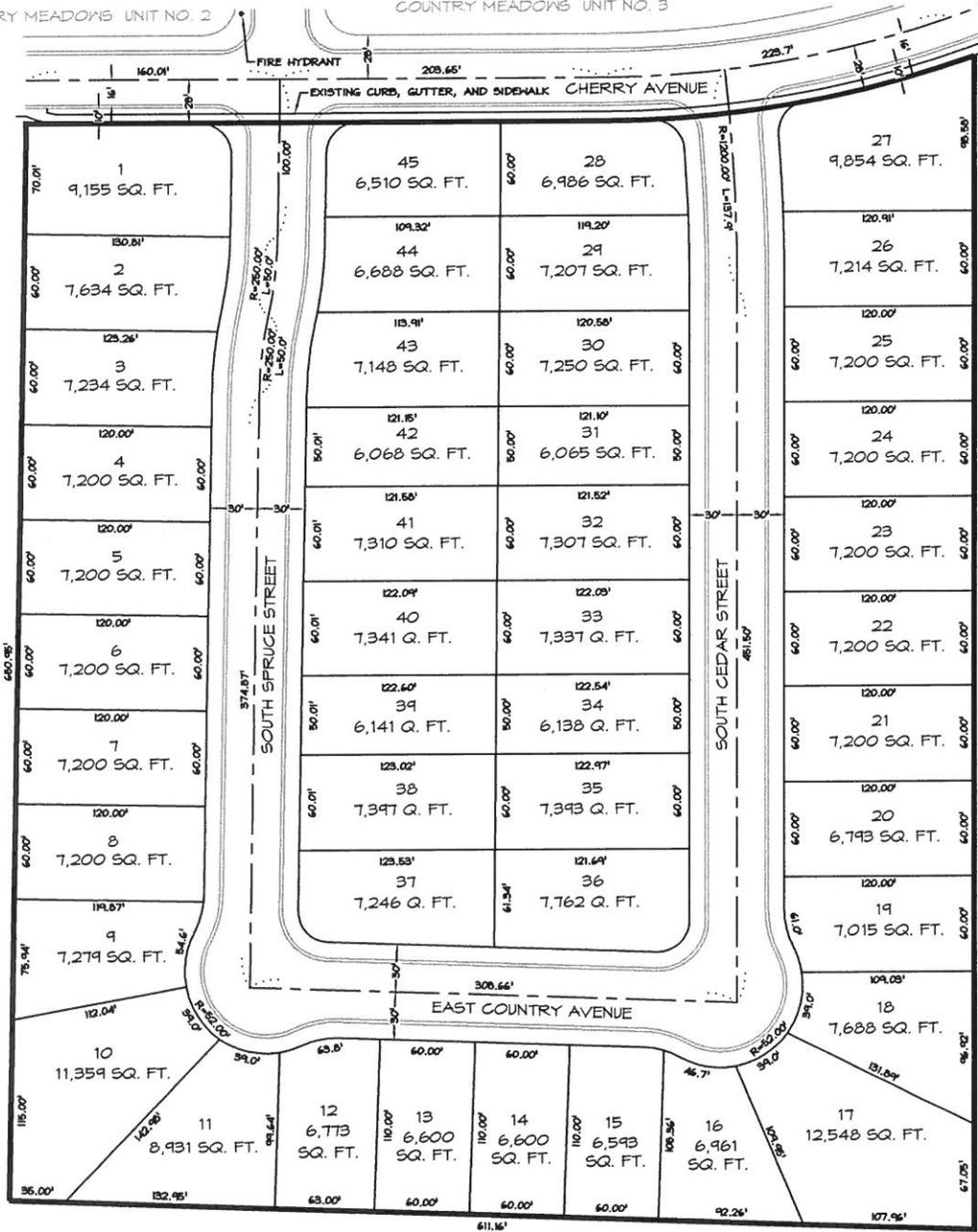


Vicinity Map
NO SCALE

ONE SHEET ONLY
200-17

COUNTRY MEADOWS UNIT NO. 2

COUNTRY MEADOWS UNIT NO. 3



CHERRY CREEK TENTATIVE SUBDIVISION

BEING A DIVISION OF A PORTION OF THE SOUTH HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 14 SOUTH, RANGE 25 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA. SEPTEMBER 2017

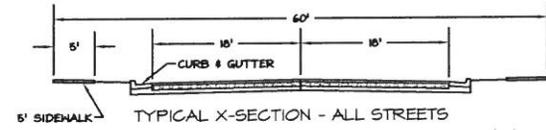
PREPARED BY: NEIL ZERLANG - LAND SURVEYOR
2900-B WEST MAIN STREET, VISALIA, CA 93291; (559) 739-1616

PREPARED FOR: HIDDEN OAK DEVELOPMENT CO.
P.O. BOX 3963, VISALIA, CA 93278; (559) 804-9665

ASSESSOR'S PARCEL NO.: 126-110-061

ZONE: R-1-5 FLOOD ZONE: 'X'

EXISTING USE	VACANT
PROPOSED USE	SINGLE-FAMILY RESIDENTIAL
WATER BY	CALIFORNIA WATER SERVICE
SEWER BY	CITY OF VISALIA
REFUSE BY	CITY OF VISALIA
ELECTRICITY BY	SOUTHERN CALIFORNIA EDISON CO.
GAS BY	SOUTHERN CALIFORNIA GAS CO.



SCALE: 1" = 50'

VICINITY MAP

NOT TO SCALE

TENTATIVE SUBDIVISION SAN SEBASTIAN III

BEING A SUBDIVISION OF A PORTION OF THE NORTH HALF OF THE NE QUARTER OF SECTION 6, TOWNSHIP 19 SOUTH, RANGE 25 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA. 2-5-17

OWNER:

JOHN D. MANUELE
1908 S. COURT ST.
VISALIA, CA. 93277

DEVELOPER:

JOHN D. MANUELE
1908 S. COURT ST.
VISALIA, CA. 93277
(559) 732-5656

A.P.N. #122-130-015, 047

PREPARED BY:

A.W. ENGINEERING
724 N. BEN MADDOX WAY SUITE C
VISALIA, CA. 93292

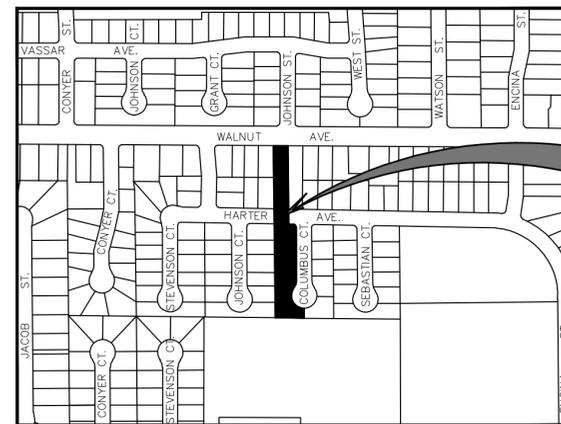
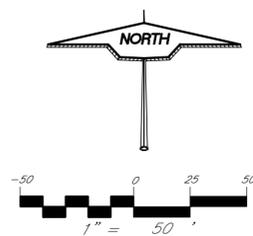
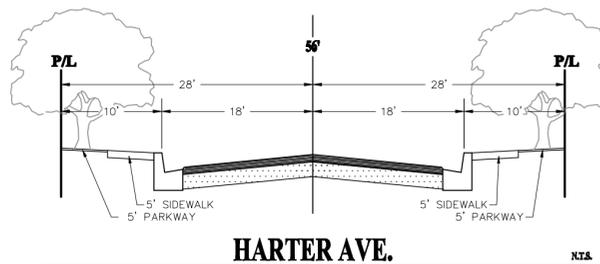
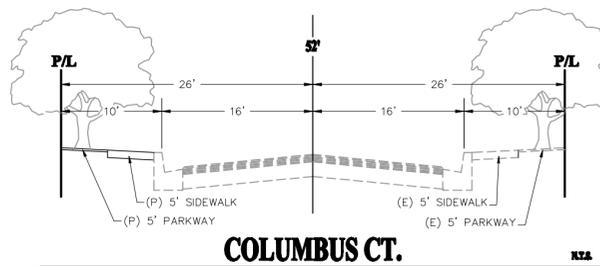
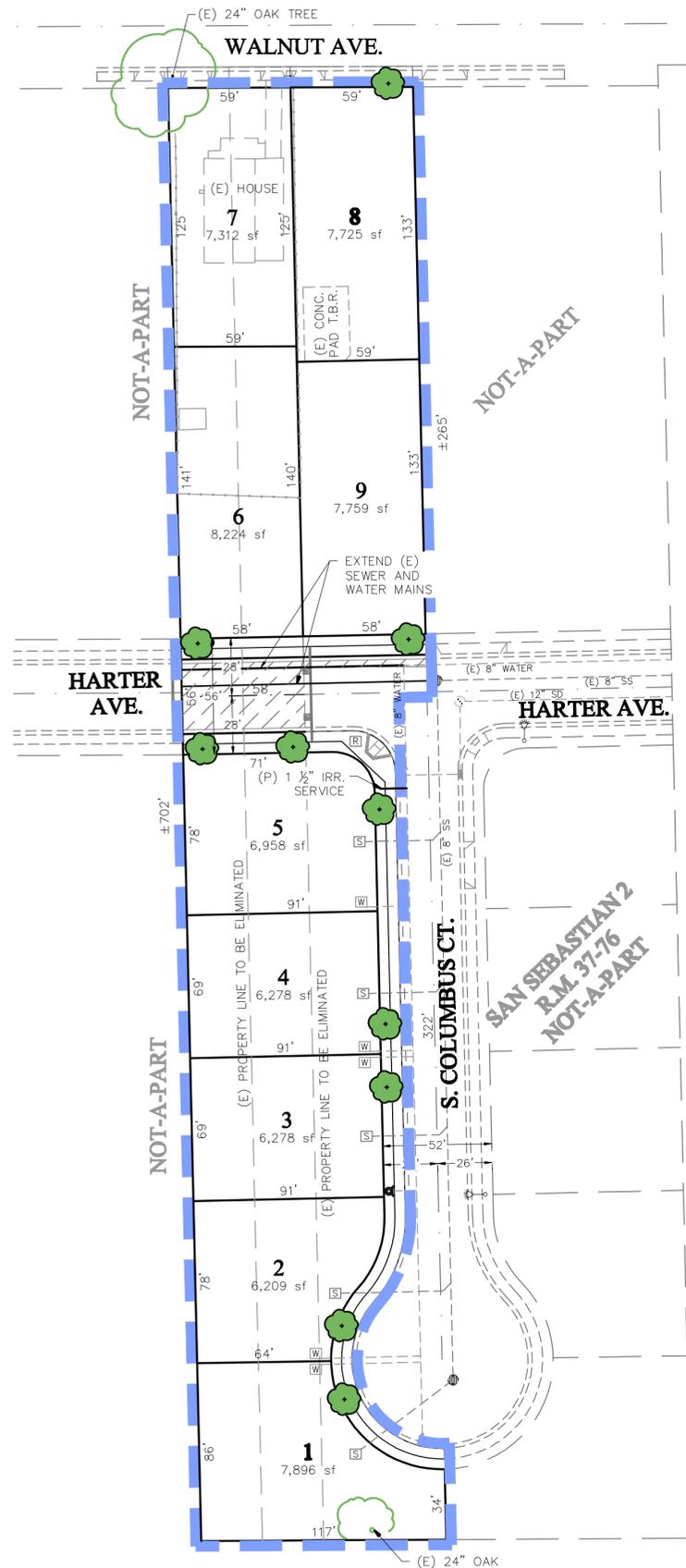
PH. 559-967-8089

LEGEND/NOTES

- (325-589E) EXISTING GRADE
- (E) FIRE HYDRANT
- (E) STREET LIGHT
- (E) UTILITY POLE
- SS SANITARY SEWER
- SD STORM DRAIN
- (E) EXISTING
- (P) PROPOSED
- [R] CONSTRUCT CITY STD. ACCESS. RAMP
- [S] EXISTING SEWER LATERAL
- [W] EXISTING WATER LATERAL

EXIST. USE: VACANT
PROPOSED USE: RESIDENTIAL
SEWAGE DISPOSAL: CITY OF VISALIA
DRAINAGE: C.O.V. STORM BASIN
WATER SUPPLY: CAL. WATER CO.
FLOOD ZONE: 'X'
TOTAL LOTS: 9
LOT AREA: 6,209 MIN/ 7,896 MAX
ZONING: R1-6
TOTAL AREA: 1.56 AC.

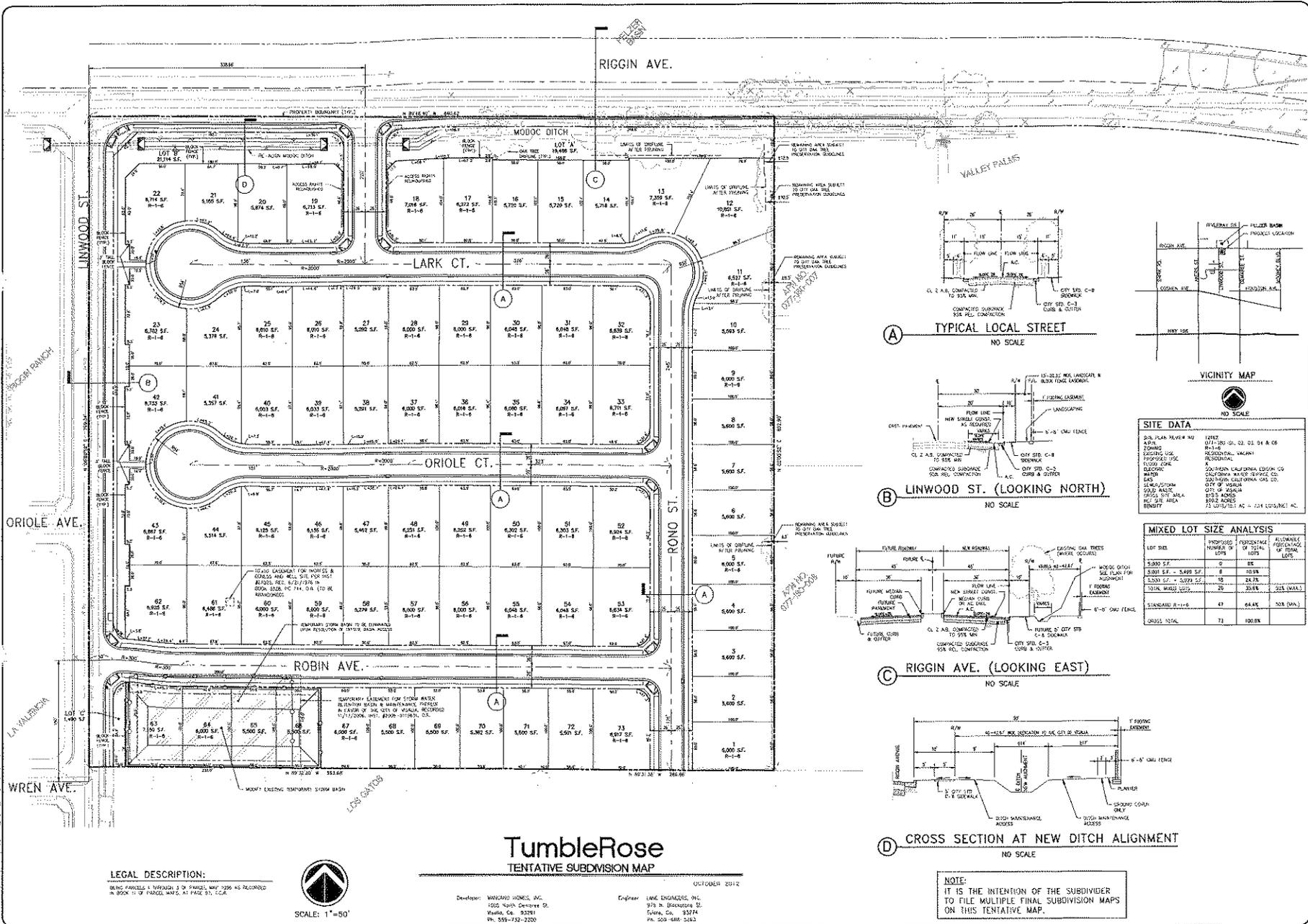
A) ALL EXISTING ON-SITE IRRIGATION SYSTEMS SHALL BE ABANDONED & REMOVED PER CITY STD'S.



**SUBJECT
PROPERTY**



EXHIBIT A



NO.	DATE	REVISIONS



LANE ENGINEERS INC.
CIVIL & STRUCTURAL SURVEYING
979 N. Beaumont Street
Tulare, California 93274
(559) 688-5563

A TENTATIVE SUBDIVISION MAP FOR:
MANGANO HOMES, INC.
TULARE, CALIFORNIA

NAME	APPD
DATE	10-8-12
SCALE	1"=50'
CHECKED	LJS
SUBMIT	
TSM F	
OF	1 SHEETS
JOB NO.	12117

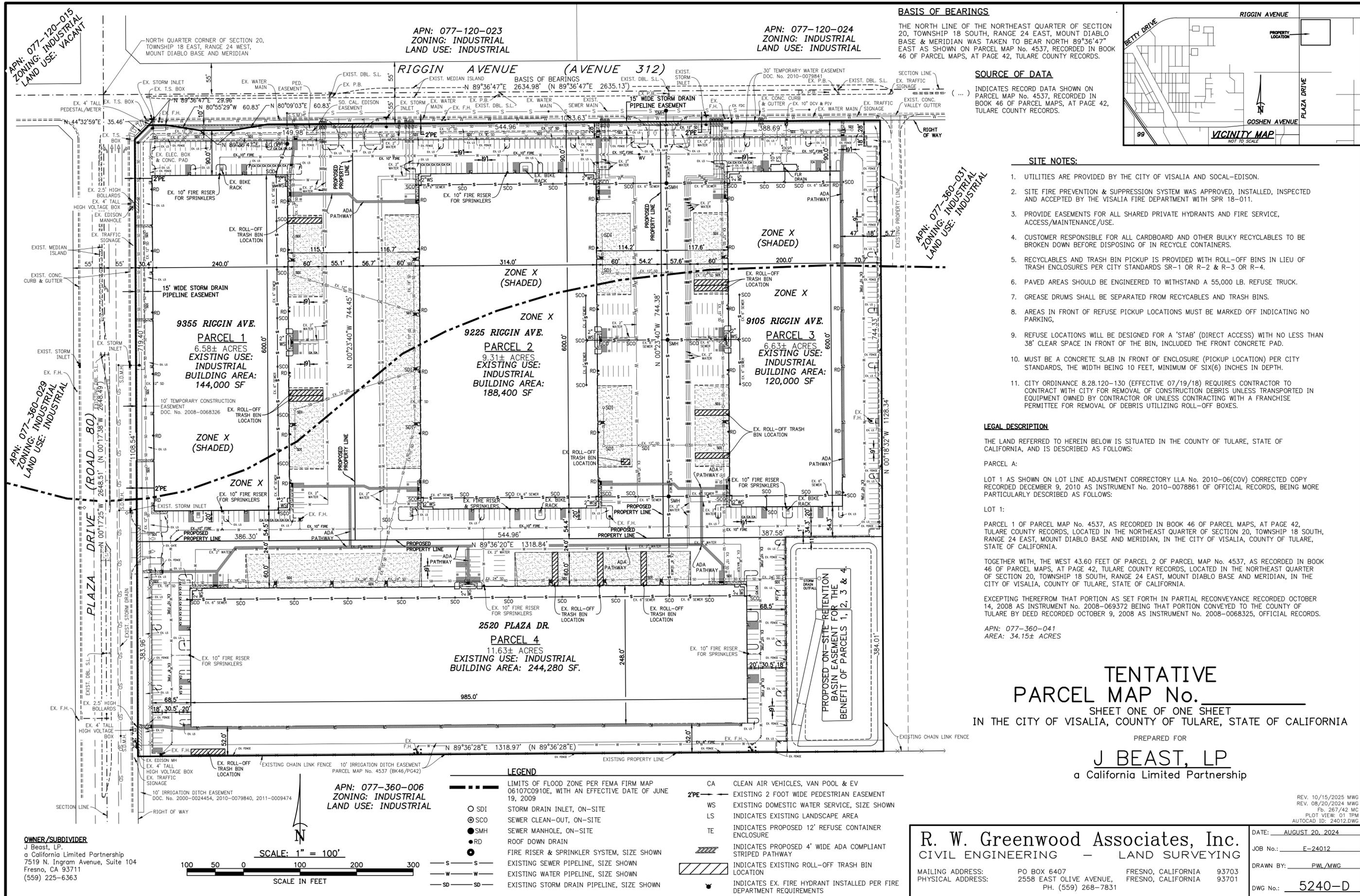
SITE DATA

SUB. PLAN REVIEW NO.	1292
ADP	071-281-02, 02, 01, 04 & 05
ZONING	R-1-8
EXISTING USE	RESIDENTIAL VACANT
PROPOSED USE	RESIDENTIAL
LOCAL USE	
DEVELOPER	
DESIGNER	LANE ENGINEERS INC.
DATE	07/27/12
SCALE	1"=50'
PROJECT NO.	1102
PROJECT NAME	TUMBLE ROSE
PROJECT ADDRESS	3333 SANDY WAY, TULARE, CA 93274

MIXED LOT SIZE ANALYSIS

LOT SIZE	PROPOSED NUMBER OF LOTS	PERCENTAGE OF TOTAL LOTS	ALLOWABLE PERCENTAGE OF TOTAL LOTS
5,000 SF. - 5,499 SF.	2	2.7%	5%
5,500 SF. - 5,999 SF.	8	10.9%	15%
6,000 SF. - 6,499 SF.	18	24.7%	30%
TOTAL MIXED LOTS	28	38.3%	50%
STANDARD R-1-8	47	64.4%	50% (MAX.)
GRAND TOTAL	75	100%	

Exhibit "B"

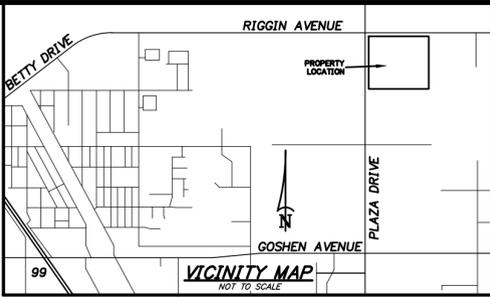


BASIS OF BEARINGS

THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE & MERIDIAN WAS TAKEN TO BEAR NORTH 89°36'47" EAST AS SHOWN ON PARCEL MAP No. 4537, RECORDED IN BOOK 46 OF PARCEL MAPS, AT PAGE 42, TULARE COUNTY RECORDS.

SOURCE OF DATA

INDICATES RECORD DATA SHOWN ON PARCEL MAP No. 4537, RECORDED IN BOOK 46 OF PARCEL MAPS, AT PAGE 42, TULARE COUNTY RECORDS.



SITE NOTES:

- UTILITIES ARE PROVIDED BY THE CITY OF VISALIA AND SOCIAL-EDISON.
- SITE FIRE PREVENTION & SUPPRESSION SYSTEM WAS APPROVED, INSTALLED, INSPECTED AND ACCEPTED BY THE VISALIA FIRE DEPARTMENT WITH SPR 18-011.
- PROVIDE EASEMENTS FOR ALL SHARED PRIVATE HYDRANTS AND FIRE SERVICE, ACCESS/MAINTENANCE/USE.
- CUSTOMER RESPONSIBLE FOR ALL CARDBOARD AND OTHER BULKY RECYCLABLES TO BE BROKEN DOWN BEFORE DISPOSING OF IN RECYCLE CONTAINERS.
- RECYCLABLES AND TRASH BIN PICKUP IS PROVIDED WITH ROLL-OFF BINS IN LIEU OF TRASH ENCLOSURES PER CITY STANDARDS SR-1 OR R-2 & R-3 OR R-4.
- PAVED AREAS SHOULD BE ENGINEERED TO WITHSTAND A 55,000 LB. REFUSE TRUCK.
- GREASE DRUMS SHALL BE SEPARATED FROM RECYCABLES AND TRASH BINS.
- AREAS IN FRONT OF REFUSE PICKUP LOCATIONS MUST BE MARKED OFF INDICATING NO PARKING.
- REFUSE LOCATIONS WILL BE DESIGNED FOR A 'STAB' (DIRECT ACCESS) WITH NO LESS THAN 38' CLEAR SPACE IN FRONT OF THE BIN, INCLUDED THE FRONT CONCRETE PAD.
- MUST BE A CONCRETE SLAB IN FRONT OF ENCLOSURE (PICKUP LOCATION) PER CITY STANDARDS, THE WIDTH BEING 10 FEET, MINIMUM OF SIX(6) INCHES IN DEPTH.
- CITY ORDINANCE 8.28.120-130 (EFFECTIVE 07/19/18) REQUIRES CONTRACTOR TO CONTRACT WITH CITY FOR REMOVAL OF CONSTRUCTION DEBRIS UNLESS TRANSPORTED IN EQUIPMENT OWNED BY CONTRACTOR OR UNLESS CONTRACTING WITH A FRANCHISE PERMITTEE FOR REMOVAL OF DEBRIS UTILIZING ROLL-OFF BOXES.

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF TULARE, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL A:

LOT 1 AS SHOWN ON LOT LINE ADJUSTMENT CORRECTORY LLA No. 2010-06(COV) CORRECTED COPY RECORDED DECEMBER 9, 2010 AS INSTRUMENT No. 2010-0078861 OF OFFICIAL RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1:

PARCEL 1 OF PARCEL MAP No. 4537, AS RECORDED IN BOOK 46 OF PARCEL MAPS, AT PAGE 42, TULARE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

TOGETHER WITH, THE WEST 43.60 FEET OF PARCEL 2 OF PARCEL MAP No. 4537, AS RECORDED IN BOOK 46 OF PARCEL MAPS, AT PAGE 42, TULARE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION AS SET FORTH IN PARTIAL RECONVEYANCE RECORDED OCTOBER 14, 2008 AS INSTRUMENT No. 2008-069372 BEING THAT PORTION CONVEYED TO THE COUNTY OF TULARE BY DEED RECORDED OCTOBER 9, 2008 AS INSTRUMENT No. 2008-0068325, OFFICIAL RECORDS.

APN: 077-360-041
AREA: 34.15± ACRES

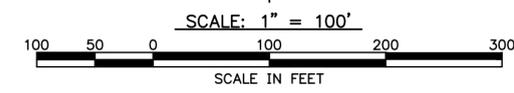
TENTATIVE PARCEL MAP No. 99

SHEET ONE OF ONE SHEET
IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA

PREPARED FOR
J BEAST, LP
a California Limited Partnership

LEGEND	
— — — — —	LIMITS OF FLOOD ZONE PER FEMA FIRM MAP 06107C0910E, WITH AN EFFECTIVE DATE OF JUNE 19, 2009
○ SDI	STORM DRAIN INLET, ON-SITE
⊙ SCO	SEWER CLEAN-OUT, ON-SITE
● SMH	SEWER MANHOLE, ON-SITE
● RD	ROOF DOWN DRAIN
●	FIRE RISER & SPRINKLER SYSTEM, SIZE SHOWN
— S — S —	EXISTING SEWER PIPELINE, SIZE SHOWN
— W — W —	EXISTING WATER PIPELINE, SIZE SHOWN
— SD — SD —	EXISTING STORM DRAIN PIPELINE, SIZE SHOWN
CA	CLEAN AIR VEHICLES, VAN POOL & EV
2'PE	EXISTING 2 FOOT WIDE PEDESTRIAN EASEMENT
WS	EXISTING DOMESTIC WATER SERVICE, SIZE SHOWN
LS	INDICATES EXISTING LANDSCAPE AREA
TE	INDICATES PROPOSED 12' REFUSE CONTAINER ENCLOSURE
	INDICATES PROPOSED 4' WIDE ADA COMPLIANT STRIPED PATHWAY
	INDICATES EXISTING ROLL-OFF TRASH BIN LOCATION
⬇	INDICATES EX. FIRE HYDRANT INSTALLED PER FIRE DEPARTMENT REQUIREMENTS

APN: 077-360-006
ZONING: INDUSTRIAL
LAND USE: INDUSTRIAL



OWNER/SUBDIVIDER
J Beast, LP,
a California Limited Partnership
7519 N. Ingram Avenue, Suite 104
Fresno, CA 93711
(559) 225-6363

R. W. Greenwood Associates, Inc.
CIVIL ENGINEERING — LAND SURVEYING

MAILING ADDRESS: PO BOX 6407 FRESNO, CALIFORNIA 93703
PHYSICAL ADDRESS: 2558 EAST OLIVE AVENUE, FRESNO, CALIFORNIA 93701
PH. (559) 268-7831

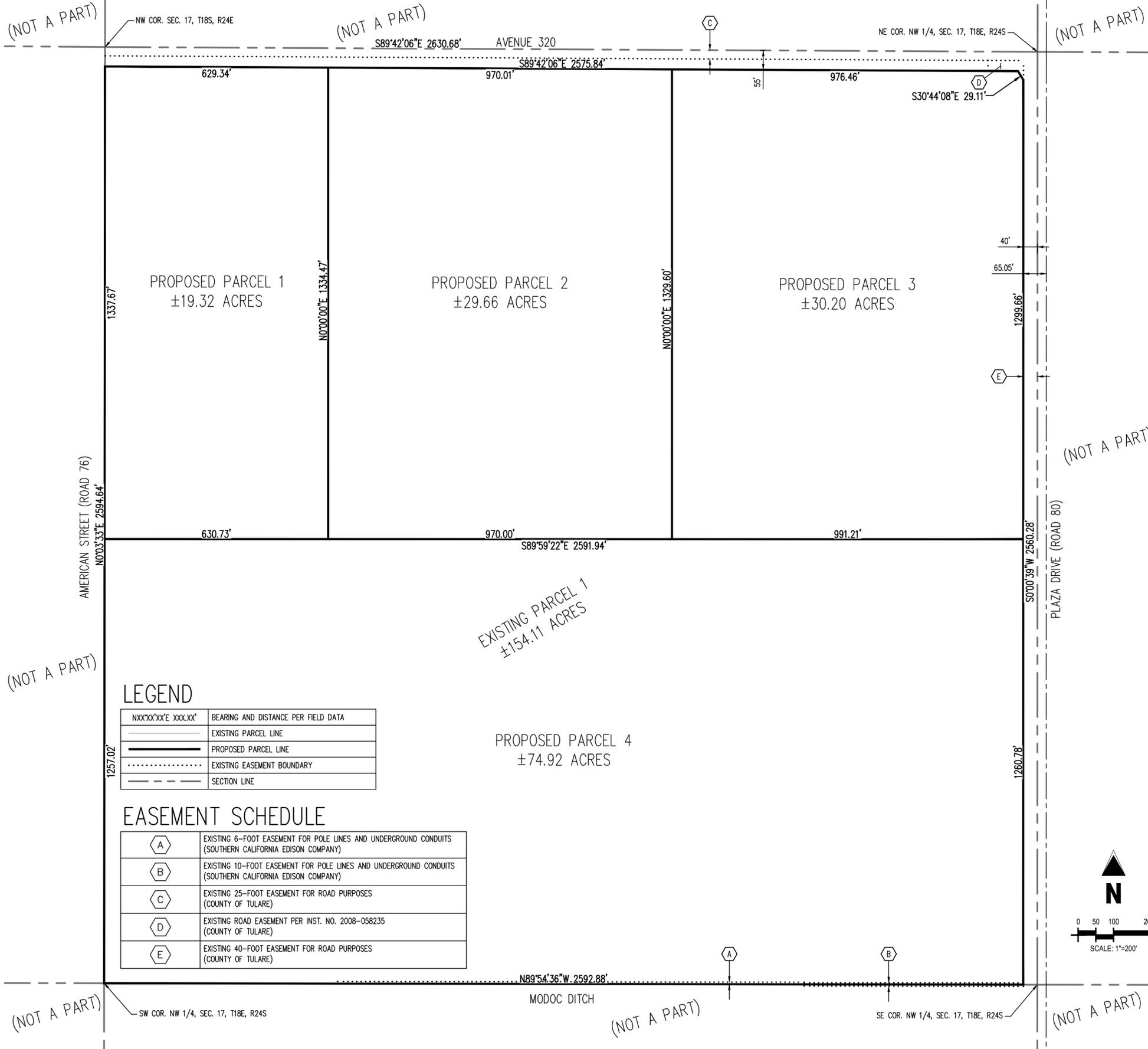
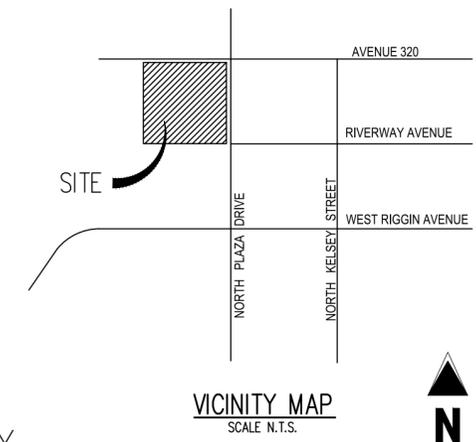
DATE: AUGUST 20, 2024
JOB No.: E-24012
DRAWN BY: PWL/MWG
DWG No.: 5240-D

REV. 10/15/2025 MWG
REV. 08/20/2024 MWG
PLOT VIEW: 01 TFM
AUTOCAD ID: 24012.DWG

TENTATIVE PARCEL MAP 23-XX

FOR CENTRAL POINT III

PREPARED JANUARY 2023 BY GALLOWAY & COMPANY, INC.



PREPARED BY
GALLOWAY AND COMPANY, INC.
9477 N. FORT WASHINGTON, STE. 105
FRESNO, CA 93730
TEL: (559) 721-5030

OWNER
CRP LDF CENTRAL POINT III, CA, LLC
1300 DOVE STREET, STE 200
NEWPORT BEACH, CA 92660
TEL: (949) 342-8000

VICINITY MAP
SCALE N.T.S.

SUBDIVIDER
CAPROCK ACQUISITIONS, LLC
1300 DOVE STREET, STE 200
NEWPORT BEACH, CA 92660
TEL: (949) 342-8000

PARCEL INFORMATION
LEGAL DESCRIPTION

APN: 077-120-017-000
THE NORTHWEST QUARTER OF SECTION 17, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE COUNTY OF TULARE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THE EAST 40 FEET THEREOF, AS CONVEYED TO THE COUNTY OF TULARE BY DEED RECORDED DECEMBER 30, 1935 IN BOOK 652, PAGE 204 OF OFFICIAL RECORDS.

ALSO EXCEPTING THEREFROM PORTION OF LAND AS CONVEYED TO THE COUNTY OF TULARE FOR RIGHT OF WAY ACQUISITION BY GRANT DEED RECORDED AUGUST 25, 2008, INSTRUMENT NO. 2008-058235 OF OFFICIAL RECORDS.

AND ALSO EXCEPTING THEREFROM AN UNDIVIDED 50% INTEREST IN AND TO SAID OIL, GAS, MINERALS AND OTHER HYDROCARBON SUBSTANCES IN SAID LAND WITHOUT RIGHT OF ENTRY.

EXISTING STRUCTURES

THERE ARE NO EXISTING STRUCTURES ON SITE

ZONING INFORMATION

ZONING
CURRENT ZONING: INDUSTRIAL
REQUIRED ZONING: INDUSTRIAL

LAND USE
EXISTING LAND USE: VACANT
PROPOSED LAND USE: INDUSTRIAL

SETBACKS
FRONT: 25 FT
INTERIOR ROADS: 10 FT
SIDE: 0 FT (INCLUDING 5 FT LANDSCAPE SETBACK)
REAR: 0 FT (INCLUDING 5 FT LANDSCAPE SETBACK)

MAXIMUM BUILDING HEIGHT: 75 FT

UTILITY PROVIDERS

SANITARY SEWER: CITY OF VISALIA
WATER: CALWATER
SOLID WASTE: CITY OF VISALIA
ELECTRIC: SOUTHERN CALIFORNIA EDISON
GAS: SOUTHERN CALIFORNIA GAS
TELECOM: AT&T / COMCAST
STORM SEWER: CITY OF VISALIA

FEMA FLOOD ZONE

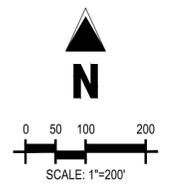
PER FIRMETTE 06107C0910E, EFFECTIVE 06/16/2009;
THIS PROPERTY RESIDES IN FEMA FLOOD ZONE 'X' (AREA OF MINIMAL FLOOD HAZARD AND 0.2% CHANCE ANNUAL CHANCE FLOOD HAZARD)

LEGEND

XXX'XX'XX"E XXX.XX'	BEARING AND DISTANCE PER FIELD DATA
---	EXISTING PARCEL LINE
---	PROPOSED PARCEL LINE
.....	EXISTING EASEMENT BOUNDARY
----	SECTION LINE

EASEMENT SCHEDULE

A	EXISTING 6-FOOT EASEMENT FOR POLE LINES AND UNDERGROUND CONDUITS (SOUTHERN CALIFORNIA EDISON COMPANY)
B	EXISTING 10-FOOT EASEMENT FOR POLE LINES AND UNDERGROUND CONDUITS (SOUTHERN CALIFORNIA EDISON COMPANY)
C	EXISTING 25-FOOT EASEMENT FOR ROAD PURPOSES (COUNTY OF TULARE)
D	EXISTING ROAD EASEMENT PER INST. NO. 2008-058235 (COUNTY OF TULARE)
E	EXISTING 40-FOOT EASEMENT FOR ROAD PURPOSES (COUNTY OF TULARE)





Planning Division

Map Streamlining Discussion

City Council
March 2, 2026



WHY WE'RE HERE TONIGHT

- The State is asking jurisdictions to reduce governmental constraints to housing
- Our Housing Element asks us to identify constraints to housing and seek to minimize them
- Staff has identified a time and cost-saving measure by streamlining the approval of small and simple subdivisions, both residential and nonresidential
- Staff is seeking your authorization to pursue this measure

THE QUESTIONS WE WILL BE ASKING YOU

1. Would Council support an amendment to the Subdivision Ordinance to subject the following types of subdivisions to a streamlined process?
 - a. Residential tentative maps of 80 lots or 80 units or less, that do not require a General Plan Amendment, Annexation (Prezone), Change of Zone, Conditional Use Permit, Variance, or a Planned Unit/Residential Development permit (“other discretionary permits”).
 - b. Non-residential tentative maps (i.e., parcel maps for commercial/industrial developments), that do not require other discretionary permits (CUP, Variances, etc.).

THE QUESTIONS WE WILL BE ASKING YOU

2. Would Council support identifying a designated official as an administrative staff-level advisory agency for the streamlined process?
3. Would Council support establishing an administrative hearing process where noticing is limited to nearby property owners and residents?

WHAT WE'VE IDENTIFIED

- 6% of lots in residential subdivisions approved in the past 10 years complied with all requirements
 - ✓ Complied with plans, policies, regulations, and standards
 - ✓ No other permit was needed that otherwise required Planning Commission's approval
- Most nonresidential parcel splits do not authorize development; simply establish new parcels for sale, lease or finance
- These can be streamlined if approved administratively; avoids scheduling and noticing a public hearing; reduces approval by about a month

SMALL AND SIMPLE SUBDIVISION CRITERIA

- Complies with General Plan's density and intensity requirements
- Uses proposed are principally permitted in the zone district
- Complies with City engineering standards and Subdivision Ordinance requirements
- No deviation requests that otherwise require Planning Commission's approval
- Residential development: Unit count equivalent or less than multifamily administrative approval threshold (80 dwelling units)

QUESTIONS 1a. & 1b.

1. Would Council support an amendment to the Subdivision Ordinance to subject the following types of subdivisions to a streamlined process?
 - a. Residential tentative maps of 80 lots or 80 units or less, that do not require other discretionary permits.
 - b. Non-residential tentative maps that do not require other discretionary permits.

SAN MARINO (SHIRK S/O RIGGIN)

- ✓ Met GP density requirements
- ✓ Met minimum lot area, width, and depth requirements
- ✓ Met City engineering standards
- ✓ Met City subdivision standards
- ✓ No deviation or variances to standards



CANDELAS II (TULARE E/O LOVERS LANE)

- ✓ Met GP density requirements
- ✓ Met minimum lot area, width, and depth requirements
- ✓ Met City engineering standards
- ✓ Met City subdivision standards
- ✓ No deviation or variances to standards

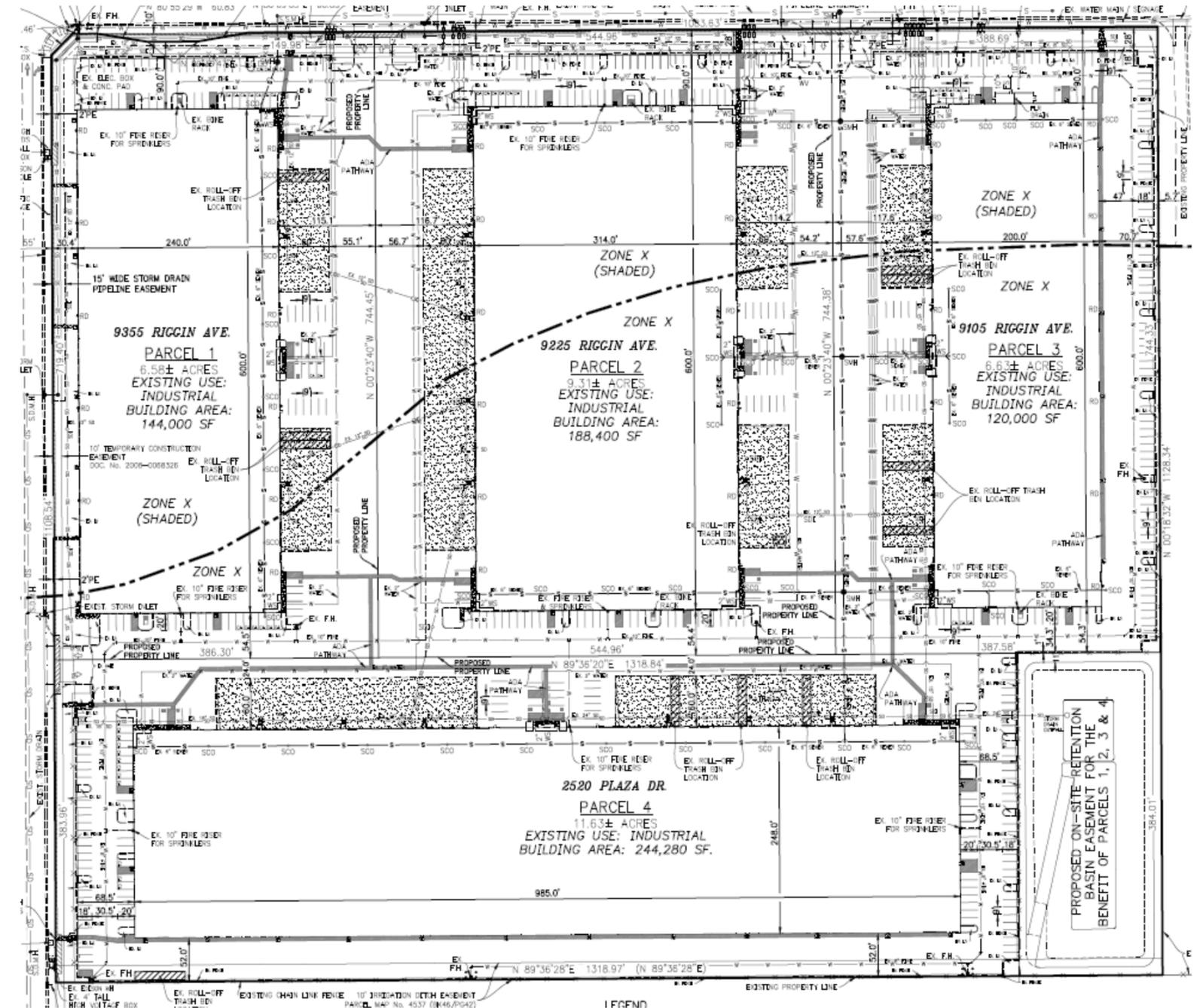


STAFF ANALYSIS (Residential Maps):

- Staff identified 80 lot/unit “threshold” could be applied to residential subdivisions
- The 80-unit metric is the threshold currently applied to by-right multifamily developments
- This could help facilitate an incentive to develop infill sites / bypass parcels
- No deviation requests that otherwise require Planning Commission’s approval

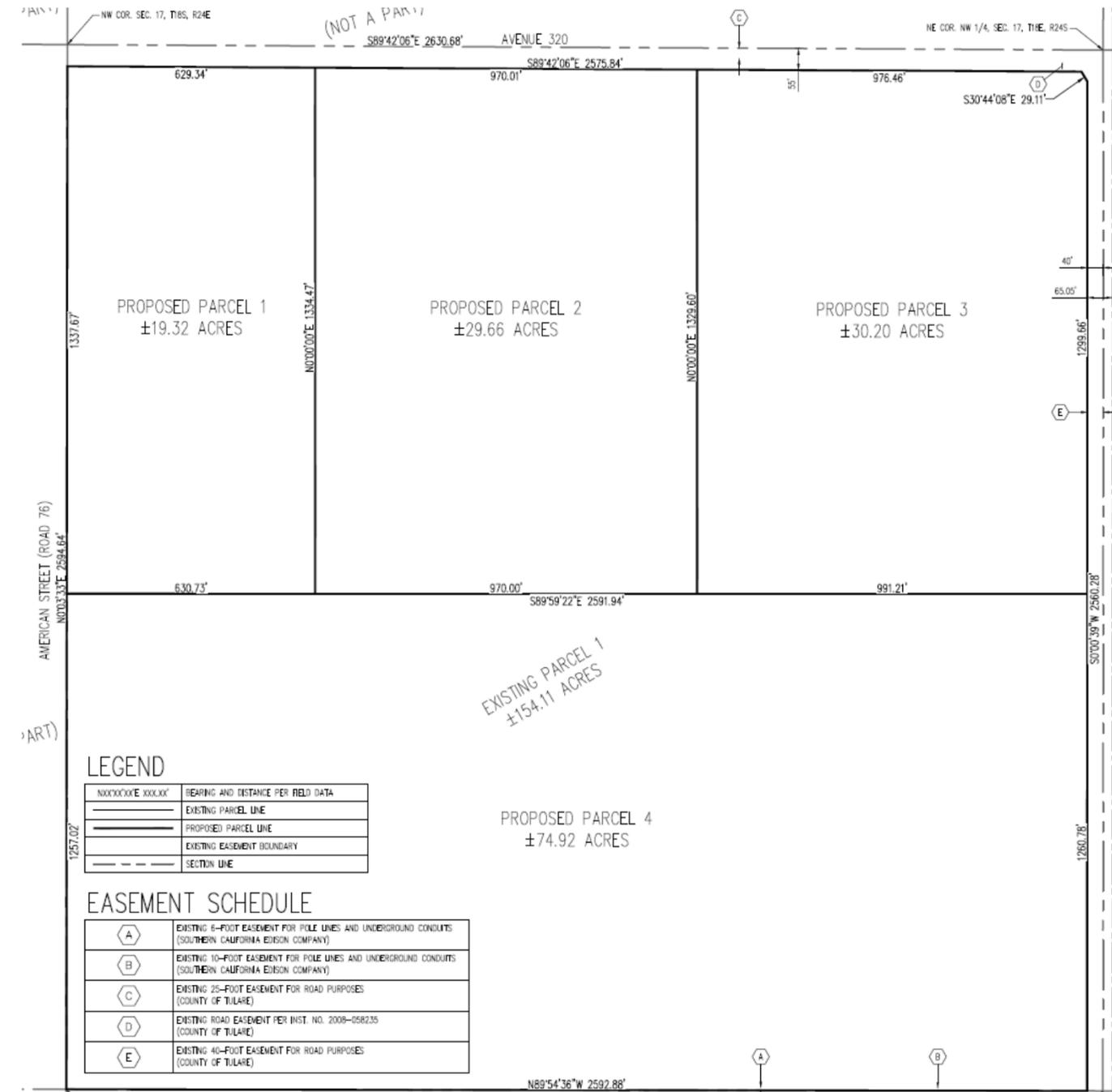
DDG 697V (RIGGIN AND PLAZA)

- ✓ Met minimum lot area, width, and depth requirements
- ✓ Met City engineering standards
- ✓ Met City subdivision standards
- ✓ No deviation or variances to standards
- ✓ Existing development



CAPROCK (PLAZA AND KIBLER)

- ✓ Met minimum lot area, width, and depth requirements
- ✓ Met City engineering standards
- ✓ Met City subdivision standards
- ✓ No deviation or variances to standards
- ✓ Existing development



STAFF ANALYSIS (Nonresidential Maps):

- Most nonresidential projects not subject to discretionary review
- These maps generally consist of subdividing commercial, office, industrial sites
- Most of these sites tend to be developed already
- Again, no deviation requests that otherwise require Planning Commission's approval

QUESTION 2. APPROVAL BODY

2. Would Council support identifying a designated official as an administrative staff-level advisory agency for the streamlined process?

STAFF ANALYSIS (Approval Body):

- The Designated Official could be the City Manager, the Director, City Planner, Principal Planner, or their designee(s)
 - Technical expertise – No training needed
 - Availability – Administrative decisions not limited to twice a month
 - Ability to delegate – Manages conflicts of interest

STAFF ANALYSIS (Approval Body):

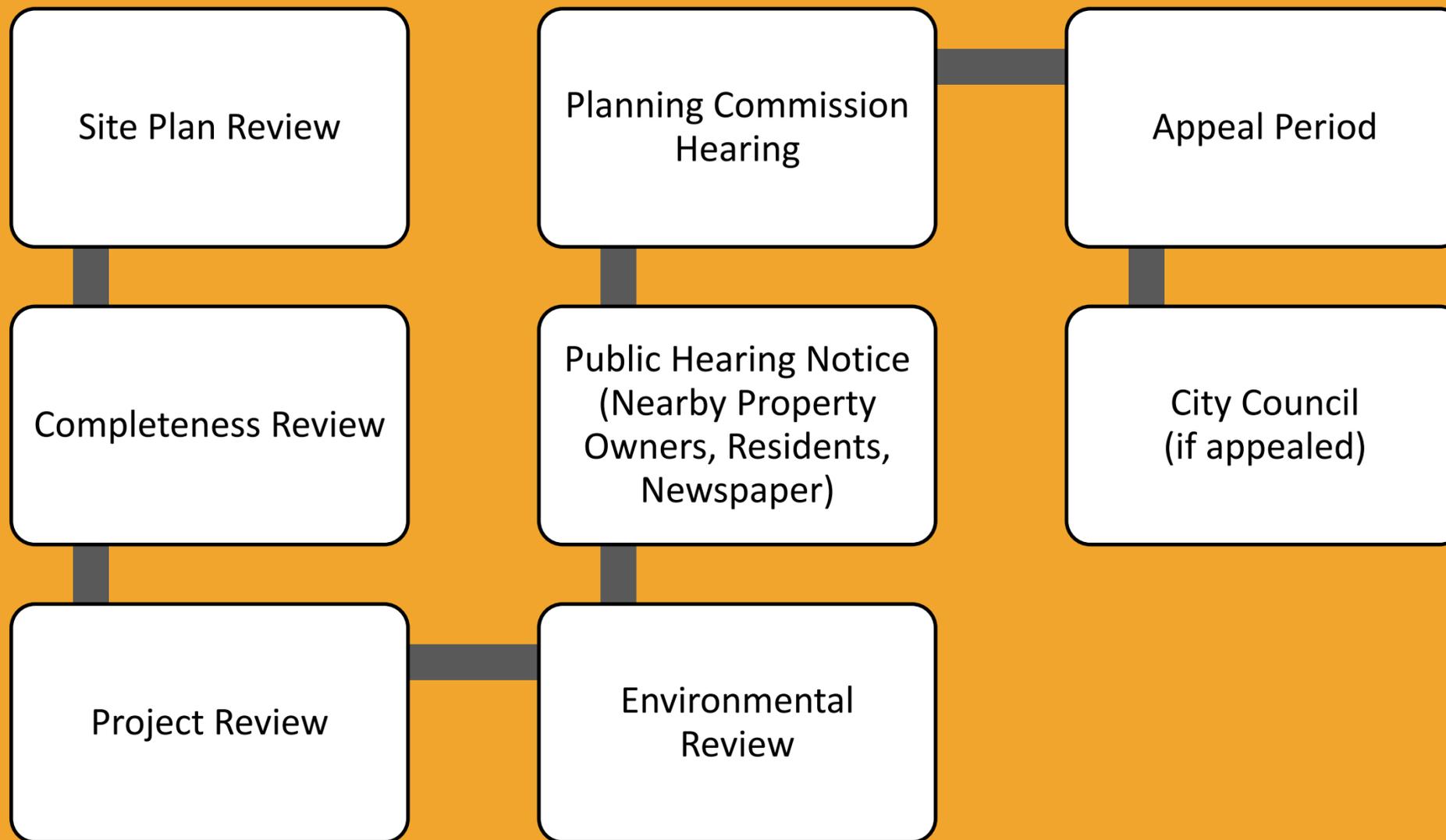
- An Official Body could comprise of anyone, much like the Planning Commission.
 - Wider array of opinions available
 - Finding members to sit on committee, train them, establishing quorum, setting a schedule, and making the meeting open to the public to comply with the Brown Act would make this administratively burdensome and run counter to the intent of a streamlining process.

Staff recommends that the Designated Official approach be chosen.

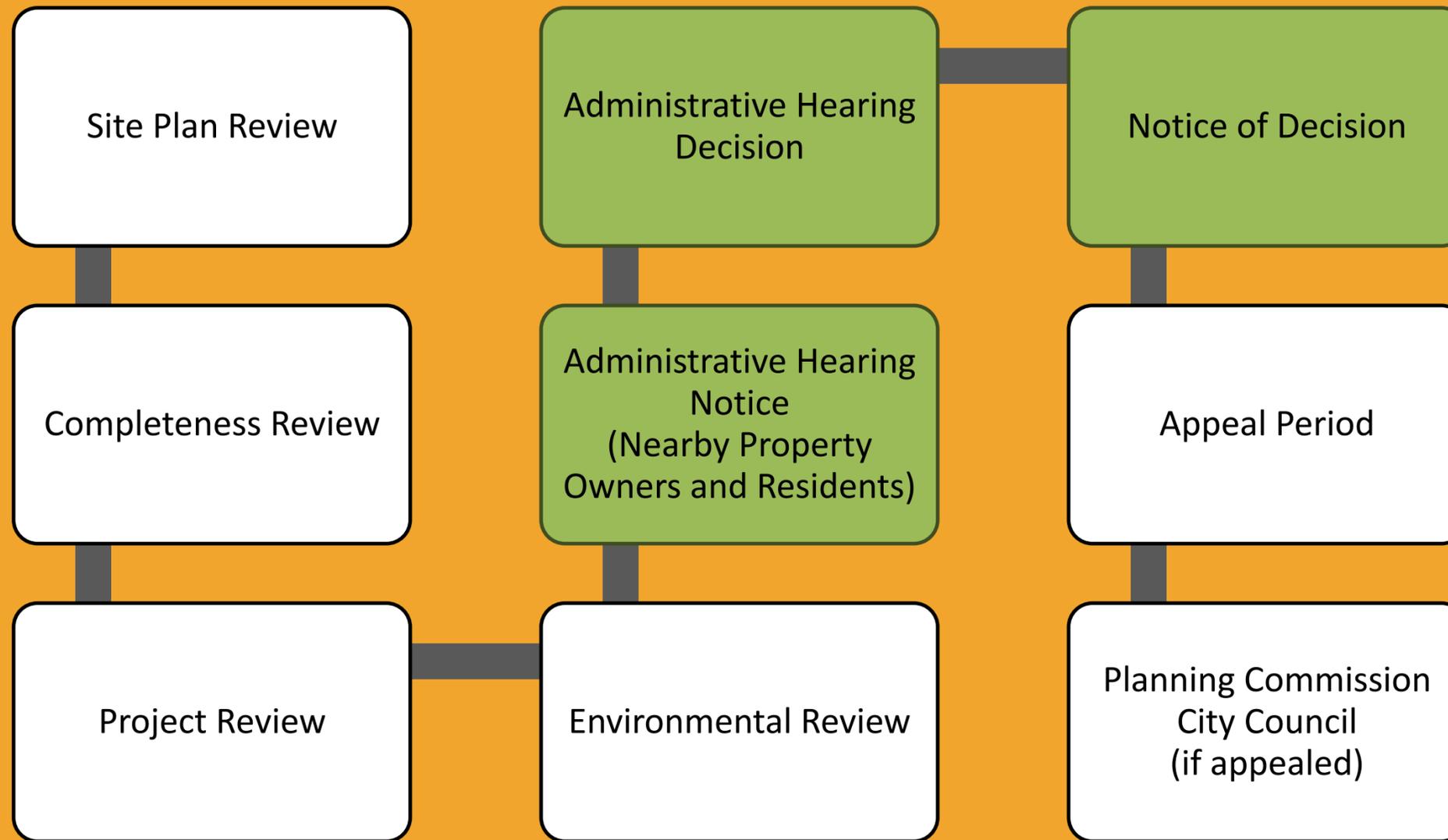
QUESTION 3. PROPOSED ADMINISTRATIVE HEARING PROCESS

3. Would Council support establishing an administrative hearing process where noticing is limited to nearby property owners and residents?

EXISTING PROCESS



PROPOSED PROCESS



STAFF ANALYSIS (Administrative Hearing):

- An Administrative Hearing accomplishes the overall goals of existing process
 - Advance notice of a decision to be made (10 days), sent to nearby property owners and residents (300 feet)
 - Staff report available for review
 - Instructions on how to submit a comment or request to be notified of the decision
 - Ability to appeal
- No newspaper notices would occur

Staff recommends that Council selects an administrative hearing process with notices to nearby property owners and residents

PLANNING COMMISSION'S RECOMMENDATION AND RESERVATIONS

Planning Commission voted unanimously to pass a recommendation, however with concerns in regards to:

- Staff workload
- Staff impartiality
- Limit public engagement

STAFF WORKLOAD

- Streamlining measures amounts to 6% of lot approved over the past 10 years
- Nonresidential maps are generally noncontroversial
- Streamlining would remove administrative processes, not require these steps to be completed faster
 - Newspaper noticing lead times
 - Waiting for a public hearing date (twice per month)
- Approximately 5 hours saved per application

For these reasons, staff recommends a streamlined process includes, at minimum, the project types mentioned.

STAFF IMPARTIALITY

- Planning staff are employees that make or influence government decisions
- Required under State law to file a Form 700
- Requires disclosures of personal financial interests
- Designated official can delegate on a case-by-case basis to avoid conflicts of interest

For these reasons, staff recommends a streamlined process includes, at minimum, the project types mentioned by a designated official.

RECEPTIVENESS TO PUBLIC COMMENT

- Adequate notice would be provided
- Designated official required to consider public comments received
- Appeal process to Planning Commission and City Council still available

For these reasons, staff recommends a streamlined process includes, at minimum, the project types mentioned by a designated official, and a written administrative hearing process.

OTHER BENEFITS

1. Reduced processing time
2. Easier compliance with Subdivision Map Act
3. Easier compliance with Housing Accountability Act
4. Increased eligibility for grant funding

RECOMMENDED MOTION

I move to direct staff to begin the preparation of a Subdivision Streamlining Ordinance for future consideration that will also address:



RECOMMENDED MOTION

1. Nonresidential tentative maps and residential tentative maps of 80 units or less, that do not require other discretionary permits.

RECOMMENDED MOTION

2. Identifying a designated official as an administrative staff-level advisory agency for the streamlined process.

RECOMMENDED MOTION

3. Includes provisions establishing an administrative hearing process where noticing is limited to nearby property owners and residents.

Questions & Discussion





Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0698

Agenda Date: 3/2/2026

Agenda #: 5.

Agenda Item Wording:

Review of progress on City Council's goals and priorities - Receive an update on the progress towards the goals and priorities set by City Council at their planning workshop in January, 2025. *This item is scheduled for the Work Session; if not completed, it may be continued during the Regular Session portion of this meeting.*

Agenda Date: 03/02/2026

Prepared by: Leslie B. Caviglia, City Manager, 559-713-4332; Leslie.caviglia@visalia.gov

Department Recommendation: It is recommended that the Visalia City Council receive the update (copy attached) of the workshop workplan progress on the goals and priorities set by Council at the 2025 planning workshop. Staff is seeking feedback and direction regarding the progress made, and/or shifts in direction or priorities based on current circumstances.

Summary: Attached is the update to the workshop workplan created to implement the goals and priorities established by City Council at the 2025 planning workshop. There are more than 120 actions outline in the workplan. While this is certainly not a comprehensive list of the work being undertaken by City Staff on a daily basis, it does focus on the items outlined by the Council as their areas of focus.

During this item, staff will review some of the key items that have been completed, are underway or have not yet begun. The presentation will only address a few in each category that are perceived to be of highest interest, or maybe exceptions to the original timelines or direction that should be highlighted.

Most importantly, Staff will address any questions that Council has regarding the actions, receive feedback or receive Council clarification or further direction regarding the workplan items.

Background:

In January, 2025, the City Council set goals and priorities based on the Council's Mission: *Our mission is to enhance the lives of Visalians by providing services and solutions that create a vibrant and connected community.*

The Council chose to focus on a three-year period, with a heavy emphasis on actions in the first two years, that would position the City to provide the building blocks for Visalia to be a community that provides "A Better Way of Living" for future generations. The Council's goals focused on four key areas with fourteen subcategories:

Growth and Infrastructure:

- Environmental
- Utilities
- Circulation and Maintenance
- City Services
- Land Use

Business:

- Business Friendly
- Training and Education
- Economic Drivers/Partnership and Collaboration with:
Industrial, Mooney, Downtown, Health, Education, Hospital

Quality of Life

- Diversity of Recreational Opportunities, activities, events and cultural endeavors
- Homelessness

Governance

- Staff Education: Training to grow our own
- Consistent Communication, information and feedback
- Continuing Transparency
- Agency & Organization, Coordination and Collaboration

Based on these guiding goals, staff developed a workshop workplan containing more than 120 priority actions for the three-year period. The actions were designated as items to be started in year one through three.

Fiscal Impact including annual maintenance and operating costs: N/A

Prior Council Action: Jan. 11, 2025 - Planning workshop; April 21, 2025 - Workshop workplan presented and confirmed by Council.

Alternatives: N/A

Recommended Motion (and Alternative Motions if expected):

No motion is required but City Council may want to provide feedback, clarification or direction regarding the workshop workplan progress.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: N/A

Attachments: Workshop workplan update

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input checked="" type="checkbox"/>  Economic Vitality	<input checked="" type="checkbox"/>  Organizational Excellence	<input checked="" type="checkbox"/>  Fiscal Strength	<input checked="" type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
---	---	---	--	---

STRATEGIC PRIORITIES AND GOALS

GROWTH AND INFRASTRUCTURE

Overall Goal:

Support Visalia's long-term growth through thoughtful land use planning, sustainable infrastructure development, and enhanced public services that protect natural resources, ensure reliable utilities, improve transportation and circulation while maintaining a high quality of life for our citizens.

Council Key Points:

Environmental - Practice good environmental stewardship.

Year One Objectives:

- Actively engage with the California Air Resources Board, the San Joaquin Valley Air Pollution Control District, the State Legislature and Cal Cities regarding realistic timelines for compliance with the zero-emission vehicle requirements. (LBC, JL & NB)

Vice Mayor and Assistant CM testified at CARB Public Session.

Vice Mayor and CM spoke with State Representatives in Sacramento regarding concerns.

The most recent CARB Public Session appears to have provided a 3 year extension for the 50% ZEV "Model Year" requirement and extended the 100% requirement to 2030 and some other provisions, although the "guidance" regarding this action is still being developed to potentially include the "Milestones" Option. Staff is pursuing this with Cal Cities and our lobbyists.

Coordination meeting is being scheduled with CARB Advanced Clean Fleets (ACF) staff on CARB regulation flexibility.

- Pursue funding and initiate development of a hydrogen pilot project which could include production. (JL & NB)

Submitted DPF request for \$3 million to California Senators; Schiff submitted but was not supported in Senate Appropriations.

*Submitted project proposal to AUV CERF RII for ZEV and hydrogen production
Worked with TCAG to apply for FTA low or No Emission Grant (\$30 million) for ZEV infrastructure.*

Recent federal actions have led to many alternative fuel projects, including hydrogen projects, to be cancelled. This could well mean that securing funding may only be available through the State, which is also experiencing financial difficulties.

With TCAG's support, the SJVAPCD has committed to project funding match.

- Explore vehicle and fuel options for other alternative forms of transportation. (NB)

Completed Kaweah Health Parking Management Study

Staff actively assessing which vehicles can be replaced with alternative fuel vehicles (electric and hydrogen fuel cell). Staff has demoed several electric vehicles, including two different all-electric solid waste trucks. Staff is also evaluating performance, logistics (both operating and maintenance requirements), and lifetime costs of the alternative fuel vehicles currently available in the market.

City purchased an all-electric van for Traffic Safety and are considering other beneficial applications for similar vehicles that qualify for replacement.

- Review the water conservation strategy through consultation with Cal Water, an evaluation of the conservation ordinance, and exploration of alternative strategies to comply with state mandated reductions in urban water use. (LBC & NB)

Staff has consulted with Cal Water regarding potential updates to the existing water conservation ordinance and received recommendations from Cal Water. City staff continue to request further input and participation from Cal Water on conservation enforcement and have requested more information on a plan that Cal Water has provided.

The City is continuing to work through the MKGSA and with Cal Water to develop the Urban Strategic Plan to identify required steps to achieve sustainability for water use within the urban context. Research and identify funding sources to support the ongoing costs of the state-mandated Groundwater Sustainability Agency (GSA) and implementation measures required to meet state standards. (AP, LBC, NB)

Staff has consulted with the City Attorney and Cal Water representatives to identify options to implement increases to rates charged for pumping within the City limits. Staff is working on a plan to bring forth funding options by the end of 2026.

Staff secured \$2 million in federal Community Project Funding (earmark) sponsored by Congressman Fong for groundwater basin recharge development.

- Participate in the Urban Plan being developed by the Mid-Kaweah GSA and, bring recommended action items to Council based on the Plan's goals. (AP, LBC, NB)

Historical basin recharge data/records and reclaimed water production information has been compiled and provided to the MKGSA's consultant. Well pumping records have been obtained from Cal Water and also provided to the MKGSA's consultant for evaluation and inclusion into the development of the urban strategic plan. Follow up meeting was held November 17, 2025. Consultants are scheduling another meeting for March 2026.

- Review groundwater overdraft mitigation fee and process and return to Council with policy actions. (AP, LBC, NB)

Staff has consulted with the City Attorney and Cal Water representatives to identify options to implement increases to rates charged for pumping within the City limits. Staff will provide options by the end of 2026.

Year Two Objectives:

- Complete the City's farmland assessment, evaluating optimal uses with respect to water use, air quality, and financial stewardship. Include the wastewater treatment plant and airport properties. (NB)

Alternative land lease RFP's have been drafted and are pending publication. An energy assessment project has been proposed in the upcoming capital program to determine needs and possible solutions for additional generation to offset energy usage at the WRF and airport.

- Develop a plan to monitor and meter water in the stormwater recharge basins and inspect unmonitored structures. (NB)

The plan and approach is still under review and consideration. The implementation timeline may be limited or extended based on available funding.

Develop a comprehensive evaluation and, as appropriate, plan for full recycled water use at Plaza Park, including rerouting of water lines and identifying optimal applications in and around the park. (JG, JH)

Early stages have begun for concept planning. Staff is pulling archive plans for pipe locations and Plaza Park.

- Develop a plan and timeline for implementation of the proposed hydrogen project if funding has been secured. If not, continue to pursue funding. (JL & NB)

The specific scope and magnitude of a hydrogen pilot project is in development as funding options are determined.

Year Three Objectives:

- Assess options for large scale solar and battery storage at City locations including the airport and the treatment plant. (NB, JL, JG)

An energy assessment project has been proposed in the upcoming capital program to determine needs and possible solutions for additional generation to offset energy usage at the WRF and airport. The City is also pursuing input from an energy consultant to assess and advise on possible approach to energy generation and potential micro-grid.

Held virtual meeting with Oppenheimer re: Public/Private Partnerships: solar/microgrids consultant.

- Develop a comprehensive urban greening strategy for the City that will help address the heat index and the visual environment in the community. (JG, PB, JH)

This will look to start with hire of future NR Manager with analysis to begin in year 3.

- Explore additional management and reuse options for biosolids produced at the treatment plant. (NB)

An energy assessment project has been proposed in the upcoming capital program to determine needs and possible solutions for additional energy generation to offset power usage at the WRF, with one potential option of converting biosolids from a disposal liability to an asset that could fuel a power generation process.

Utilities

- Ensure quality City-provided utilities

- Collaborate with investor-owned utilities to meet current and future needs.

Year One Objectives:

- Complete the sewer master plan and fee study. (NB)*

CEQA path/document is being reviewed now with Planning and City Attorney's office. Trunk line fee study will begin pending CEQA clearance. Sewer service rate study is underway.

Year Two Objectives:

- Complete near-term projects at the wastewater treatment plant. (NB)

The contract for the Solids Handling Improvement project at the WRF was awarded on 8/4/25, with construction began in the Fall of 2025, and completion expected in early 2027. A contract for the design of the new Digester 9 at the WRF was approved in the Fall of 2025, with construction of Digester 9 planned will begin in early 2027.

- Complete the storm water master plan and fee study. (NB)

Currently with Carrollo to review staff revised model and revised approach as directed by staff. Once complete enter into the CEQA phase, then fee phase. Carrollo deadline from recent council approved change order is the mid- 2026.

Year Three Plus Objectives:

- Continue near-term projects and transition to long-range projects at the wastewater treatment plant. (NB)

Contracts noted above will lead into the first long-range projects.

- Continue development of the Municipal Separate Storm Water (MS4) plan, required for implementation by 2030. (JH)

A multitude of options and impacts exist with this implementation. The current plan developed a general plan of action, resisted locking the City (and development projects) into excessive requirements, and was submitted to the Water Board for review in June 2025. Staff is currently working on comments received from the Water Board at the end of 2025 and will evaluate next steps and resubmit.

- Evaluate additional large-scale utility options that may benefit the community, including solar, hydrogen, microgrids, substations, and water delivery option alternatives. (PB JL, NB)

An energy assessment project has been proposed in the upcoming capital program to determine needs and possible solutions for additional energy generation to offset power usage at the WRF and airport. The City is also pursuing input from an energy consultant to assess and advise on possible approach to energy generation and potential micro-grid.

Solar options are being pursued for the airport.

- Conduct a comprehensive IT infrastructure evaluation and develop a long and short range plan. (RN)

The Cyber Security Assessment has been completed, and staff is waiting for the final report from the consultant. The Cyber Resilience Program and Implementation Plan will ensure the City is meeting due diligence in achieving regulatory compliance with

protecting confidentiality, privacy, integrity and availability of critical data and systems. Including the development of comprehensive security policies, identification of vulnerabilities and gaps, and alignment of industry controls and best practices. The IT infrastructure evaluation is scheduled in FY 28/29 to allow several projects to be completed before the study is conducted.

On-going Objectives:

- Maintain ongoing coordination with local and state utility providers, including Southern California Edison, California Water Service, Southern California Gas Company and the various fiber and communication companies serving Visalia.

Staff continues to meet regularly with utilities regarding current and future capacity and projects. Staff is looking to engage further with the California Public Utilities Commission to explore other methods for engaging with utilities in meaningful ways.

Staff coordinated a resolution to a right-of-way issue with Southern California Edison that enabled developers to proceed with new home development in three subdivisions.

The Vice Mayor is serving on an advisory committee with Southern California Edison

Staff has provided comments on a plan submitted by Southern California Gas Company on a proposed renewable natural gas pipeline pilot project and interconnection facility

Staff is engaged with Cal Water on transferring water conservation activities to the company since the State requires water purveyors to be responsible for actions to meet the State standards.

Circulation and Maintenance

- Prioritize proactive planning for road construction and ongoing maintenance.
- Address evolving neighborhood concerns appropriately

Year One Objectives:

- Initiate the traffic impact fee study (TIF). (JH)

Council approved contract in July; study slated to be completed by mid-2026. Consultant work continues now and on into the summer.

- Initiate Municipal Code update to redesignate Truck Routes and General Plan Amendment in the circulation Element to address AB98. (PB)

Staff is reviewing the clean-up language that the City actively advocated for and was recently passed. Only minor changes appear to be needed.

Based on updated language on AB 98 (SB 415), track route designation can be done via ordinance as no Circulation Element update required for this process. Truck route ordinance to proceed soon and use format for truck route designations in 2022.

- Update the pavement management plan. (NB)

A contract for an update pavement condition survey and update to the pavement management plan was approved by City Council on February 2, 2026 and is expected to be completed in Fall 2026.

- Complete the Street Development Standard. (JH)

TRC selected as the consultant to prepare a comprehensive standard detail update. Staff from Engineering, Urban Forestry, and Public Works have been solicited for comments and suggestions.

Consultant cost proposal far exceeded the budgeted amount, staff is pivoting to other on-call engineering services and will look to finalize project in the Fall of 2026. This project may be delayed as the division reallocates staffing resources based on recent staff departures.

- Provide Council with a summary of projects needed to complete of the current Circulation Element. (JH)

Partially covered in the Engineering update in November, 2025 but will more thoroughly covered during presentation to Council as part of the TIF update.

- Follow-up with a Council item on Council's interest in advancing street construction. (JH)

This topic will be thoroughly covered during presentation to Council as part of the TIF update in 2026. Develop a comprehensive list of railroad-related issues, including a prioritized action list and inventory of available resources to address them. (JH, JL, PB, LBC)

- Develop a comprehensive list of railroad-related issues, including a prioritized action list and inventory of available resources to address them (JG, JL, PB, LBC)

This is being addressed on several fronts. An internal team has been assembled with Chris Crawford heading it to develop a comprehensive list of issues.

Contacts have been made with Senator Grove and Congressman Fong because of their direct involvement with RR issues.

The contract was recently approved to develop options along the Goshen corridor for a more robust crossing there to alleviate traffic concerns.

Staff has had open discussions with the RR representatives regarding crossing upgrades in the DT. While the RR seems open to further discussion, staff will follow up with legislative offices if ultimately this is not further supported by the RR.

Staff have had encouraging conversations with one of the local railroad operators who is actively working with staff on cleanup of grounds around the tracks.

Planning staff will be assisting in environmental review for potential at grade crossing at Goshen/Chinowth.

Additional work with the RR projects, including the new crossing in the NW area, will be delayed as the division reallocates staffing resources based on recent staff departures.

Year Two Objectives:

- Update the median design and development standards. (JH, JG)

With new staff now seated in Urban Forestry, this project will be initiated in the Spring of 2026.

- Evaluate additional uses for the Traffic Management Center, including enhanced signal management and expanded public safety uses. (JH, JS)

IT has provided a cost/ project estimate on what it would take to update the technology in the TMC to get it operational again.

Discussions have been had about the potential of expanding the use of the TMC into a Real Time Information Center) to enhance public safety response times, real-time response information, etc.

Federal funding earmarks are being discussed to fund and equip the RTIC and potential uses of Drone as First Responder). Would still need to evaluate how staffing can co-exist would need non public-safety personnel to update backgrounds, be CLETS trained or evaluate need to be in the center or operate elsewhere.

- Complete the update of the Active Transportation Plan. (JH)

Actively being worked on, the Consultant contract award was on the Oct. 6, 2025 agenda and is set for completion in 2026.

- Complete the on-line permitting system in Community Development. (JH, RN)

Cloud migration starting Sept 2025. This will also involve a complete change of digital plan review programs, leading in to a heavy configuration and implementation project. This project is anticipated to be completed by Fall 2026.

Year Three Plus Objectives:

Evaluate additional traffic enforcement technologies. (JH, JS, RN)

The PD Traffic Unit has implemented a Traffic Strategic Plan to enhance its enforcement efforts and identify other strategies to improve traffic safety within the city. One of those strategies would be the use of red-light cameras that would enhance our enforcement efforts at intersections with high rates of injury collisions related to red light violations. Other jurisdictions have utilized this technology successfully. A CIP has been introduced by the PD for this project in a planning year to give additional time to evaluate the comprehensive impacts of such an approach.

On-going Objectives:

- Continue collaboration with agencies on Highway 198 improvements, including the Shirk Interchange, development south of Highway 198, the 148 Interchange, and other large-scale highway and street projects. (JH, JL)

Have coordinated with TCAG and Caltrans to kickstart Shirk/Hwy 198 interchange improvement (beyond operational enhancement project).south of Hwy 198 alignment

and preliminary plans are in motion. Rd 148 south of Hwy 198 will begin in coming years.

*Secured appraisal for property on Mineral King that is needed for Road 148 interchange last week. Negotiations will proceed. This purchase will be funded through the City by TCAG.**

TCAG agree to pay \$500,000 (Measure R Regional) for Caltrans SR 198 corridor improvement project.

Staff worked with TCAG to secure \$1.3 million in an Earmark Repurposing for the Riggins Road project shortfall.

Staff secured \$250,000 in federal Community Project Funding (earmark) sponsored by Congressman Costa for Riggins Road project.

Applied for USDOT SS4A grant for Downtown multi-modal accessibility plan but were not successful. Intend to apply when the next cycle opens.

City Services

- Deliver quality facilities and relevant programming.
- Maintain outstanding customer service to meet the diverse needs of the community.

Year One Objectives:

- Bring forward a plan to begin the design of Phase III of the Civic Center and/or the Civic Center park. (LBC, JH)

Staff has begun re-evaluating the needs assessment and plans to bring a proposed contract for design of Phase III, including options including a Police training facility and clinic in the Spring of 2026

- Develop a timeline and list of Council-priority projects that may qualify as future “shovel-ready” opportunities, including parks, recharge basins, a police training facility, downtown connectivity, and the industrial park transfer station. (Group)

Plans for 5 parks are underway (two already have grant funding), and the next two recharge basins on the east side, police training facility will be brought for design contract in Spring of 2026, options for the downtown connectivity project are being considered and may be proposed as a portion of the GP update, industrial park transfer station is being developed as part of the Cross Valley Corridor project that will be brought to Council before the end of the year, numerous Road 148 design projects are requested as part of the upcoming budget process to ensure projects are ready for construction when the Road 148/Hwy 198 interchange is planned for completion by Caltrans.

California Transportation Commission award \$36 million in ATP Grant funds for Goshen-Visalia Corridor Connection, including railroad crossing safety improvements

- Improve internal processes including further automation of HR forms; assess purchasing procedures (RFP/RFB); adjust purchasing limits to current standards; and update p-card, travel, and signature routing policies. (RN, AS)

HR forms data migration is scheduled for April, with full process development and implementation to be completed by December 2026. Conducting Purchasing survey on other Cities to compare limits and policy requirements.

- Initiate a comprehensive compensation and classification study to be completed by January 1, 2027. (AS)

Comp and Class Study consultant approved by City Council February 2nd. Project timeline and next steps being developed. Project is on track for completion date.

- Launch the Visalia Connect micro-transit service. (JL)

Visalia Connect launched June 12, 2025. Initial results are positive, but will take several more months to have enough data to begin to assess the impacts and/or adaptations to provide input on the reimagining of the transit system as part of the short-term transit plan that TCAG is funding. Driver shortages have impacted on some of the initial months data.

- Present Council with the proposed design of Station 51, and proceed with working drawings in order to break ground on the facility in 2026. (JH, DG)

Presented to Council the proposed design of Fire Station 51 at the August 4, 2025 meeting. Working drawings are underway and it is anticipated that this project will go out to bid in 2026.

- Initiate the comprehensive Park Master Plan with significant public outreach included in the process. (JG)

RFP process is completed and a recommendation to the Council will be forthcoming Oct 20 or Nov. 3, depending upon contract negotiations.

The Parks Master Plan and Needs Assessment, along with the Parks Impact Fee Study Project, officially commenced on February 10, 2026. The comprehensive planning process is expected to take approximately 18 months to complete.

- Develop a RFP for a facility maintenance planning system. (JG)

Staff is assessing the in-house facility management system, Lucidy. It appears it has the capability to perform this task. Staff have been coordinating with the Public Works team to further evaluate its functionality and ensure it meets the project requirements.

- Assess Public Safety response times and other data and report to the City Council. (JS, DG)

Presentations provided by Police and Fire Department in spring and summer of 2025.

- Increase options for higher adoption/return to owner rates with animal services, increase the foster care program by 100%, increase licensing, revisit the feral cat program and work on additional spay and neutering program/options. (JG)

Staff has developed a new partnership with Tulare County to expand the Feral Cat Trap-Neuter-Return (TNR) program. As a result of this collaboration, they are now offering two additional TNR clinic dates each month, with 20 appointment slots provided by the County for each date. In addition, Staff is working to fully implement Stripe as a secure and convenient payment option for the public to adopt animals and pay licensing fees online in summer, 2026.

Staff has been actively meeting to evaluate our community's feral cat population and explore responsible, long-term management strategies. We anticipate bringing a formal proposal regarding feral cat policies and programs to City Council by the end of 2026 for consideration and direction.

- Increase the education about and enforcement of the abandoned vehicle program, shopping cart pick up, and sign enforcement. (PB)

Currently working on revising material to be posted on all City platforms informing public about these programs/requirements. Goal is to have this completed in the next and posted this fall and to include information on the soon-to-be launched website..

- Launch an online payment system for all City services. (RN)

Implemented Business License. Currently working on Fire Inspections and TOT with the HDL Software

Implemented VIA (Visalia Connect) Software. Still working out the on-line payment issues

IT is working on Accella upgrades which moves them to the Cloud. Once all bugs are worked out from the new Cloud platform, staff will implement the on-line payment portion for Building Permits, anticipated to be up in Fall 2026.

Working on Shelter Buddy for Animal Services. Staff anticipates to have the on-line payment portal available summer 2026.

Year Two Objectives:

- Implement an electronic document processing system. (RN)

This is a several year project that will be implemented by each process. HR is the first department that will be converted which will include CV9s, employee evaluations, direct deposit, employee information changes, etc. On boarding new employees has already been implemented.

- Develop a metric for additional staff i.e. per square foot of facility/mile/number of households/acre, etc. (Group)

PD has submitted a CIP project to conduct a comprehensive workload staffing study to evaluate current and future staffing needs (sworn and professional staff) based on comprehensive workload data and to evaluate proper sizing of specialty units.

- Implement a Park and Recreation Impact Fee Study based on the Council outcomes from the Park and Recreation Master Plan. (JG)

The Parks and Recreation Master Plan and Needs Assessment study is underway and will include the fee study.

- Conduct an assessment of City assets including buildings, parks, trails, roads and sidewalks and bring back proposed priorities as part of the 2026-28 CIP budgets. (Group)

Council is currently reviewing the proposed CIP budgets that include a broad range of proposed project that are in keeping with the Council's goals and priorities.

- Set customer service standards and provide appropriate customer service training to match these standards. (LBC, AS)

Customer service standards are currently being developed. Research has been conducted to identify appropriate training options. Anticipated to be completed in fall of 2026.
- Complete Phase II of the Civic Center and prepare and implement a comprehensive activation plan for the facility. (JH, JG)

Construction began July, 2025 and is expected to be complete mid-2027.

Parks and Recreation staff, including the Facility Division Staff, has been meeting to evaluate operational needs at the Civic Center and is currently developing a maintenance and staffing plan for the facility. In addition, staff is coordinating with Public Works to implement an asset management program to ensure long-term sustainability and effective oversight of all city facilities.

An activation committee will be formed in summer, 2027 to coordinate the move and activation of the facility.
- Present a plan for uses of the Police district offices. (JS, LBC)

Some discussions have taken place about future uses of the districts. Focus has been on completion of the PSOB and Phase 3 of the Civic Center.

Options consist of remodel of the existing facilities to increase parking capacity, staff growth, and address functional uses of the existing facilities.
- Bring options to City Council for uses/disposal of the City Hall West site. (LBC)

Staff will bring options to the Council before the end of 2026.
- Assess park maintenance and landscape maintenance contracts and options. (JG)

This will be moved to year 3 to give new staff time to assess.
- Develop a plan for off-loading remanent land pieces. (LBC, RN)

Staff will be bringing back the Akers and Riggins property for Council consideration this summer, as well as the City Hall West campus.

Staff has the property on McAuliff, south of Houston for sale and has fielded several offers that did not meet the City's needs. Other properties, such as the former Cal Trans Yard and the property at Goshen and Ben Maddox, will be better suited for study following the completion of Phase II of the Civic Center.

Staff will develop a more comprehensive list of larger properties, and a list of smaller parcels that may be best suited to be sold or transferred to adjoining property owners before the end of the year.
- Complete the corporation yard master plan. (NB)

An RFP for a consultant to complete an evaluation/survey of the existing Corporation Yard, as well as operational and maintenance needs, and to develop a long-term Master Plan for the City's Corporation Yard has been developed and is awaiting publication.

Year Three Plus Objectives:

- Development of the design for a police training facility as part of the Civic Center campus. (JS, LBC, JH)

Will be presented to Council to be part of the Phase III design when brought to the Council in Spring of 2026

- Develop a plan for landscaping the appropriate medians that did not have landscaping included in construction. (JG, RN)

Have not started these conversations.

Land Use

- Plan for responsible growth.
- Protect Visalia's central core and preserve the City's unique character.

Year One Objectives:

- Complete and present the industrial land inventory survey. (PB)

ILIA was presented to Council in Feb. 2025.

- Complete and present the housing standards for Council consideration. (PB)

ODS adopted by Council in April, 2025

- Bring to Council a proposal to bring in the land designated as reserve in the General Plan. (PB)

QK Inc. is the selected consultant and awarded contract for Reserve Project. Internal Kick-off meeting held with project team Feb. 2026.

- Bring a future fire station site to Council for consideration, along with the metrics for assessing when future stations should be planned for and implemented. (DG)

The general site has been selected and will be proposed to the Council before the end of the year. Staff is awaiting some further information from the developer about how best to site the Station on the proposed site.

- Engage with cooperating agencies regarding land use including Tulare County, Goshen Community Services District, and the cities of Tulare and Farmersville. (LBC)

Goshen Community Services District revised contract is proceeding. Staff regularly now reviews agendas and attends as appropriate.

Matter has been raised with the new CM's of Exeter and Farmersville. While there is general understanding, it is not something they are ready to discuss, but would want to be engaged should further conversations develop that include Tulare County.

The City of Tulare responded to Visalia’s earlier question about considering a greenbelt between the communities. Community Development Staffs have been discussion interests. Discussions will continue.

Discussions continue with County staff and may become part of the discussion regarding development in general and continued efforts to redefine the work and emphasis of the Tulare County Economic Development Corporation. CEO has agreed to discuss an agreement regarding development, and City Staff has prepared an outline. He has asked to delay further discussions until after the first of the year. A meeting is being set up to renew the discussion.

Year Two Objectives:

- Begin the 2030 General Plan (GP) process including issuing an RFP for a consultant, development of the GP committee. (PB)

New Principal Planner hired to assist with workload. Will begin Oct. 6

Meeting to delegate RFB draft language review/initiation being held with Planning staff on 02/26/2026. Goal is to have a draft RFP for internal review by mid-March 2026.

- Issue an RFP for a comprehensive airport master plan. (JL)

The FAA approved the Airport Layout Plan in January 2026. Meeting is being scheduled with FAA District Office on either new Airport Master Plan or Airport Layout Plan Amendment for runway shift to southeast from State Routes 99/198.

- Consider options for Council consideration to promote infill (PB)

Missing Middle presentation provided on 08/19/2025 as one option to promote residential infill opportunities on by passed sites in Tier 1. Staff will look to bring a work session item with further detail on future considerations for missing middle housing based on comments received at the Joint Meeting between Council and Commission. This will be done in mid-2026 due to time commitments regarding other zoning ordinance updates to comply with Housing Element requirements.

Recent work on the rezoning of the property east of Ben Maddox is an example of staff and a developer working creatively to achieve a complicated infill project.

Discussion on streamlining subdivision ordinance going to Council work session on 03/02/2026 as part of reducing barriers/constraints to housing.

Further discussion on “missing middle housing” anticipated to be re-introduced in mid-spring/ summer.

On-going Objectives:

- Seek site/options for southside regional park. (JG)

Not started yet.

BUSINESS

Overall Goal:

Support a thriving local economy by streamlining processes, strengthening partnerships, and enhancing key business, education, and tourism assets.

Business Friendly

- Be responsive to current business needs.
- Anticipate future opportunities and challenges for business development.

Year One Objectives:

- Review traffic impact analysis requirements.(JH)

Draft revisions to the TIA analysis are complete and have been circulated to stakeholders – Fall, 2025. Anticipating a Council presentation in Spring 2026 for comments and policy adoption.

- Assess the infrastructure needed for the next wave of industrial projects to be included in the next capital improvement plan budget. (PB, JH)

Ongoing, internal meeting scheduled for Feb. 25th to review infrastructure needs based on industrial projects approved, in process and land in Tier 3. This process now includes finalized sewer master plan adopted in December 2025.

- Complete the massage ordinance update. (PB)

Massage and Zoning Ordinance updates completed and adopted by Council. These updates go into effect on 09/03/2025.

- Complete the retail cannabis ordinance. (PB)

Cannabis ordinance details / requirements provided over two work sessions done May and July 2025. Based on directions received, ordinance details are being drafted with consultants.

Draft ordinance completed, review of cannabis ordinance language set for Council work session within the next 60 days.

- Present a proposal for the City to contract implementation of the Cross Valley Corridor project within the next five years, improving transportation along key corridors across two counties, including service additional service to the industrial park. (JL)

Initial proposal was presented to City Council and adopted. California Transportation Commission approval expected in March 2026 to advance State TIRCP grant funds for engineering/design.

Year Two Objectives:

- Assess the site plan review process including the format for comments to applicants. (PB, JH)

Ongoing, this will be part of the Accela migration that is currently underway.

On-going Objectives:

- Continue to meet regularly with businesses in the industrial park, as well as the Chamber of Commerce, the Visalia Economic Development Corporation, the Downtown Visalians, the Downtown Property Owners Association, the Visalia Tourism Marketing District Board, the Visitors and Convention Center Board and other business-related entities and begin to hold annual meetings with the development community. (Group)

Regular contact is occurring with established organizations. There is City representation on all of the organizations listed, or staff regularly attend the meetings. As described later in this document, a Mooney Merchants group has been organized and held two meetings. The third meeting is slated for April.

Training and Education

- Foster workforce development through partnerships and expanded opportunities.

Year One Objectives:

- Incorporate education and training for special trades as a “by right” use in the industrial park. (PB)

These updates were completed and adopted by Council.

- Bring options to the Council to enhance Tulare County Office of Education’s offerings on south Mooney. (PB)

Entitlement (GPA, SOI Update, CUP, Annexation) applications have been filed for their admin. site expansion request. This process will be ongoing as TCOE continues to work on their environmental process.

An appraisal on the multi-family land has been completed and discussion about if/when to proceed with the surplus land process is still being assessed.

TCOE project on S. Mooney Blvd. going to Planning Commission on 03/23/2016 and noticed for the April 6th City Council meeting.

Year Two Objectives:

- Expand opportunities for training programs and collaboration through the exploration of how to convert the TCOE Doe campus into a comprehensive industrial park asset. (PB, JL)

This is ongoing and contingent on the TCOE project on S. Mooney Blvd. being approved. TCOE’s project is going to Planning Commission on March 23rd and City Council April 6th. Notices have been issued for this project.

On-going Objectives:

- Continue to work closely with the College of the Sequoia’s training program and their University Campus, the Visalia Unified Pathways program, and the job training programs provided by local Community Based Organizations (C-set/Proteus). (Group)

The Police Department is actively engaged with the Police Academy at the College of the Sequoias on a regular basis either sponsoring cadets or providing Recruit Training Officers at the academy.

The Police Department is also actively engaged in VUSD’s Pathways Programs. A Captain serves as a committee member for the First Responder Academy, we provide ride-a-long opportunities for students interested in a law enforcement career, scheduled site visits and unit demonstrations, and staff who present the classes on various topics.

Economic Drivers/Partnership and Collaboration

- Develop strong, strategic relationships across key sectors:
 - Industry
 - Mooney Boulevard
 - Downtown
 - Health
 - Education
 - Hospitality

- Collaborate effectively with stakeholders to drive economic vitality.
 - KDWCD Letter of Support for City federal CPF request (Fong) for Groundwater Recharge Basin (April 9, 2025)*

 - CalWater Letter of Support for City federal CPF request (Fong) for Groundwater Recharge Basin (April 15, 2025)*

 - MKGSA Letter of Support for City federal CPF request (Fong) for Groundwater Recharge Basin (April 23, 2025)*

 - SCE Letter of Support for City and National Park Service FTA Low or No Emission Grant – SEKI Battery-Electric Bus Conversion (July 9, 2025)*

 - Potential PBID concept has stalled in attempts to get buy in from owners. Items that need to be addressed going forward will be installation of infrastructure (sewer) in areas where sewer is not readily available.*

Year One Objectives:

- Conduct outreach with the Mooney Merchants to assess needs and interest in on-going meeting/outreach. (PB)
 - Mooney business meeting is being coordinated and will be held later in October.*
 - Two meetings have occurred with this group. Next meeting to be held April 8th.*

- Further assess east downtown parking options. (LBC)
 - Contract broker is continuing discussions with property owners in the area and possible lease options with parking owners in the east downtown for night/weekend use.*

- Evaluate options for revitalizing areas of Mooney that could make this regional corridor more cohesive. (PB, JL)
 - This has not started yet and in light of the General Plan and Reserve activities, may need to be moved to Year 3 or woven into the General Plan process.*

- Establish relationships with all forms of education in Visalia including private, charter and alternative forms of education offered in the community. (Group)

Discussions regularly occur with VUSD, TCOE, and COS. Discussions have also been held with CVC and Crescent Valley Public Charter, but other private and charter schools have not yet been tapped.

Year Two Objectives:

- Assess the future use of the City Hall west campus that will best meet the community's needs. (RN, LBC, PB)

Discussions will be brought to City Council summer, 2026. Conduct a downtown connection study to develop a plan for connecting the Civic Center campus/east downtown properties with the existing downtown in a comprehensive and inviting manner. (LBC, JL, PB, JH)

Planning staff will look to incorporate a downtown master plan as part of the GP update process by including this task as part of the GP update RFP.

Staff applied for USDOT SS4A grant for Downtown multi-modal accessibility plan but was not successful. Staff will reapply when the grant is open again.

- Begin a comprehensive plan study for the Convention Center campus including convention center remodel, future convention center expansion, at least one additional hotel in the downtown area and parking. (JL, PB)

No Update.

- Identify needs/wants in the community for additional retail, medical, educational and business options and focus efforts to attract those assets. (PB, JL)

No update.

On-going Objectives:

- Assist and advise with an industrial park district if desired. (PB, JL)

As previously noted, this project does not appear to have broad based support at this time.

- Assist with identifying sites and funding for educator housing if desired. (PB)

Staff continues to work with the Tulare County Office of Education on options for educator workforce housing.

- Continue to have regular Council and/or Senior Staff meetings and participate with VUSD, COS, the County of Tulare, Kaweah Delta, Visalia Economic Development Corporation, Tulare County Economic Development Corporation, Family Health Care Network, C-set, Proteus, Tulare County Association of Governments, Cal Trans and other entities. (Group)

On-going

- Work with Visit Visalia on identifying and implementing attractive amenities that could enhance the experience for tourists and conventioners, including options for a signature festival. (JL, JG)

Staff has included Visit Visalia in our external focus group meeting for the Parks and Recreation Master Plan and Needs Assessment study.

Staff continues to be actively engaged with the Visalia Visitor and Convention Bureau and the Visalia Tourism Marketing District.

QUALITY OF LIFE

Overall Goal:

Enhance quality of life through inclusive recreation, cultural opportunities, and coordinated efforts to support community well-being and implement effective practices regarding homelessness.

Council Key Points:

Recreation, Activities, Events & Cultural Opportunities

- Focus on providing diverse recreational programming and community events
- Emphasize free or low-cost, family-friendly activities that encourage engagement citywide.

Year One Objectives:

- Complete the citizen input phase and initial design of the next three neighborhood parks and develop a timeline for funding and construction. (JG)

The Elliott Property conceptual design was approved by Council on January 20, 2026. Wood Architecture has begun preparing the working drawings, which are anticipated to be completed within six months. We currently expect to break ground on the Elliott Property in October or November 2026.

The Pearlwood Property conceptual design is scheduled to return to Council in late spring for further consideration. Due to a current funding shortfall, the Victory Oaks Property has been deferred to the outer years of the Capital Improvement Program.

- Ascertain the Council's interest in proceeding with a pool facility including the type of facility so staff can develop a plan and identify possible locations in the second year. (LBC, JG)

Staff has completed two work session presentations regarding a potential aquatics facility. During the January 20, 2026 presentation, Council expressed support for a 50-meter competition pool concept complemented by a large recreation pool.

Earlier this year, Council directed staff to proceed with a feasibility study to evaluate a potential sales tax increase to help fund several underfunded potential park projects.

- Complete the refurbishing of the four community centers as outlined in the current CIP and assess additional improvements needed for the FY 26-28 CIP budget. (JG, JH)

The Recreation Park Pickleball Courts are currently in the design phase and are anticipated to go out for RFP in spring 2026. Construction is expected to begin in late summer or early fall 2026.

All recreation facility painting projects are currently in the purchasing queue and are in the final stages of preparation. Staff anticipate issuing the Request for Proposals (RFP) in the near future to move these projects forward.

The ACC project has secured a design contract and is under design now, expected to be awarded in June for project completion at the end of July 2026.

An RFP for the design of the MHCC HVAC project was submitted to Purchasing on January 5, 2026. Based on design time, this project is likely to go to construction in early 2027.

The ACC gymnasium floor replacement project is being scoped by staff now and an RFB is anticipated to go to Purchasing in Spring 2026 and installation in August 2026.

- Bring forth options for the Council to engage in specific charitable non-profit opportunities that could enhance tourism, economic development and historic preservation in the community. (LBC)

A proposal for assisting with the preservation of a historical building that would include additional library resources will be brought back to the Council by mid-2026.

- Focus on diversifying the recreation and special event offerings provided throughout the City organization with an emphasis on family friendly and free/low cost events, and on organizing the events to ensure activities available throughout the year. Bring a report within 3 months on events in the last 12 months, future events being held in 2025 and those being planned for 2026. (JG, AS, Group)

Recreation staff, in collaboration with the Marketing team, developed a seasonal listing of community events featured in all editions of the Live and Play guide. Senior games have been expanded into the Visalia Games to welcome participants across a wider age range.

In early February, the City was awarded a \$2 million Cal VIP grant to support programming for impacted children and families in Visalia. Staff will begin meeting internally to develop and structure the program. Funding is anticipated to be available beginning July 1, 2026. A successful fishing derby was held in February, as well as the Father-Daughter Dance that included over 600 participants.

Staff will bring back a more comprehensive report before June, 2026.

- Explore options for multi-use of facilities and collaborate with various agencies to make space available including green space at VUSD, more access at local County parks, night and weekend parking and other government or public/private ventures. (LBC, JG)

Staff have met with multiple organizations, including local churches, to explore opportunities for increasing access to green space for open play. Tulare County embraced the idea and is now operating fee-free, and making improvements so that field space is available for groups. The City will advertise this space.

The City is also promoting the options for space through the school district, both for rent and free open space availability.

More available space will also be on the agenda for the joint school district-community college meeting in April, 2026.

Year Two Objectives:

- Further focus on diversifying and increasing recreation and special event offerings in 2026 and planning for 2027. (JG)

Staff has begun discussions with the new ownership group of Visalia Rawhide regarding two large special events that they will host at the stadium, with the City serving as a partner: a concert planned for late September 2026 and a holiday-themed event scheduled for December 2026.

Additionally, under the amended agreement, the City is authorized to host up to five events annually at the stadium. Staff is currently evaluating event concepts throughout 2026, with the intent of formally launching and activating some City-hosted events beginning in 2027.

Staff is planning for the Independence Spectacular on July 3 with an emphasis on celebrating the 250th anniversary of the signing of the constitution.

Staff will also be assessing a focus on family events as part of the CalVip Grant planning process.

- Implement a community-wide calendar program that will make it easier for all types of community events to be listed and promoted to the community. (AS, JG)

Assessing whether this can be provided through the new website or will look for other options for providing.

- Develop a newcomer program to acclimate people who are new to the community. (JG, AS)

Parks and Recreation held a three-part series of events in the fall to encourage new comers to be get acquainted with the community.

Additional planning will be forthcoming.

Homelessness

- Work toward reducing homelessness and its impact on the community. (LBC, RN, JS)
- Support safe, dignified, and long-term solutions (Group)

Year One Objectives:

- Provide at least six case studies to the City Council on programs that other cities/entities are using to address people without housing. (LBC, RN, JS)

Staff recently held small roundtable sessions with Council Members, Code Enforcement, Police and other applicable staff members to present options and have frank, meaningful discussion. Follow up from these meetings will be brought to a work session later in spring, 2026.

- Provide updates on the programs/housing to either prevent homelessness or address homelessness within the City including The Lofts, Sequoia Lodge, the Navigation Center, Eden House, the Majestic, Family Services, Self Help Enterprises and others. (RN)

Two reports have been provided. They will be updated twice a year or on upon request.

- Assess options for obtaining and funding an overnight drop-in shelter including the costs and goals of such a center. (LBC, RN)

Funding for purchasing a shelter is feasible but given the potential changes in on-going funded being proposed at the Federal level, staff questions if it is viable without significant general fund contributions, and there is concern about finding funding for the current projects already operating.

Year Two Objectives:

- Assess options for further direct mental health and/or case management workers to work closely with law enforcement, code enforcement and other city employees that come in contact with people experiencing homelessness and having negative impacts on the community. (LBC, JS)

Expiring grant funding and operational changes with Tulare County Mental Health will result in the conclusion of the existing partnership that provides mental health workers working with the HOPE Team.

Crisis services have transitioned from Tulare County Mental Health to Kings View as a result of legislative changes related to crisis-related response services.

Staff will further assess the efficacy of the new program and ascertain whether additional resources should be sought.

GOVERNANCE

Overall Goal:

Foster an organization that has the tools, skills and passion to provide a government that is responsive, principled, and aligned with the community's needs and values.

Council Key Points:

Staff Education

- Provide personal and professional growth opportunities throughout the organization.

Year One Objectives:

- Encourage every employee to take at least one class/training every year for their personal or professional development. (Group with AS development)

This will be tracked through the performance evaluation process, with the Group verifying at least one training per employee annually. AS will also conduct outreach to departments to share information on local and free training opportunities to consider.

- Provide better employee outreach regarding training opportunities through current consortium opportunities and local training. (AS)

Initial efforts with Leibert and Cassidy trainings. Goal is to have 15% of the Managers/Supervisors participate in one of these trainings. Promoted through emails and in-person Managers & Supervisors training.

- Initiate leadership and/or supervisor training program with the other program implemented in Year Two. (AS)

Initial training courses provided by HR staff in February and quarterly meetings with Managers/Supervisors are ongoing. Development of a more comprehensive program deferred until completion of the timekeeping migration project.

- Diversify safety training for all employees by: (AS)
 - The monthly safety training provided in at least 3 different mediums throughout the year.
This has been added to the Risk Manager's task list
 - Develop at least 3 trainings that are designed based on risk assessments, data, trends or needs in specific divisions or job categories.
Free trainings have been located for DOT drivers through CHP and through Prism. Safety Officer to coordinate targeted training using these as potential platforms.
- Implement an internal recruitment program that encourages and provides current employees the opportunity to shadow another position in the City for a day, meet with a senior staff member about the position(s) and be provided with the requirements and available resources to be eligible for that job(s). (AS)
No update.
- Provide at least 3 opportunities for employees to obtain information on a specific subject matter. (AS)
Three opportunities have been identified and will be implemented over the next six months.
- Ensure every new employee attends the in-person new employee orientation (Group)
An 87% attendance rate was achieved across the last two orientation sessions. HR tracks missed sessions and carries forward, reserving seats in future orientations to support full participation and goal of 100% participation. HR to continue to monitor the data and communicate with departments with employees who miss orientation with advanced notification.

Year Two Objectives:

- Revise Education Reimbursement program to better fit today's adult education opportunities. (AS)
Researching ways to enhance the education program.
- Implement a career development program that provides employees with pathways for staff development beyond their current role within the organization. (AS)
Research is being conducted to develop a program. Full implementation is likely to be in year 3.
- Revitalize the mock interview program. (AS)
This program will be revitalized later this year.

Communication, Information & Feedback

- Strengthen engagement with citizens using inclusive outreach and multiple communication platforms.

Year One Objectives:

- Select a new website system and begin the transition of the website to be completed by April 2026. This process will include community-outreach. (AS, RN)

Website contract awarded to Civic Plus and is anticipated to go live March 17, 2026.

Communications/IT went to CAC Aug 13, 2025 to get feedback on what they would like to see on website and Communications is outreach and a community survey to solicit public input. Feedback sessions were held and survey conducted. The new site is under CAC member sub-committee's review which commenced February 23rd.

- Select a new digital customer service module that will provide an easier way for citizens to report and track service requests and/or concerns. (RN, AS)

The SeeClickFix module is part of the new website software and will replace Visalia Works and is scheduled to go live mid-March.

- Complete and report-out on the City's first comprehensive third-party City survey. Use the data from this statistically valid survey to assist with budget priorities and projects. (LBC, RN)

Survey was conducted by FM3 and was presented to Council November 2025.

- Provide at least ten additional community outreach endeavors throughout the year. (Group with AS leading)

This goal has been exceeded through the efforts of the entire organization including a website survey and two outreach meetings, nine park development community meetings, three highway 148 meetings, several meetings with residents along Riggins and others.

- Develop a plan for more consistent and intentional communication with people who may communicate more effectively in other languages, with an initial emphasis on Spanish. (LBC, AS)

New website will include a toggle option to select language including Spanish.

The Chief Deputy City Clerk is researching translation services for languages other than Spanish.

Year Two Objectives:

- Assess whether a Citywide app may be an effective tool for citizen communication. (AS, RN)

The IT division currently does not recommend an app because the new website is mobile friendly. However Citizens will have the ability to report concerns by an app and utilizing the website which will be live March 17, 2026.

- Develop a survey system to assess satisfaction with the customer service provided to our citizens and customers as well as a system to assess, track and develop training and policies to affect better customer satisfaction. (AS, RN, LBC)

No update.

Transparency

- Offer open access to information.

- Create opportunities for community input and oversight.

Year One Objectives:

- Provide employee training on how to effectively and efficiently provide responses to public records requests. (LBC)

Chief Deputy City Clerk has provided Departments with training on procedures and the new system that will be part of the website which will enable all requests to be tracked.

Chief Deputy City Clerk is conducting a training on public records protocols and regulations.

The new website will include the public records request module for people to request public records in an efficient and effective manner.

- Provide additional training on public writing in order to provide clear and concise staff reports, letters, forms and other documents to the public. (AS)

Training option provided through an on-line class. Other options are being explored.

- Provide a link on the City website where people can make requests for additional information they are seeking/would like to have available. (AS, RN)

This link would be part of the of the new website which will consist of updated contact information, forms, and the ability to submit requests and concerns.

This option is also available with the Business License/TOT software that is live. This option is available to businesses that utilize the software.

- Use the new City website input process to solicit input on information and documents citizens want access to and in what formats. (AS, RN)

Also part of the website. There is a records request system in the new website which will be handled by the City Clerk's office. This will be used to help assess what additional information may warrant being added to the website.

Year Two Objectives:

- Conduct an assessment of at least 20 of the City's forms, policies and processes for better clarity. (Group)

Implemented new Business License software that allows for you to start, stop, and make changes to your business license information on-line. Also implemented features that allow customer to pay on-line. This feature went live in May 2025.

All Business License Forms & Letters (at least 15) have been revised for better clarity. Working with HDL to upload these to the system.

Implemented new TOT software that allows businesses to start, stop, and make changes to TOT account on-line. Also implemented features that allow customer to pay on-line. This feature went live first week of August 2025.

All TOT Forms & Letters (at least 5) have been revised for better clarity, including delinquency process.

Implemented new STR Permit process that ties to Business license and TOT. Created a system workflow that allows Planning to review, approve, or deny STRs. This process went live in June 2025.

Created new letters for information, delinquency, out of compliance, etc. Currently working on letters to charge fines for continued out of compliance.

Created process for how to create a contract and will present to DH Aug 26 at DH meeting

Updated pack-out process with Utility billing staff and Operations, updated letters/forms.

Updated process for starting accounts that do not call in. These are captured by comparing Calwater starts. Currently working on 4 new letters to go with this process.

- Assess what additional public records can and should be provided on the new City website. (Group with AS leading)

Will be assessed after the launch of the new website based on citizen inquiries and input.

Agency & Organizational Collaboration

- Coordinate with community partners.
- Align goals, share resources, and collaborate effectively for greater impact.

On-going

ON DECK

Goal: Plan for emerging priorities to support continuous improvement and future service needs.

- Ambulance and paramedicine.

Fire is working with the COS paramedic program by providing paramedic precepting for one student

Fire continues to work cooperatively with COS. No current preceptors from COS at the VFD. DSG 2/19/2026

- Assessment of the best on-going use of the current training facility for police.

This is a future item that may occur after the 3-year time frame of this work program period.



Visalia City Council

Staff Report

Visalia City Council
707 W. Acequia
Visalia, CA 93291

File #: 25-0657

Agenda Date: 3/2/2026

Agenda #: 1.

Agenda Item Wording:

Authorization to read ordinances by title only.



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0623

Agenda Date: 3/2/2026

Agenda #: 2.

Agenda Item Wording:

Facility Use Agreement - Authorize City Manager to execute Facility Use Agreements with Visalia Youth Baseball and Visalia Little League for C.R. Shannon baseball complex at Riverway Sports Complex for youth baseball games.

Prepared by: Eric Ferreira, Recreation Supervisor eric.ferreira@visalia.gov, (559)713-4178, Laurissa Roggeenkamp, Recreation Manager laurissa.roggeenkamp@visalia.gov, (559)713-4336, Jason Glick Parks & Recreation Director jason.glick@visalia.gov (559)713-4042.

Department Recommendation: Staff recommends Council authorize the City Manager to execute the facility use agreements with Visalia Youth Baseball (VYB) and Visalia Little League (VLL) for the use of the CR Shannon baseball complex, Saputo field and Special Event Promenade at Riverway Sports Park with the following rates: Field usage: 25% of the hourly Private Rate - Year One Field usage: 37.5% of the hourly Private Rate - Year Two Field usage: 50% of the hourly Private Rate - Years Three through Five Field lights: Full Non-Profit Rate - Years One through Five Concession stand: \$30 per day of use - Years One through Five

Summary:

The City has had Facility Use Agreements with both organizations for use of the Riverway Sports Park (RSP). Each organization's agreement expires early 2026, Visalia Youth Baseball expires on February 23, 2026 and Visalia Little Leagues expires on May 31, 2026. Staff have been discussing proposed updated contract terms with representatives from each organization for new Facility Use Agreements. The proposed terms include a three-year initial agreement with two optional one-year extensions, which would extend the agreements through 2031.

Seasons for Facility Use: *Dates, times, and field locations*

Under the proposed agreements, each league will receive priority for try-outs and regular season play for the Spring and Fall seasons, as well as options for tournaments:

Visalia Youth Baseball:

- Spring season: Second to last Saturday of January until the second Sunday of May
 - CR Shannon Baseball Complex, including concession stand
 - Mondays, Wednesdays, and Thursdays 3 - 10 p.m.
 - Saturdays and Sundays 8 a.m. - 10 p.m.
 - Saputo Field
 - Saturdays 8 a.m. - 10:00 p.m.
 - Special Event Promenade
 - Saturdays 8 a.m. - 11:00 a.m.
- Fall season: Last Saturday of September until the Sunday before Thanksgiving
 - CR Shannon Complex, including concession stand, and Saputo Field

- Sundays 8 a.m. - 10 p.m.
- Tournament Option
 - Up to three weekends (Saturday and Sunday) at the contractual rate.

Visalia Little League:

- Spring season: first day of March until the last day in May.
 - CR Shannon Baseball Complex, including concession stand
 - Tuesdays and Fridays 3 - 10 p.m.
- Fall season: first Sunday of September until the first Sunday of November
 - CR Shannon Baseball Complex, including concession stand
 - Tuesdays and Fridays 3 - 10 p.m.
 - *If VYB elects not to execute their contractual priority use to host a Fall league on Sundays, priority use will then be designated to VLL who may elect to host a Fall league on Sundays 8 a.m. - 10 p.m.*
- Tournament Option
 - Up to two weekends (Saturday and Sunday) charged at the contractual rate.

Field Use Reservation Conditions:

- For regular season games and tryouts, each organization must submit a field use request in accordance with the City's Facility Use Policy. Requests should only include the amount of field space necessary to accommodate regular season play.
- Any time or field not utilized by an organization during its priority use period may be allocated to another facility user, provided the use does not conflict with the priority organization's activities.
- Tournament requests must be submitted in writing at least three months in advance. The City reserves the right to deny requests if dates conflict with other events or facility uses.

Usage Fees: *Fields, Lights, Concession Stand*

Under the previous agreements, each organization received a 25% reduction on the hourly field rental rate. However, the Council approved City's Rates and Fees Schedule, approved for Fiscal Year 2025-2026, now establishes four fee categories of use:

1. Private
2. Non-Profit (20% reduction from Private rate)
3. Commercial (20% increase from Private rate)
4. Tournament

These categories are important because the proposed agreements reference the Private Rate and Non-Profit Rate as the basis for calculating field and lighting fees. Using these standardized rates, the City ensures consistency across all facility users and aligns with the adopted fee policy.

For the two new agreements, staff recommends a phased approach to gradually reduce the fee reduction percentage currently provided to these organizations. This approach will maintain fairness, support cost recovery goals, and allow both organizations time to adjust to the new rates. Previous agreements provided field usage fees at 25% of the field rental rate. The both proposed agreement's recommendation is no increase in the first year staying at 25% of the Private Field Rental rate, a 12.5% increase in the second year going up to 37.5% of the Private Field Rental rate, and a 12.5%

increase in the third year going up to 50% of the Private Field Rental rate. Years four through five the fee will remain at 50% of the Private Field Rental rate.

Staff recommends 50% of the Private Field rental rate as the long-term rate because it aligns with the Council approved City of Visalia Parks and Recreation Department Fee Policy, for City led Recreation programs which require programs with both community and individual benefits, such as youth sports leagues, to recover 50% of direct program costs. This approach balances affordability for the local leagues with fiscal responsibility.

Currently, the revenues from the Riverway Sports Park rentals (sports fields, sport lighting, park arbors, and special event use) only cover 23% of the annual operating and maintenance costs. Adjusting the field rental rate reduction will help reduce the gap while continuing to provide affordable access for these two Visalia based youth sports organizations.

- League Use:
 - Field Usage fees
 - Year One: 25% of the hourly Private Rate
 - Year Two: 37.5% of the hourly Private Rate
 - Years Three through Five: 50% of the hourly Private Rate
 - Field lights: Full Non-Profit Rate
 - Concession stand: \$30 per day of operational use.
- Tournament Use:
 - Field Usage fees
 - Year One: 25% of the hourly Private Rate
 - Year Two: 37.5% of the hourly Private Rate
 - Years Three through Five: 50% of the hourly Private Rate
 - Field lights: Full Non-Profit Rate
 - Concession stand: \$30 per day of operational use.

Visalia Youth Baseball Field Use Projections - Field Use			
	25% OF PRIVATE RATE	37.5% OF PRIVATE RATE	50% OF PRIVATE RATE
SPRING SEASON PROJECTIONS			
CR Shannon field Use	\$6,084	\$9,126	\$10,822
Saputo	\$330	\$495	\$660
Special Event Promenade	\$94	\$140	\$187
FALL SEASON PROJECTIONS			
CR Shannon field Use	\$2,822	\$4,233	\$5,644

Visalia Little League Field Use Projections
--

	25% OF PRIVATE RATE	37.5% OF PRIVATE RATE	50% OF PRIVATE RATE
SPRING SEASON PROJECTIONS			
CR Shannon field Use	\$1,870	\$2,805	\$3,740
Saputo	\$220	\$330	\$440
Special Event Promenade	-	-	-
FALL SEASON PROJECTIONS			
CR Shannon field Use	\$1,360	\$2,040	\$2,720

In-Kind Contributions:

In exchange for reduced facility use rates, each organization shall provide annual in-kind improvements to the baseball fields or facility:

- Visalia Youth Baseball (VYB):
 - Annual contribution: \$4,000 minimum
 - Justification: VYB receives priority use for more days across two seasons (Spring and Fall).
 - Example: VYB purchased four new scoreboards (approx. \$40,000) to be installed prior to the 2026 season. These scoreboards may be used by other facility users, who must purchase their own controls.
- Visalia Little League (VLL):
 - Annual contribution: \$1,750 minimum
 - Example: VLL intends to install new drinking faucets as its upcoming contribution.

Maintenance:

Maintenance of the facility will be shared between the City, VYB, and VLL. The City will be responsible for regular grounds maintenance, including maintenance of the irrigation system, mowing the outfields, fertilization and weed and rodent control. VYB shall be responsible for the maintenance and mowing of the infields, and both VYB and VLL shall be responsible for the preparation and grooming of the infields on their game dates.

Background Discussion:

The Parks & Recreation Commission reviewed the proposed agreements at their regular meeting on Tuesday, February 10th; recommendation to City Council to approve the Facility Use Agreements with Visalia Youth Baseball (VYB) and Visalia Little League (VLL) with the following rates:

- Field usage: 25% of the hourly Private Rate - Year One
- Field usage: 37.5% of the hourly Private Rate - Year Two
- Field usage: 50% of the hourly Private Rate - Years Three through Five
- Field lights: Full Non-Profit Rate - Years One through Five
- Concession stand: \$30 per day of use - Years One through Five

VYB has been providing baseball in Visalia since 1998. VYB serves approximately 1,300 participants annually.

VLL has been providing baseball in Visalia since 1952. VLL serves approximately 400 participants annually.

Both organizations have been good partners and have made financial and in-kind contributions to the C.R. Shannon Baseball Complex since the inception of the first Facility Use Agreements in 2009. In-kind contributions have included planting new infield turf, purchasing brick dust and reshaping all four infields each year, and purchasing new scoreboards. Tens of thousands of dollars worth of in-kind contributions, along with thousands of volunteer hours have been contributed to assist with maintenance and improving the baseball complex. Additionally, VYB maintains all four infields which includes mowing, trimming and fertilizing the infields all year long.

Prior contracts from 2009 and 2014 provided VYB and VLL exclusive use of C.R. Shannon Baseball Complex for flat rate fees plus additional in-kind contributions per year. Additional fees for utilities were assessed at 75% of monthly utilities for the Concession Stand and direct cost of utilities for ball field lights.

In 2021 agreements were negotiated to charge a per hour per field usage fee that better aligned with the standard business practices for athletic field reservations. Hourly rate for field usage, concession stand use and ballfield lights. Field usage hourly rate was set at 25% of the Council approved rate listed on the City’s Fees and Charges Schedule. As well as an hourly rate for actual concession stand use, and hourly rental rate for athletic field light use.

Fiscal Impact including annual maintenance and operating costs: Projected revenue based on proposed agreement dates and times, actual revenue may vary based on actual field and light usage.

	Field Use at 25% OF PRIVATE RATE		Field Use at 37.5% OF PRIVATE RATE		Field Use at 50% OF PRIVATE RATE	
SPRING SEASON PROJECTIONS						
	VYB	VLL	VYB	VLL	VYB	VLL
CR Shannon field Use	\$6,084	\$1,870	\$9,126	\$2,805	\$10,822	\$3,740
Saputo	\$330	\$220	\$495	\$330	\$660	\$440
Special Event Promenade	\$94	-	\$140	-	\$187	-
Concession Stand	\$1,650	\$660	\$1,650	\$660	\$1,650	\$660
CR Shannon light Use	\$8,448	\$4,224	\$8,448	\$4,224	\$8,448	\$4,224
FALL SEASON PROJECTIONS						
	VYB	VLL	VYB	VLL	VYB	VLL
CR Shannon field Use	\$2,822	\$1,360	\$4,233	\$2,040	\$5,644	\$2,720
Concession Stand	\$240	\$480	\$240	\$480	\$240	\$480
CR Shannon light use	\$1,920	\$5,120	\$1,920	\$5,120	\$1,920	\$5,120
ANNUAL TOTAL PROJECTIONS						
	VYB	VLL	VYB	VLL	VYB	VLL
	\$21,588	\$13,934	\$26,252	\$15,659	\$29,571	\$17,384

Prior Council Action: Council has authorized three prior facility use agreements for each league; November 2009, December 2014, and February of 2021 for VYB and April of 2021 for VLL.

Alternatives: I move to authorize the City Manager to execute the Facility Use Agreements between the City of Visalia and Visalia Youth Baseball and between the City of Visalia and Visalia Little League at the following rates for all five years: Field usage: 25% of the hourly Private Rate, Field lights: Full Non-Profit Rate, Concession stand: \$30 per day of use.

Recommended Motion (and Alternative Motions if expected):

I move to authorize the City Manager to execute the Facility Use Agreements between the City of Visalia and Visalia Youth Baseball and between the City of Visalia and Visalia Little League with the following rates:

- Field usage: 25% of the hourly Private Rate - Year One
- Field usage: 37.5% of the hourly Private Rate - Year Two
- Field usage: 50% of the hourly Private Rate - Years Three through Five
- Field lights: Full Non-Profit Rate - Years One through Five
- Concession stand: \$30 per day of use - Years One through Five

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 3/2/2026

Attachments: 1. Facility Use Agreement with Visalia Youth Baseball and 2. Facility Use Agreement with Visalia Little League.

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input type="checkbox"/>  Economic Vitality	<input type="checkbox"/>  Organizational Excellence	<input type="checkbox"/>  Fiscal Strength	<input type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
--	--	--	---	---

Attachment B

Riverway Sports Park



**FACILITY USE AGREEMENT BETWEEN
THE CITY OF VISALIA AND
VISALIA LITTLE LEAGUE**

THIS FACILITY USE AGREEMENT made and entered into as of the _____, by and between the CITY OF VISALIA, a Municipal Corporation, hereinafter referred to as “CITY” and VISALIA LITTLE LEAGUE, hereinafter referred to as “VLL”;

WITNESSETH:

For and in consideration of the covenants and agreements hereinafter contained on the part of VLL to be kept and performed, and in consideration of the usage costs to be paid to CITY as hereinafter set forth, CITY hereby agrees to enter into a Facility Use Agreement with VLL for priority use of Riverway Sports Park, including the use of four (4) baseball fields (CR Shannon Baseball Complex), Saputo field and the shared use of the concession stand and restroom facilities, for specified dates and times listed within agreement for regular games and tryouts.

1. TERM

The term of this FACILITY USE AGREEMENT is three (3) years with two (2) one (1) year extensions, commencing on June 1, 2026 and ending on May 31, 2031.

2. FEES AND CHARGES

VLL shall pay CITY for regular league tryout and game use during the contracted dates listed in Section 3, a field rental fee equal to 25% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for Year One of this FACILITY USE AGREEMENT, 37.5% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for Year Two of this FACILITY USE AGREEMENT, and 50% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for each year thereafter. Field light use shall be charged at the full fee Non-Profit Rate listed in the City’s Fees and Charges Schedule. VLL’s use of the concession stand for sales/operations shall be charged \$30/day of use. The City’s Fees and Charges Schedule are set annually and are approved by City Council in June for the next fiscal year, July 1 – June 30. As rates are adjusted, so shall VLL’s field rental rate, field light use rate, and concession stand rate.

All uses outside of the contract period shall be billed at the current Non-Profit rate of the City’s Fees and Charges Schedule.

The City shall invoice VLL at the end of each month of use for all fees as described above. Payment is due within thirty (30) days of invoice. All payments not received by the due date shall be subject to a two percent (2%) late fee penalty of the amount due.

In addition to the above facility use fees, and in exchange for the reduced facility use rates, VLL shall provide in-kind improvements to the baseball fields, concession stand, or general park area on an annual basis in an amount no less than \$1,750 per season, per year. Said improvements shall be completed in accordance with section 20 of this FACILITY USE AGREEMENT.

3. USE

The City of Visalia adopted a Priority Use Policy on December 18, 2012. The policy is used to determine priority use for recreational facilities, see Attachment A. Pursuant to this FACILITY USE AGREEMENT and in accordance with the City’s Parks and Recreation Facility Use Policy,

VLL shall have Priority 1 level 2 right of use after City activities and programs of the CR Shannon Baseball Complex; including fields and concession stand and Saputo field for dates listed below for the contract period.

Section IV Eligibility states “facility use shall be granted based on the following priority:

Priority 1:

1. City activities and programs.
2. Facility use agreements (organizations having special status assigned by City Council action as a result of having historical use of facilities).

Annually VLL shall submit a request in writing by January 1st expressing their intent to extend contract for additional year. Upon mutual agreement of the CITY, the Facility Use Agreement may be extended for any additional one-year term remaining within the agreement term listed in Section 1.

Prior to each season VLL shall submit a request for league start and end dates, time blocks per field use in accordance with the City’s Parks and Recreation Facility Use Policy Section III Facility Request Use Deadlines, requests must be in writing. Concession stand use for sales/operations must also be in writing with start and end time blocks for hours of operation (when open for sales). VLL may only request the amount of field space to accommodate regular season play games.

Ten business days prior to each season’s start date VLL shall submit in writing a finalized comprehensive game schedule. The maximum number of games shall be scheduled at ten (8) per hour, including use of Saputo Sports Field.

Spring season tryout and game use shall be from the first day of March until the last day in May. Spring priority right of use will be on Tuesdays and Fridays from 3:00 p.m. until 10:00 p.m.

Fall season tryout and game use shall be from the first Sunday of September until the First Sunday of November. Fall priority right of use will be Tuesdays and Fridays from 3:00 p.m. until 10:00 p.m. If Visalia Youth Baseball elects not to execute their contractual priority use to host a Fall league on Sundays, priority use will be designated to VLL who may elect to host a Fall league on Sundays 8 a.m. – 10 p.m.

CITY agrees that VLL shall have exclusive use of the premises for two weekends (Saturday and Sunday) per year for tournament play at the contractual rate, listed in Section 2. Tournament field use and ballfield light use on weekdays will be charged at the full Non-Profit Rate. VLL must submit in writing no less than three months advance notice through the City’s application process, CITY maintains the authorization to deny request if requested dates impede on another event or use of the facility.

VLL acknowledges that there will not be any “gate” or admission charge for regular season play or any charges for parking. VLL acknowledges that if they do charge “gate” or admission charge during tournament play that they will be required to pay the full Non-Profit Rate listed in the City’s Fees and Charges Schedule for field use. CITY acknowledges and permits, without revocation, the right for VLL to charge “gate” or admission to the facility for the purpose of tournament play only.

CITY shall have the right of access to the premises at all times. VLL agrees to use the premises and property which are the subject of this FACILITY USE AGREEMENT, exclusively in connection with the operation of Visalia Little League and its related activities so long as it does not interfere with any scheduled use of the facility. The CITY reserves the right to deny access to the facility if facility is being utilized by other groups/programs. If access is denied the CITY will assist in developing an appropriate schedule for VLL's access.

Outside of the regular season of use VLL agrees to contact the CITY, no later than three-business days in advance, to request authorization to access the interior facility (playing fields, common areas, concession stand) for any off-season or non-scheduled usage. VLL shall be able to access the exterior storage units through the gate off of Riverway Drive at any time, so long as it does not interfere with any scheduled use of the facility. The CITY reserves the right to deny access to the facility if facility is being utilized by other groups/programs. If access is denied the CITY will assist in developing an appropriate schedule for VLL's access.

The CITY reserves the right to cancel or suspend any scheduled use by VLL in the case of inclement weather or other conditions that threaten the health and safety of participants and/or may result in damage of City facilities. Representatives from the CITY and VLL may meet prior to scheduled use, if feasible, to assess the conditions of the park and determine what can be done to protect the turf and/or public interest. The final decision to cancel an event will be determined by the City's Director of Parks & Recreation or their designee.

4. OTHER USERS AND TOURNAMENT SEASON

VLL acknowledges that any time and/or field not reserved by VLL shall be allocated by the CITY to another facility user, provided that said use does not conflict with VLL's use of premises.

VLL acknowledges that the CITY has established a tournament season for all leagues/organizations to apply for use of CR Shannon Baseball Complex. The tournament season will start on the last Saturday of May through the first Monday of September. Requests for use during the designated tournament season are due no less than 3 months in advance.

5. CONCESSION STAND

VLL is exclusively responsible for the operation of the concession stand and for the direction and control of all volunteers, employees, or contractors for concession operations during VLL's designated and agreed upon times to operate at the facility. VLL acknowledges that other entities will be utilizing said facility during times not designated to VLL, and that accommodations have been arranged for so that inventory items can be stored and locked during unused times.

CITY shall be responsible for ensuring facility is clean and ready for use prior to the start of season.

VLL shall ensure that the concession stand is left clean and in good repair after each use. In the operation of said concession stand, VLL shall comply with and provide copies of all applicable permits and requirements set forth by the Tulare County Health and Human Services Agency. The CITY shall not be responsible for damage and/or theft of personal property of VLL.

At the conclusion of each season, VLL shall be responsible for returning the facility to the state it was in prior to their usage. VLL shall remove all personal property from the common areas no later than one week from the conclusion of regular season play. Perishable food and appliances shall be removed from the common areas, floors, walls, and assigned cabinets shall be free of debris and cleaned. Perishable food shall be removed from the storage room.

If personal property is not removed as required herein, the CITY will remove the items and invoice VLL the direct cost including staff time associated with removing their items.

6. ADDITIONAL SERVICES

Due to the size and nature of VLL's program, additional services, above and beyond normal operational services provided by the City, are required.

- a. Portable restrooms – VLL shall provide additional portable restrooms for Opening Day, tournaments, and other days of projected heavy attendance. If additional services are needed or requested solely for VLL's use, VLL shall pay the CITY for the cost incurred for additional services. Such costs shall be invoiced each month. Payment for additional services is due within thirty (30) days of receipt.
- a. Refuse:
 - i. CITY shall be responsible to dump the trash cans and blow the common areas one (1) time every morning of scheduled use.
 - ii. VLL shall be responsible to provide additional appropriate refuse and/or recycle containers to accommodate trash generated by its participants.
 - iii. VLL shall be responsible to collect any trash/litter and dump the trashcans throughout the baseball complex, including spectator areas, bleachers, dugouts, restrooms, playing fields, throughout their scheduled use of the facilities and a final dumping of all trash at the end of each day of use.
- b. Restroom service:
 - i. CITY shall be responsible for routine and ordinary cleaning and stocking the restrooms for each day of scheduled use; one (1) time daily.
 - ii. VLL shall be responsible for providing additional appropriate cleaning and stocking of the restroom throughout their scheduled use of the facilities with at least a final cleaning at the end of each day of use. This includes ensuring that floors are free of debris, trash cans are emptied, toilets are flushed, and sinks are free of debris.

If VLL fails to collect any trash/litter and dump the trashcans or clean and stock the restrooms at the end of each day of use, the CITY will render these services and invoice VLL the direct cost including staff time associated and a penalty fee of \$100 per occurrence.

7. INSTALLATION OF SIGNS AND/OR BANNERS

During the term of this FACILITY USE AGREEMENT, VLL shall have the following rights regarding installation and removal of signs and/or banners:

Signs and/or banners may be displayed seasonally and may be installed one week prior to game commencement and one week after the last day of regular season games. Signs and/or banners may be installed for scheduled tournaments, signs and/or banners may be installed the first day of tournament and removed by last day of tournament. Banners must be in good condition and hanging position.

Signs and/or banners must be placed upon designated areas on Fields 3 and 4 within the CR Shannon Baseball Complex only and must face the interior of the premises. No signage shall be allowed to be displayed facing the park, Giddings St. or Riverway Dr.

VLL shall be allowed to display signs and/or banners within the Saputo Field area, the signs and/or banners must be removed daily and cannot have any reference to dairy products. The signs and/or banners must be placed upon in designated areas only and must face the interior of the Saputo Field area. No signage will be allowed to be displaced facing the Park or Riverway Dr.

VLL assumes sole responsibility for all signs and banners it installs, operates, or maintains. This includes full financial liability for fabrication, installation, maintenance, and removal. VLL shall obtain all required permits from the City Planning Division in strict accordance with the City of Visalia Municipal Code, Chapter 17.48 (Sections 17.48.010 et seq.).

8. FACILITY MAINTENANCE

During VLL use, VLL shall assume responsibility for all maintenance as set forth in Section 9, damage, repair, and upkeep of the aforementioned premises, excepting CITY's maintenance and upkeep as set forth in Section 9.

VLL agrees to immediately notify CITY (within 24 hours) of any damage to the premises including such items as the concession stand or restroom, fixtures, equipment, grounds, landscaping, sprinklers and irrigation, so that CITY may determine whose responsibility it is to repair or replace and determine the manner in which the repair or replacement is to be completed. Furthermore, CITY shall have sole discretion in determining whether the damage or destruction resulted from or in connection with VLL.

Throughout the term of this FACILITY USE AGREEMENT, VLL shall agree to maintain its personal property (portable equipment, storage units, etc.) in a manner agreeable to CITY. VLL shall be responsible for picking up and disposing of trash and litter after each use as set forth in Section 6. VLL shall also be responsible for any repair or maintenance resulting from vandalism and/or graffiti on equipment or structures that are owned by VLL. Said graffiti removal shall be completed in accordance with the current Ordinance governing graffiti removal in the City of Visalia.

9. GROUNDS MAINTENANCE

CITY shall be responsible for the regular grounds maintenance of the CR Shannon Complex outfields, common areas, and Saputo Field throughout the calendar year including maintenance of the irrigation system as needed, regular mowing at least once per week March - October, fertilizing at least three times per year, spraying for weeds in turf at least twice per year, and gopher/rodent control as needed. CITY shall also be responsible for major structural repairs and/or capital improvements to the premises which are the subject of this FACILITY USE AGREEMENT. CITY shall have the sole discretion of determining what constitutes major structural and/or capital improvements. CITY further agrees to be responsible for the damages and/or repairs caused by organizations, groups and/or special events held on the premises and scheduled by the City of Visalia.

VLL shall assume responsibility for preparation of playing fields (field lines, bases, dragging infields, etc.) prior to games. At the end of each day of use VLL shall be responsible to fill holes, tamper batter/catcher box, rake/screen drag infield, and replace base plugs.

10. STORAGE

VLL may maintain up to two (2) storage containers (e.g. sea trains) in City-designated areas per Attachment B, overview map of facility. Each container is subject to City approval and must not exceed 20' x 8'. Containers must comply with all City standards regarding size, location, color, and physical condition.

VLL shall maintain all containers in a clean and professional condition.

- **Advertising:** No business advertising is permitted on containers, with the exception of the original manufacturer's branding.
- **Graffiti & Repairs:** VLL must monitor and inspect containers regularly. Any graffiti must be removed and repairs completed within ten (10) days of discovery or notification.

The storage of chemicals or flammable materials is strictly prohibited, with the exception of City-approved field and turf marking paint.

VLL shall be allowed to store infield mix within the designated areas of the Park Yard area must be kept clear of debris.

The CITY is not responsible for damage and/or theft to VLL property while stored at the facility.

VLL must obtain and retain proper insurance for storage containers and their contents for the duration of the FACILITY USE AGREEMENT set forth in Section 17. VLL shall submit an inventory list at the beginning of each season of the items stored in the containers.

11. PARKING / USE OF MOTORIZED VEHICLES

Vehicles must be parked in designated parking areas. VLL may not charge for parking without written consent from the CITY. VLL may not reserve parking spots without written consent from CITY. CITY maintains the authorization to deny any request from VLL for charging for parking or reserving parking spots. RV parking shall be restricted to the north overflow lot on Riverway Drive. Overnight camping is not allowed.

VLL use of motorized utility vehicles on park premises, including but not limited to golf carts, GEM cars, and Utility vehicles, is restricted to licensed drivers and use of vehicles must be in conjunction with VLL program functions and/or duties.

12. OUTSIDE VENDORS

Only VLL is permitted to provide goods and/or services under the agreement. If VLL desires to have an outside vendor provide food, entertainment, goods or other services, such vendor must be pre-approved in writing by the CITY. VLL shall submit in writing a request for the outside vendor no less than ten (10) business days prior to the desired date of vendor rendering service. Only vendors with a valid City of Visalia Business Tax Certificate and other permits as required by Tulare County and/or the State of California will be considered. Authorized vendors must provide the CITY with a certificate of insurance naming the City of Visalia as additionally ensured for the date(s) and time(s) of service. City will determine and specify where each vendor

is permitted to operate.

13. SECURITY

VLL shall provide security and supervision at all scheduled activities, including crowd control, at a level satisfactory to CITY, sufficient to ensure adequate protection of the premises which are the subject of this FACILITY USE AGREEMENT. This shall include the presence of VLL Board Members during VLL use of the facility.

VLL acknowledges that additional security measures, such as but not limited to, video recording cameras cannot be installed or placed within the premises without CITY written authorization. The CITY reserves the right to deny any request.

The City will provide VLL with two (2) sets of facility keys. VLL is responsible for duplicating additional keys for its board members and must maintain a formal tracking system for their distribution and collection. Upon request, VLL shall provide the City with updated key logs and distribution records.

14. ASSIGNMENT

VLL shall not assign or otherwise transfer any interest in this FACILITY USE AGREEMENT to any person, firm or corporation during the term of this FACILITY USE AGREEMENT or any extension thereof without the written consent of CITY first had and obtained.

15. INDEMNIFICATION

VLL hereby agrees to and shall defend, protect, indemnify, and hold harmless the CITY and all officers, agents, representatives, and employees thereof from any and all liability, claims, or damages of whatsoever kind or character, including attorney's fees and costs of all types incurred in defense of any of the said parties from said claims or liability, because of or arising out of, directly or indirectly, the acts or omissions of VLL, VLL'S independent contractors, employees, representatives, agents, and invitees, and the passive or active negligent acts or omissions of the CITY or its officers, agents, representatives, and employees while acting within the scope of their duties regarding work to be performed pursuant to this agreement. Said indemnification and hold harmless provisions shall be in full force and effect regardless of whether or not there shall be insurance policies covering and applicable to such damages, claims, or liability. This FACILITY USE AGREEMENT shall be binding upon VLL whether or not there are any allegations of fault negligence or liability of the indemnities hereunder.

16. VOLUNTEERS/EMPLOYEES

VLL shall be responsible to adhere to any local, county, state, or federal laws for conducting criminal background checks on all volunteers, including but not limited to, coaches, umpires, and others who will be in a position to supervise youth under 18 years of age or vulnerable adults. VLL agrees that failure of an individual to submit to a required criminal background check will result in prohibiting said individual from coaching and/or supervising children or vulnerable adults.

17. INSURANCE REQUIREMENTS

VLL shall procure and maintain for the duration of this FACILITY USE AGREEMENT, insurance against claims for injuries to persons or damages to property which may arise from or in connection with the use or occupancy of the premises by VLL, their participants, agents,

representatives, employees, or subcontractors.

MINIMUM SCOPE AND LIMIT OF INSURANCE

Coverage shall be at least as broad as:

1. **Commercial General Liability (CGL):** CGL on an “occurrence” basis, including property damage, bodily injury, and personal & advertising injury with limits no less than \$1,000,000 per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this FACILITY USE AGREEMENT, or the general aggregate limit shall be twice the required occurrence limit.
2. **Automobile Liability:** Automobile Liability for any auto with limits no less than \$1,000,000 per accident for bodily injury and property damage. If VLL has no owned autos, limits no less than \$1,000,000 per accident for bodily injury and property damage for hired and non-owned autos.
3. **Workers' Compensation:** Insurance as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease. If VLL has no employees, a waiver of Workers' Compensation coverage may be approved by CITY's Risk Manager upon completion and submission of the CITY's Request for Waiver of Workers' Compensation Insurance Requirement form.
4. **Sexual Abuse or Molestation (SAM) Liability:** If the CGL policy referenced above is not endorsed to include affirmative coverage for sexual abuse or molestation, VLL shall obtain and maintain a policy covering Sexual Abuse and Molestation with a limit no less than \$1,000,000 per occurrence or claim.
5. **Tournament and Clinic Insurance:** Tournament and Clinic insurance with limits no less than \$1,000,000 per accident and \$2,000,000 general aggregate. The policy shall include Accidental and Medical Expense limit of no less than \$250,000 per accident.

If VLL maintains broader coverage and/or higher limits than the minimums shown above, the CITY requires and shall be entitled to the broader coverage and/or the higher limits maintained by VLL. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the CITY.

Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions:

1. **Additional Insured Status.** The City of Visalia, its officers, officials, employees, agents, and volunteers are to be covered as additional insureds with respect to liability arising out of and in connection with VLL's use or occupancy of the premises.
2. **Primary Coverage.** For any claims related to this FACILITY USE AGREEMENT, VLL's insurance coverage shall be primary and non-contributory insurance coverage. Any insurance or self-insurance maintained by the CITY, its officers, officials, employees, or volunteers shall be excess of VLL's insurance and shall not contribute with it. This requirement shall also apply to any Excess or Umbrella liability policies.
3. **Umbrella or Excess Policy.** VLL may use Umbrella or Excess Policies to provide the liability limits as required in this agreement. The Umbrella or Excess policies shall be provided on a true “following form” or broader coverage basis, with coverage at least as broad as provided on the underlying Commercial General Liability insurance.
4. **Waiver of Subrogation.** VLL hereby grants to CITY a waiver of any right to subrogation which any insurer of VLL may acquire against the CITY by virtue of the

payment of any loss under such insurance. VLL agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the CITY has received a waiver of subrogation endorsement from the insurer.

5. **Notice of Cancellation.** Each insurance policy required above shall provide that coverage shall not be canceled, except with 30-days written notice to the CITY.
6. **Self-Insured Retentions.** Self-insured retentions must be declared to and approved by the CITY. The CITY may require VLL to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or CITY.
7. **Acceptability of Insurers.** Insurance is to be placed with insurers authorized to conduct business in the State of California with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the CITY.
8. **Claims Made Policies.** If any of the required policies provide claims-made coverage:
 - a. The Retroactive Date must be shown and must be before the date of the agreement or the date that work under this agreement begins.
 - b. Insurance must be maintained and evidence of insurance must be provided for at least five years after completion of work performed as required by this agreement.
 - c. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the agreement effective date, VLL must purchase "extended reporting" coverage for a minimum of five years after the completion of work performed as required by this agreement
9. **Verification of Coverage.** Contractor shall furnish the CITY with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause and a copy of the Declarations and Endorsements Pages of the CGL and any Excess policies listing all policy endorsements. All certificates and endorsements and copies of the Declarations & Endorsements pages are to be received and approved by the CITY before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive VLL's obligation to provide them. The CITY reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.
10. **Special Risks or Circumstances.** CITY reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

18. CODE OF CONDUCT

VLL shall create and maintain a Code of Conduct and require participants, coaches, and parents to complete and comply with said Code of Conduct. VLL's Code of Conduct shall reinforce compliance to all City ordinances, Park rules, and all General Rules and Regulations as set forth in the City of Visalia Parks and Recreation Facility Use Policy Section VII (Attachment B).

19. ANNUAL REPORTS

VLL agrees to provide annual reports, to include league registration numbers, participant names and address of residency information, financial statements, proof of non-profit status, and other reports as requested by the CITY. Reports shall be used to determine adequate field allocation. Facility usage hours and participant numbers may be shared with City Council.

20. IMPROVEMENTS

As set forth in Section 2, VLL shall have the opportunity to make certain improvements to the premises and property which is the subject of this FACILITY USE AGREEMENT, provided that VLL obtains the prior written approval of CITY for any such improvements. Upon the expiration of this FACILITY USE AGREEMENT, and any extension thereof, all such improvements shall automatically revert to CITY'S ownership. Should the CITY elect to require the VLL to remove said improvements, VLL shall do so and return the property to its original condition, allowing for reasonable and normal wear.

21. DISCRIMINATION

VLL as an organization, including personal representatives, successors in interest, and assignors, as a part of the consideration hereof, does hereby covenant and agree that no person on the grounds of race, color, sex, handicap, or national origin shall be excluded from participation in, denied the benefits of, or be otherwise subjected to discrimination in the use of said premises.

22. TERMINATION

In addition to any other provision in this FACILITY USE AGREEMENT, this FACILITY USE AGREEMENT may be canceled or terminated upon the following:

- a. This FACILITY USE AGREEMENT and the license hereby granted may be terminated or canceled, with or without cause, at any time by either party hereto by giving to the other party not less than sixty (60) days written notice.
- b. This FACILITY USE AGREEMENT shall terminate automatically if either party hereto fails to remedy any breach or any term or condition of this FACILITY USE AGREEMENT within thirty (30) days after receiving written demand from the other party to do so. If however, either party is diligently proceeding in good faith to eliminate such default, then the period for correction shall be extended for such length of time as is reasonably necessary to complete such correction.
- c. VLL agrees at the end of the FACILITY USE AGREEMENT term or in the event of an early termination, as provided for herein, to quit and deliver up said premises in as good condition as they are now, ordinary wear and tear excepted.

23. AMENDMENT

This FACILITY USE AGREEMENT may be amended at any time by mutual agreement of the parties in writing.

24. NOTICE

All notices to be given by CITY pursuant to this FACILITY USE AGREEMENT shall be mailed to:

City of Visalia
Parks and Recreation Department
345 North Jacob St
Visalia California 93291;

and all notices to be given to VLL pursuant to this FACILITY USE AGREEMENT shall be mailed to:

Visalia Little League
c/o League President

For the purpose of this AGREEMENT, VLL shall designate one point of contact with which the CITY shall coordinate the use of fields, maintenance concerns and other communications. This representative or a designee in his/her absence will be the only authorized agent of VLL to coordinate use throughout each season.

25. ENTIRE AGREEMENT

This FACILITY USE AGREEMENT contains the entire understanding and agreement between the parties. No promise, representation, warranty, or covenant not included in this FACILITY USE AGREEMENT has been or is relied on by either party. Each party has relied on his/her own examination of this FACILITY USE AGREEMENT, counsel of its own advisors, and warranties, or representations, or covenants in the FACILITY USE AGREEMENT itself. The failure or refusal of either party to inspect the premises or improvements, to read the FACILITY USE AGREEMENT or other documents, or to obtain legal or other advice relevant to this transaction constitutes a waiver of any objection, contention, or claim that might have been based on such reading, inspection, or advise.

IN -WITNESS WHEREOF, the parties have executed this FACILITY USE AGREEMENT as of the date first above written.

VISALIA LITTLE LEAGUE

CITY OF VISALIA

VLL Board President Date

Leslie Caviglia, City Manager Date

Risk Management Date

APPROVED AS TO FORM:

City Attorney Date

City of Visalia Parks and Recreation Facility Use Policy

The City of Visalia Parks and Recreation Department is dedicated to fostering healthy lifestyles and helping the community thrive. The City recognizes that programs, activities and sports leagues are a fundamental component of this goal and that facility availability is necessary for local organizations and individuals. As such, the Visalia Parks and Recreation Department coordinates and issues permits for the use of City facilities for general public use for cultural, social and recreational activities and programs.

The purpose of this policy is to outline the City's allocation procedure and rental policies for the permitted use of facilities in the City of Visalia. The City has experienced tremendous growth in population and need for facility use for a multitude of purposes. This growth is anticipated to continue. The Parks and Recreation Department has already experienced an increased demand for the use of City facilities and finds it necessary to emphasize sharing in the use of all facilities among our present and future organizations.

This policy has been established to assure that City facilities are utilized for recreational, cultural, educational, social and community service functions that meet the needs of the community, as well as, set clear policies, procedures and regulations for such uses.

Due to the limited number of facilities available, the Visalia Parks and Recreation Department and the Parks & Recreation Commission have established criteria for priority use. The Visalia Parks and Recreation Department will give priority to Visalia residents and will monitor proper use of allocations and permits.

The City of Visalia is dedicated to creating partnerships with local organizations to ensure there is ample opportunity to participate in programs and services. The allocation/permitting process provides an organization the exclusive use of a facility to the exclusion of all others. The objective of this policy is to create a clear, written allocation policy with procedures that:

- Fairly distributes facilities.
- Maximizes participation time.
- Incorporates maintenance periods to maintain safe, quality facilities.
- Communicates financial issues and recovery policy.
- Outlines facility use regulations.

I. Definition of Terms:

Visalia Resident – a person residing within the city limits of the City of Visalia. The City may require identification or documentation of residency to be considered for priority brokering. In the event proof of residency cannot be established, non-residency status will be imposed. Note: Any person owning and paying taxes on real property in Visalia, but who is not living in the City, and any person having only a Visalia business address are NOT considered residents for facility use application purposes.

Youth programs – participants are ages 18 and under.

Adult programs – participants are ages 18 and over.

Open membership – Organizations, or portions of organizations, that have open registration regardless of skill level. Organizations must have an “everyone plays” philosophy requiring

that each player suited up and able to play is entered into games for a significant period of time (i.e., ½ or game or 2 of every 5 innings or 2 of 4 quarters, etc.). Open membership organizations are recreational in nature and provide scholarship opportunities for players who demonstrate a financial need.

Non-profit status – Must be established as a non-profit organization. Non-profit status is defined as an organization that is so defined by the Internal Revenue Code, 501c and has a State of California Tax Identification Number. Organizations must submit the following to be considered for Non-Profit Status:

- 501c IRS papers and bylaws
- Current financial statement
- Roster of officers
- List of persons authorized to make reservations for your organization

Basic services – Basic services are defined as the maintenance of safe, clean, attractive parks and buildings and the provision of recreation services for the general public. Basic services preserve and promote physical and mental wellbeing and will continue to be supported by taxpayer resources.

Seasonal Brokering Periods – For the purpose of scheduling facilities, the City has established three (3) brokering periods in which request shall be reviewed and facilities shall be allocated.

Special services – Special services are those above and beyond basic services. Revenues are necessary to support special services; therefore, users will be charged a fee for the privilege of using the facilities to the exclusion of others and without interference.

Game slot – amount of time or facility space needed to reasonably accommodate play. In instances where modified fields are used, appropriate field space shall be allocated, this may be an increment of a field or facility rather than designating an entire field or facility.

Practice slot - amount of time or facility space needed to reasonably accommodate play. In instances where modified fields are used, appropriate field space shall be allocated, this may be an increment of a field or facility rather than designating an entire field or facility.

Facility Use Permit – A facility use permit is required for all organized use associated with a team, league, organization or school. Users who do not submit a request during the established brokering period must submit a request for use to the Parks and Recreation Department a minimum of ten (10) working days prior to the requested use date. Once the request has been approved and the user has complied with insurance requirements and paid all applicable fees, a written Facility User Permit shall be issued.

II. Facility Use Permitting:

Facility use requests are considered at three different time periods per fiscal year. Facility space will be awarded on a priority basis prior to the fall, winter/spring, and summer periods. After the original requests are processed, based on priority, the facilities are available for use

to other requests. To apply for a Facility Use Permit, an applicant must submit a written request to the Parks and Recreation Department outlining the dates, times, facility, number of courts/fields and intended use. Requests shall only be considered for organizations who are in good standing with the Parks and Recreation Department and who do not have a past due balance.

Facility use reservations, not allocated during the established brokering periods, can be made no less than ten (10) calendar days prior to the desired date(s) of use. These requests shall be granted on a first come, first served basis based on field availability.

Submission of an application does not constitute approval. Approvals shall be in the form of a written facility use permit issued by the Parks and Recreation Department.

Requests for additional use or programs not covered by the Priority Use Policy should be addressed in writing to the Recreation Manager. The Parks and Recreation Director will make interpretation of language in the Priority Use Policy. An appeal to the Parks and Recreation Commission of the Director's decision must be submitted in writing with justification within ten (10) working days from the decision and will be heard at the next regularly scheduled Parks and Recreation Commission meeting, unless appeal is received fewer than ten (10) days prior to a meeting, in which case it will be heard at the following meeting of the Parks and Recreation Commission.

III. Facility Request Form Deadlines:

The three seasonal brokering periods are as follows;

<u>Season</u>	<u>Dates</u>	<u>Request deadline</u>
Fall	August 1 through December 31	May 1
Winter/Spring	January 1 through May 31	November 1
Summer	June 1 through July 31	March 1

All requests received by the established deadline shall be reviewed after the deadline date. A facility use permit shall be issued a maximum of thirty (30) days after the deadline.

Facility use requests for primary organization use will be accepted no more than three (3) months prior to the request deadline. Requests for use outside of the organization's primary use (regular league play), such as tournaments on a regional, state or national level, may be made up to three (3) years in advance.

IV. Eligibility - facility use shall be granted based on the following priority:

Priority 1:

1. City activities and programs.
2. Facility use agreements (organizations having special status assigned by City Council action as a result of having had historical use of facilities).
3. Visalia resident (at least 90%), youth programs, open membership, non-profit organizations or leagues.

Priority 2:

- Visalia resident (at least 51%), youth programs, non-profit organizations or leagues.

Priority 3:

- Visalia resident (at least 51%), adult programs, open membership, non-profit organizations or leagues.

Priority 4:

- For-profit programs and events.

Priority 5:

- Organizations that have previously violated the terms of the priority use policy.

Resident status will be determined from the prior season's actual rosters (fall season for fall season, spring season for spring season).

To resolve a discrepancy between two organizations in the same priority use class that request use of the same site/field and that cannot be worked out between the two organizations, the following allocation formula will be used to determine the amount of field use that will be allocated to each organization.

Facilities will be allocated within each priority use class to organizations based on the percentage of verifiable Visalia residents registered with that organization in relation to the total number of all registered Visalia residents in all organizations in the priority use class combined.

The total number of all Visalia residents registered in all organizations within that priority use class will then be determined. Each organization's resident number will be divided by the total of all residents registered to determine the percentage of use to be allocated to each group.

An example of this would be:

Baseball Group A has 750 Visalia residents

Baseball Group B has 900 Visalia residents

Total Visalia residents registered in both organizations is 1,650

750 divided by 1,650 equals 45%. Group A would receive 45% of the available time.

900 divided by 1,650 equals 55%. Group B would receive 55% of the available time.

Additional factors to determine priority use:

- Priority 1 & 2 athletic organizations shall be allocated a maximum of one (1) game slot per team per week and one (1) practice slot (1/2 field) per team per week (as space allows). Number of teams shall be determined based on the number of registered participants in each program taking into consideration the number of players per team for each age division.
- League game play takes priority over practice with the exception of non-resident vs. non-resident game play.

- Adult program access – per this policy, adult play would receive low priority. To provide for equal access for adult leagues, 25% of facility space shall be dedicated to adult play in the above mentioned priority order.
- Sport season priority – Traditional sports seasons have priority as follows:

Fall	Football, volleyball and soccer
Winter	Basketball
Spring	Baseball and softball
Summer	Aquatics
- Facility use shall be permitted for activities that the facilities are intended for, designed for, classified as, or for activities conducted in a manner that does not compromise public safety or facility quality or integrity.

V. Cost Recovery Philosophy

As the City continues to grow and facilities age, the Visalia Parks and Recreation Department must develop a financial system to support our community investment while maintaining the high level of service residents demand. The City will continue to provide basic services funded entirely by general taxpayers and user fees; however, those benefiting from special services (which create additional City expenses) must contribute financially. The recovery policy is intended for the participants to supplement, rather than supplant the investment of the general taxpayers. The recovery policy strives to:

- Amortize the capital investment and cover maintenance/operational cost of a facility.
- Pay for and augment operation/maintenance costs for a facility where tax appropriations support the basic service.
- Control use of the facility.
- Assess a portion of the cost of the facility to users who may not be tax supporters.
- Enable the Visalia Parks and Recreation Department to provide facilities for which funds might not otherwise be available.

The primary purpose of this policy statement is to develop an understanding that the pricing of services is a conscious procedure that requires continual investigation and review by Visalia Parks and Recreation Department, the Parks and Recreation Commission and the Visalia City Council.

VI. Permit Rules and Regulations:

1. Permits cannot be transferred or assigned to any other person, group, or organization for any reason.
2. The misuse of City facilities or the failure to conform to facility regulations, established policies, and procedures or any other Federal, State, or local law, rule, regulation or ordinance shall be sufficient grounds for the immediate revocation of the permit and/or denial of any future applications. No refund will be granted.
3. Permit holders shall restrict their use to only those facilities specifically reserved and paid for as designated on the permit. Other facilities may be scheduled by other groups and may not be available. Permit holders must be in possession of their Facility Use Permit in case there is a need to address the question of who has a reservation for the facility in question. If the

permit holder cannot use a facility due to unauthorized use by another party, the permit holder should contact the City of Visalia Police Department.

4. Fees - all fees are due and payable prior to the issuance of an approved Facility Use Permit. Payment plans may be arranged for multiple-use reservations with payment in advance for monthly use. The fees and charges for permits are established by the Visalia Parks and Recreation Commission and approved by the Visalia City Council annually and are not negotiable. Only the Parks and Recreation Commission and/or City Council have the authority to waive or modify fees and charges by amendment to the City Rates and Fees Schedule.
5. Deposits – A refundable deposit may be required for facility use. The City reserves the right to deduct from the security deposit all additional charges relating to, but not limited to, janitorial services, maintenance/repair services, staff time, failure to comply with the cancellation policy or emergency services that are required as a result of the facility use.
6. Insurance - A valid insurance certificate is required for use of any City of Visalia facility. The insurance certificate must afford one million dollars (\$1,000,000) of general liability coverage per occurrence listing the dates and location of coverage and must contain the following language:

“The City of Visalia, its officers, agents, employees, representatives and volunteers are added as additional insured as respects operations and activities of, or on behalf of the named insured, performed under contract with the City of Visalia.” Certificate must guarantee thirty (30) days prior notice to change or cancel the policy.

7. Residency Verification - The City of Visalia Parks and Recreation Department may request a master roster complete with participant first and last name (or identification number), division, team and place of residency or school attending. Leagues may be required to make rosters available for verification and additional proof of residency such as utility billing or photo identification may be required.

Any group or organization found to be misrepresenting its residency status will have its permit revoked for the season and will be assigned the last (or lowest) priority for the immediate and following season. In addition, any group or organization found to be reserving facilities for another organization will be penalized by the revocation of its permit for the season for which the permit is issued and that group or organization will be assigned the last (or lowest) priority for facility use scheduling for the immediate and following season.

8. Teams and organizations may be required to provide schedules to show that all of the allocated facilities are being utilized. If an allocated facility is not utilized by the designated organization a total of two (2) times during the permit period, the facility will be reassigned. User shall be notified by the Parks and Recreation Department prior to reassignment.
9. The City reserves the right to cancel an approved reservation due to maintenance needs, overuse of the facility, unsafe conditions or due to a conflict with a City event or a one-time event that has a direct benefit to the community. In these cases all attempts will be made to provide a minimum of 15 days advance notice and to provide an alternate location for the group’s scheduled activity. In the event of an emergency when only short or no notice can be provided, groups must cooperate with the request to not use the facility or risk loss of current permit and denial of future use. If there are no alternate facilities available, the City is not

obligated to provide an alternate facility. In the case of such an event, a full refund will be given.

10. It is the responsibility of the organization's president and the individual in charge of the permit to enforce the rules and regulations regarding the conduct of the group while on permitted facilities. They are also responsible for ensuring that coaches receive and understand that a permit must be on site during facility use.
11. Use begins and ends at the times stated on the permit including set-up and clean-up. A two (2) hour minimum is required per reservation. Groups are not allowed on fields prior to the start time on the permit and are required to have the fields cleaned and cleared by the ending time indicated on the permit. Unauthorized or extended field use beyond times listed on the permit may result in the retention of a portion or all of the deposit and/or result in the cancellation of current use and/or prohibition of future use.

VII. General Rules and Regulations

1. No person shall use an athletic facility which is posted as being closed, whether the closure is for excess rainfall or for field maintenance or other reason.
2. All motor vehicles must park in marked stalls in the parking lots or legally on side streets or be subject to citation. No unauthorized vehicles shall enter park premises.
3. All dogs must be on a leash and owners must clean up after their dogs.
4. No portable BBQ's are permitted at any time in any facility.
5. No golf is permitted at any park or sports complex.
6. Alcohol is not allowed in any City facility without a permit. No alcohol is allowed at Riverway Sports Park. Alcohol may be consumed at the Plaza Park softball fields provided such beverages are purchased from the permitted concessionaire.
7. Athletic facilities may be lined prior to a group use with the permission of the Parks and Recreation Department. Water soluble spray paint is the only permitted means of lining a field. No fields are permitted to be lined by means of Round Up, Dolomite, or other herbicide which can permanently burn lines into the field.
8. Vending at a facility is permitted only if the vendor is associated with the activity and has received the prior approval of the City.
9. Gambling is prohibited at all City property without a permit.
10. Restrooms – some facilities have public restrooms which may be utilized. In instances where public restrooms are not available, or not adequate for the size and scope of the facility use, the user shall be responsible, at user's expense, to provide additional portable restrooms. User groups must coordinate placement of portable restrooms with Parks and Recreation staff.
11. Storage – no group or individual is permitted to maintain a storage unit (or similar object) on or around City facilities without written approval from the City.
12. Use of utility vehicles shall be allowed with the issuance of a permit from the City. Any person operating a utility vehicle on City property must possess a valid California Driver's License and organization must provide the City of Visalia with a certificate of insurance covering operation of said vehicle.

13. Lights are available for some outside facilities. Light requests must be made ten (10) working days in advance and are subject to light fees at the time of reservation.
14. The City of Visalia encourages partnerships and volunteerism to improve facility quality and maintenance, however in the absence of a written agreement, donations and/or contributions of time does not give an organization priority at any facility. Groups wishing to make alterations to facilities must submit these improvement requests in advance to the City of Visalia Parks and Recreation Department. No groups will be allowed to make any alterations to any facility without first obtaining the City's approval.
15. Scheduling – a maximum number of games per time slot shall be determined by Parks and Recreation Department and shall be adhered to when preparing league game and practice schedules.
16. Wet Field Policy - The purpose of the policy is to guide the use of City athletic facilities and to prevent injuries to participants and damage to the playing surface brought upon by inclement weather and/or unsafe playing conditions. An effective facility maintenance program is essential for safe, quality fields and sport complexes. User groups are asked to help us by accepting and adhering to these rules. Groups who use City athletic facilities are expected to assist in protecting their participants and the facilities during periods of rain or inclement weather.

The City of Visalia reserves the right to cancel or suspend facility use permits when facility conditions could result in injury to players or cause damage to the facility. Permits may also be cancelled when the health and safety of participants are threatened due to impending conditions, including but not limited to, heavy rains, smog alerts or pesticide application.

During inclement weather, the City's maintenance staff will assess the playability of all city owned fields to determine if use will occur. The Director or designated representative shall have the authority to close any/all fields owned and operated by the City of Visalia.
17. Banners - Organizations must obtain approval and/or permits prior to placing any signage or banners in any City of Visalia facility.
18. Users must pick up and remove any trash generated by their activity.
19. Good Neighbor Policy - The purpose of this policy is to ensure that decisions regarding the use of City facilities, parks, and athletic complexes and District sites are used in the best interests of the neighborhoods, sports organizations, and citizens of the City of Visalia. The city has established the following rules and regulations to govern the use of the City's facilities for the safe and pleasant enjoyment of participants and neighbors. Every person is expected to abide by these rules or be subject to forfeiture of the security deposit and/or loss of the privilege of future use of the facilities.
 - a. All litter and debris that may occur as a result of your event must be picked up and deposited into trash receptacles, when provided, or removed from the premises.
 - b. All groups are responsible for the condition in which they leave the facility. Any excessive clean-up required by City crews following your use will be cause for forfeiture of all or part of your damage deposit.
 - c. No amplified music, use of musical instruments, radios, public address systems or other such noise allowed before 9:00am or after 8:00pm unless authorized by

special permit. In all parks, care shall be taken so that speakers are not directed at residences.

- d. Complaints from surrounding neighborhood residents as to noise level, litter and debris, and disregard for use of parking regulations could result in cancellation of your reservation, forfeiture of security deposit, and denial of future facility use.
- e. No person shall park a motor vehicle in such a place or manner as would block or obstruct any gate, entrance, exit or resident driveway.

VIII. Cancellations

Cancellations must be made in writing and submitted to the Visalia Recreation Department at least ten (10) business days in advance of the scheduled use in order to be entitled to receive a refund (minus the processing fee). If it rains on the date of reservation, a full refund shall be credited to the user's account. No refunds or credits will be given to facilities released after that time. Failure to release unused facilities shall be considered a violation of this Priority Use Policy. If a user fails to release unused facilities, the permit may be revoked for the season and user will be assigned the last (or lowest) priority for the immediate and following season.

IX. Failure to Comply with Facility Use Policies and Procedures

In most cases, the City utilizes a three-strike policy for violations as follows:

First Offense: Written warning to the user group/individual and restitution for damages/costs if applicable.

Second Offense: Written notice of three day suspension and restitution for damages/costs if applicable.

Third Offense: Written notice of termination of any existing permits, loss of future rental/allocation privileges and restitution for damages/costs if applicable.

The City reserves the right to cancel any permit for non-compliance with City Policy, Rules or Ordinances regardless of the three-strike policy listed above.

**FACILITY USE AGREEMENT BETWEEN
THE CITY OF VISALIA AND
VISALIA YOUTH BASEBALL (VYB)**

THIS FACILITY USE AGREEMENT made and entered into as of the _____, by and between the CITY OF VISALIA, a Municipal Corporation, hereinafter referred to as “CITY” and VISALIA YOUTH BASEBALL, hereinafter referred to as “VYB”.

WITNESSETH:

For and in consideration of the covenants and agreements hereinafter contained on the part of VYB to be kept and performed, and in consideration of the usage costs to be paid to CITY as hereinafter set forth, CITY hereby agrees to enter into a Facility Use Agreement with VYB for priority use of Riverway Sports Park, including the use of four (4) baseball fields (CR Shannon Baseball Complex), Saputo field, Special Event Promenade, and the shared use of the concession stand and restroom facilities, for specified dates and times listed within agreement for regular games and tryouts.

1. TERM

The term of this FACILITY USE AGREEMENT is three (3) years with two (2) one (1) year extensions, commencing on February 24, 2026, and ending on February 23, 2031.

2. FEES AND CHARGES

VYB shall pay CITY for regular league tryout and game use during the contracted dates listed in Section 3, a field rental fee equal to 25% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for Year One of this FACILITY USE AGREEMENT, 37.5% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for Year Two of this FACILITY USE AGREEMENT, and 50% of the hourly Private Rate listed in the City’s Fees and Charges Schedule for each year thereafter. Field light use shall be charged at the full fee Non-Profit Rate listed in the City’s Fees and Charges Schedule. VYB’s use of the concession stand for sales/operations shall be charged \$30/day of use. The City’s Fees and Charges Schedule are set annually and are approved by City Council in June for the next fiscal year, July 1 – June 30. As rates are adjusted, so shall VYB’s field rental rate, field light use rate, and concession stand rate.

All uses outside of the contract period shall be billed at the current Non-Profit rate of the City’s Fees and Charges Schedule.

The City shall invoice VYB at the end of each month of use for all fees as described above. Payment is due within thirty (30) days of invoice. All payments not received by the due date shall be subject to a two percent (2%) late fee penalty of the amount due.

In addition to the above facility use fees, and in exchange for reduced facility use rates, VYB shall provide in-kind improvements to the baseball fields, concession stand, or general park area on an annual basis in an amount no less than \$4,000 per year. Said improvements shall be completed in accordance with Section 20 of this FACILITY USE AGREEMENT.

CITY recognizes that VYB has fulfilled their in-kind contribution for 2026, 2027, 2028, 2029,

and 2030 through the in-kind project performed in the Winter of 2025-2026. The purchase and installation of four (4) scoreboards; scoreboards cost \$32,083.61. VYB recognizes that the contribution of the scoreboards will adhere to Section 20.

3. USE

The City of Visalia adopted a Priority Use Policy on December 18, 2012. The policy is used to determine priority use for recreational facilities, see Attachment A. Pursuant to this FACILITY USE AGREEMENT and in accordance with the City's Parks and Recreation Facility Use Policy, VYB shall have Priority 1 Level 2 right of use after City activities and programs of the CR Shannon Baseball Complex; including fields and concession stand and Saputo field for dates listed below for the contract period.

Section IV Eligibility states "facility use shall be granted based on the following priority:

Priority 1:

1. City activities and programs.
2. Facility use agreements (organizations having special status assigned by City Council action as a result of having historical use of facilities).

Annually VYB shall submit a request in writing by January 1st expressing their intent to extend contract for additional year. Upon mutual agreement of the CITY, the Facility Use Agreement may be extended for any additional one-year term remaining within the agreement term listed in Section 1.

Prior to each season VYB shall submit a request for league start and end dates, time blocks per field use in accordance with the City's Parks and Recreation Facility Use Policy Section III Facility Request Use Deadlines, requests must be in writing. Concession stand use for sales/operations must also be in writing with start and end time blocks for hours of operation (when open for sales). VYB may only request the amount of field space to accommodate regular season play games.

Ten business days prior to each season's start date VYB shall submit in writing a finalized comprehensive game schedule. The maximum number of games shall be scheduled at ten (10) per hour, including use of Saputo Sports Field and Special Event Promenade from 8:00 a.m. to 11:00 a.m. After 11:00 a.m. the maximum number of games scheduled will be eight (8) per hour.

Spring season tryout and game use shall be from the second to last Saturday of January until the second Sunday of May. Spring priority right of use will be on Mondays, Wednesdays, and Thursdays 3:00 p.m. until 10:00 p.m. and Saturdays and Sundays from 8:00 a.m. until 10:00 p.m. Spring season priority usage will include the use of Saputo Sports Field on Saturdays only 8:00 a.m. until 10:00 p.m. and the Special Event Promenade from 8:00 a.m. until 11:00 a.m. for t-ball ages 4-5 years old

Fall season tryout and game use shall be from the last Saturday of September until the Sunday before Thanksgiving in November. Fall priority right of use will be Sundays from 8:00 a.m. until 10:00 p.m. at CR Shannon Baseball Complex and Saputo Sports Field.

CITY agrees that VYB shall have exclusive use of the premises for three weekends (Saturday and Sunday) per year for tournament play at the contractual rate, listed in Section 2. Tournament field use and ballfield light use on weekdays will be charged at the full Non-Profit Rate. VYB must submit in writing no less than three months advance notice through the City's application process, CITY maintains the authorization to deny request if requested dates impede on another event or use of the facility.

VYB acknowledges that there will not be any "gate" or admission charge for regular season play or any charges for parking. VYB acknowledges that if they do charge "gate" or admission charge during tournament play that they will be required to pay the full Non-Profit Rate listed in the City's Fees and Charges Schedule for field use. CITY acknowledges and permits, without revocation, the right for VYB to charge "gate" or admission to the facility for the purpose of tournament play only.

CITY shall have the right of access to the premises at all times. VYB agrees to use the premises and property which are the subject of this FACILITY USE AGREEMENT, exclusively in connection with the operation of Visalia Youth Baseball and its related activities so long as it does not interfere with any scheduled use of the facility. The CITY reserves the right to deny access to the facility if facility is being utilized by other groups/programs. If access is denied the CITY will assist in developing an appropriate schedule for VYB's access.

The CITY reserves the right to cancel or suspend any scheduled use by VYB in the case of inclement weather or other conditions that threaten the health and safety of participants and/or may result in damage of City facilities. Representatives from the CITY and VYB may meet prior to scheduled use, if feasible, to assess the conditions of the park and determine what can be done to protect the turf and/or public interest. The final decision to cancel an event will be determined by the City's Director of Parks & Recreation or their designee.

4. OTHER USERS AND TOURNAMENT SEASON

VYB acknowledges that any time and/or field not reserved by VYB shall be allocated by the CITY to another facility user, provided that said use does not conflict with VYB's use of premises.

VYB acknowledges that the CITY has established a tournament season for all leagues/organizations to apply for use of CR Shannon Baseball Complex. The tournament season will start on the last Saturday of May through the first Monday of September. Requests for use during the designated tournament season are due no less than 3 months in advance.

5. CONCESSION STAND

VYB is exclusively responsible for the operation of the concession stand and for the direction and control of all volunteers, employees, or contractors for concession operations during VYB's designated and agreed upon times to operate at the facility. VYB acknowledges that other entities will be utilizing said facility during times not designated to VYB, and that accommodations have been arranged for so that inventory items can be stored and locked during unused times.

CITY shall be responsible for ensuring facility is clean and ready for use prior to the start of season.

VYB shall ensure that the concession stand is left clean and in good repair after each use. In the operation of said concession stand, VYB shall comply with and provide copies of all applicable permits and requirements set forth by the Tulare County Health and Human Services Agency. The CITY shall not be responsible for damage and/or theft of personal property of VYB.

At the conclusion of each season, VYB shall be responsible for returning the facility to the state it was in prior to their usage. VYB shall remove all personal property from the common areas no later than one week from the conclusion of regular season play. Perishable food and appliances shall be removed from the common areas, floors, walls, and assigned cabinets shall be free of debris and cleaned. Perishable food shall be removed from the storage room.

If personal property is not removed as required herein, the CITY will remove the items and invoice VYB the direct cost including staff time associated with removing their items.

6. ADDITIONAL SERVICES

Due to the size and nature of VYB's program, additional services, above and beyond normal operational services provided by the City, are required.

- a. Portable restrooms: VYB shall provide additional portable restrooms for Opening Day, tournaments, and other days of projected heavy attendance. If additional services are needed or requested solely for VYB's use, VYB shall pay the CITY for the cost incurred for additional services. Such costs shall be invoiced each month. Payment for additional services is due within thirty (30) days of receipt.
- b. Refuse:
 - i. CITY shall be responsible to dump the trash cans and blow the common areas one (1) time every morning of scheduled use.
 - ii. VYB shall be responsible to provide additional appropriate refuse and/or recycle containers to accommodate trash generated by its participants.
 - iii. VYB shall be responsible to collect any trash/litter and dump the trashcans throughout the baseball complex, including spectator areas, bleachers, dugouts, restrooms, playing fields, throughout their scheduled use of the facilities and a final dumping of all trash at the end of each day of use.
- c. Restroom service:
 - i. CITY shall be responsible for routine and ordinary cleaning and stocking the restrooms for each day of scheduled use; one (1) time daily.
 - ii. VYB shall be responsible for providing additional appropriate cleaning and stocking of the restroom throughout their scheduled use of the facilities with at least a final cleaning at the end of each day of use. This includes ensuring that floors are free of debris, trash cans are emptied, toilets are flushed, and sinks are free of debris.

7. INSTALLATION OF SIGNS AND/OR BANNERS

During the term of this FACILITY USE AGREEMENT, VYB shall have the following rights in

regard to installation and removal of signs and/or banners:

Signs and/or banners may be displayed seasonally and may be installed one week prior to game commencement and one week after the last day of regular season games. Signs and/or banners may be installed for scheduled tournaments, signs and/or banners may be installed the first day of tournament and removed by last day of tournament. Banners must be in good condition and hanging position.

Signs and/or banners must be placed upon designated areas on Fields 1 and 2 within the CR Shannon Baseball Complex only and must face the interior of the premises. No signage shall be allowed to be displayed facing the park, Giddings St. or Riverway Dr.

VYB shall be allowed to display signs and/or banners within the Saputo Field area, the signs and/or banners must be removed daily and cannot have any reference to dairy products. The signs and/or banners must be placed upon in designated areas only and must face the interior of the Saputo Field area. No signage will be allowed to be displaced facing the park or Riverway Dr.

VYB shall be permitted to display signs and or banners on the scoreboards located on Fields 1, 2, 3, and 4 at the Shannon Baseball Complex only. All signs and/or banners must face the interior of the premises. The signs and or banners shall not be used for field naming purposes.

VYB assumes sole responsibility for all signs and banners it installs, operates, or maintains. This includes full financial liability for fabrication, installation, maintenance, and removal. VYB shall obtain all required permits from the City Planning Division in strict accordance with the City of Visalia Municipal Code, Chapter 17.48 (Sections 17.48.010 et seq.).

8. FACILITY MAINTENANCE

During VYB use, VYB shall assume responsibility for all maintenance as set forth in Section 9, damage, repair, and upkeep of the aforementioned premises, excepting CITY's maintenance and upkeep as set forth in Section 9.

VYB agrees to immediately notify CITY (within 24 hours) of any damage to the premises including such items as the concession stand or restroom, fixtures, equipment, grounds, landscaping, sprinklers and irrigation, so that CITY may determine whose responsibility it is to repair or replace and determine the manner in which the repair or replacement is to be completed. Furthermore, CITY shall have sole discretion in determining whether the damage or destruction resulted from or in connection with VYB.

Throughout the term of this FACILITY USE AGREEMENT, VYB shall agree to maintain its personal property (portable equipment, storage units, etc.) in a manner agreeable to CITY. VYB shall be responsible for picking up and disposing of trash and litter after each use as set forth in Section 6. VYB shall also be responsible for any repair or maintenance resulting from vandalism and/or graffiti on equipment or structures that are owned by VYB. Said graffiti removal shall be completed in accordance with the current Ordinance governing graffiti removal in the City of Visalia.

9. GROUNDS MAINTENANCE

CITY shall be responsible for the regular grounds maintenance of the CR Shannon Complex outfields, common areas, and Saputo Field throughout the calendar year including maintenance of the irrigation system as needed, regular mowing at least once per week March - October, fertilizing at least three times per year, spraying for weeds in turf at least twice per year, and gopher/rodent control as needed. CITY shall also be responsible for major structural repairs and/or capital improvements to the premises which are the subject of this FACILITY USE AGREEMENT. CITY shall have the sole discretion of determining what constitutes major structural and/or capital improvements. CITY further agrees to be responsible for the damages and/or repairs caused by organizations, groups and/or special events held on the premises and scheduled by the City of Visalia.

VYB will be responsible for the regular grounds maintenance of the four infield areas of the CR Shannon Baseball Complex throughout the calendar year. VYB shall provide the City Schedule of Maintenance which shall include, but it not limited to mowing at least once per week throughout the calendar year, fertilizing at least three times per year, spraying for weeds in turf at least twice per year, detailed trimming at least once per month, grooming as needed, edging the infield and grass line to the outfield as needed, and filling of holes as needed.

VYB shall assume responsibility for preparation of playing fields (filed lines, bases, dragging of fields, etc.) prior to games. At the end of each day of use VYB shall be responsible to fill holes, tamper batter/catcher box, rake/screen drag infield, and replace base plugs.

If a VYB maintenance project requires a facility closure exceeding one day or hinders access for other users, VYB must submit a written request at least two months in advance. The City reserves the right to deny the proposed schedule; in such cases, representatives from both parties will meet to coordinate an alternative date. Final scheduling authority rests with the City's Director of Parks & Recreation or their designee.

10. STORAGE

VYB may maintain up to six (6) storage containers (e.g., sea trains) in City-designated areas per Attachment B, overview map of facility. Each container is subject to City approval and must not exceed 20' x 8'. Containers must comply with all City standards regarding size, location, color, and physical condition.

VYB shall maintain all containers in a clean and professional condition.

- **Advertising:** No business advertising is permitted on containers, with the exception of the original manufacturer's branding.
- **Graffiti & Repairs:** VYB must monitor and inspect containers regularly. Any graffiti must be removed and repairs completed within ten (10) days of discovery or notification.

The storage of chemicals or flammable materials is strictly prohibited, with the exception of City-approved field and turf marking paint.

VYB shall be allowed to store infield mix within the designated areas of the Park Yard area must

be kept clear of debris.

The CITY is not responsible for damage and/or theft to VYB property while stored at the facility.

VYB must obtain and retain proper insurance for storage containers and their contents for the duration of the FACILITY USE AGREEMENT set forth in Section 17. VYB shall submit an inventory list at the beginning of each season of the items stored in the containers.

11. PARKING / USE OF MOTORIZED VEHICLES

Vehicles must be parked in designated parking areas. VYB may not charge for parking without written consent from the CITY. VYB may not reserve parking spots without written consent from CITY. CITY maintains the authorization to deny any request from VYB for charging for parking or reserving parking spots. RV parking shall be restricted to the north overflow lot on Riverway Drive. Overnight camping is not allowed.

VYB use of motorized utility vehicles on park premises, including but not limited to golf carts, GEM cars, and Utility vehicles, is restricted to licensed drivers and use of vehicles must be in conjunction with VYB program functions and/or duties.

12. OUTSIDE VENDORS

Only VYB is permitted to provide goods and/or services under the agreement. If VYB desires to have an outside vendor provide food, entertainment, goods or other services, such vendor must be pre-approved in writing by the CITY. VYB shall submit in writing a request for the outside vendor no less than ten (10) business days prior to the desired date of vendor rendering service. Only vendors with a valid City of Visalia Business Tax Certificate and other permits as required by Tulare County and/or the State of California will be considered. Authorized vendors must provide the CITY with a certificate of insurance naming the City of Visalia as additionally ensured for the date(s) and time(s) of service. City will determine and specify where each vendor is permitted to operate.

13. SECURITY

VYB shall provide security and supervision at all scheduled activities, including crowd control, at a level satisfactory to CITY, sufficient to ensure adequate protection of the premises which are the subject of this FACILITY USE AGREEMENT. This shall include the presence of VYB Board Members during VYB use of the facility.

VYB acknowledges that additional security measures, such as but not limited to, video recording cameras cannot be installed or placed within the premises without CITY written authorization. The CITY reserves the right to deny any request.

The City will provide VYB with two (2) sets of facility keys. VYB is responsible for duplicating additional keys for its board members and must maintain a formal tracking system for their distribution and collection. Upon request, VYB shall provide the City with updated key logs and distribution records.

14. ASSIGNMENT

VYB shall not assign or otherwise transfer any interest in this FACILITY USE AGREEMENT to any person, firm or corporation during the term of this FACILITY USE AGREEMENT or any extension thereof without the written consent of CITY first had and obtained.

15. INDEMNIFICATION

VYB hereby agrees to and shall defend, protect, indemnify, and hold harmless the CITY and all officers, agents, representatives, and employees thereof from any and all liability, claims, or damages of whatsoever kind or character, including attorney's fees and costs of all types incurred in defense of any of the said parties from said claims or liability, because of or arising out of, directly or indirectly, the acts or omissions of VYB, VYB'S independent contractors, employees, representatives, agents, and invitees, and the passive or active negligent acts or omissions of the CITY or its officers, agents, representatives, and employees while acting within the scope of their duties regarding work to be performed pursuant to this agreement. Said indemnification and hold harmless provisions shall be in full force and effect regardless of whether or not there shall be insurance policies covering and applicable to such damages, claims, or liability. This FACILITY USE AGREEMENT shall be binding upon VYB whether or not there are any allegations of fault negligence or liability of the indemnities hereunder.

16. VOLUNTEERS/EMPLOYEES

VYB shall be responsible to adhere to any local, county, state, or federal laws for conducting criminal background checks on all volunteers, including but not limited to, coaches, umpires, and others who will be in a position to supervise youth under 18 years of age or vulnerable adults. VYB agrees that failure of an individual to submit to a required criminal background check will result in prohibiting said individual from coaching and/or supervising children or vulnerable adults.

17. INSURANCE REQUIREMENTS

VYB shall procure and maintain for the duration of this FACILITY USE AGREEMENT, insurance against claims for injuries to persons or damages to property which may arise from or in connection with the use or occupancy of the premises by VYB, their participants, agents, representatives, employees, or subcontractors.

MINIMUM SCOPE AND LIMIT OF INSURANCE

Coverage shall be at least as broad as:

1. **Commercial General Liability (CGL):** CGL on an "occurrence" basis, including property damage, bodily injury, and personal & advertising injury with limits no less than \$1,000,000 per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this FACILITY USE AGREEMENT, or the general aggregate limit shall be twice the required occurrence limit.
2. **Automobile Liability:** Automobile Liability for any auto with limits no less than \$1,000,000 per accident for bodily injury and property damage. If VYB has no owned autos, limits no less than \$1,000,000 per accident for bodily injury and property damage for hired and non-owned autos.
3. **Workers' Compensation:** Insurance as required by the State of California, with Statutory Limits, and Employer's Liability Insurance with limit of no less than

\$1,000,000 per accident for bodily injury or disease. If VYB has no employees, a waiver of Workers' Compensation coverage may be approved by CITY's Risk Manager upon completion and submission of the CITY's Request for Waiver of Workers' Compensation Insurance Requirement form.

4. **Sexual Abuse or Molestation (SAM) Liability:** If the CGL policy referenced above is not endorsed to include affirmative coverage for sexual abuse or molestation, VYB shall obtain and maintain a policy covering Sexual Abuse and Molestation with a limit no less than \$1,000,000 per occurrence or claim.
5. **Tournament and Clinic Insurance:** Tournament and Clinic insurance with limits no less than \$1,000,000 per accident and \$2,000,000 general aggregate. The policy shall include Accidental and Medical Expense limit of no less than \$250,000 per accident.

If VYB maintains broader coverage and/or higher limits than the minimums shown above, the CITY requires and shall be entitled to the broader coverage and/or the higher limits maintained by VYB. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the CITY.

Other Insurance Provisions. The insurance policies are to contain, or be endorsed to contain, the following provisions:

1. **Additional Insured Status.** The City of Visalia, its officers, officials, employees, agents, and volunteers are to be covered as additional insureds with respect to liability arising out of and in connection with VYB's use or occupancy of the premises.
2. **Primary Coverage.** For any claims related to this FACILITY USE AGREEMENT, VYB's insurance coverage shall be primary and non-contributory insurance coverage. Any insurance or self-insurance maintained by the CITY, its officers, officials, employees, or volunteers shall be excess of VYB's insurance and shall not contribute with it. This requirement shall also apply to any Excess or Umbrella liability policies.
3. **Umbrella or Excess Policy.** VYB may use Umbrella or Excess Policies to provide the liability limits as required in this agreement. The Umbrella or Excess policies shall be provided on a true "following form" or broader coverage basis, with coverage at least as broad as provided on the underlying Commercial General Liability insurance.
4. **Waiver of Subrogation.** VYB hereby grants to CITY a waiver of any right to subrogation which any insurer of VYB may acquire against the CITY by virtue of the payment of any loss under such insurance. VYB agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the CITY has received a waiver of subrogation endorsement from the insurer.
5. **Notice of Cancellation.** Each insurance policy required above shall provide that coverage shall not be canceled, except with 30-days written notice to the CITY.
6. **Self-Insured Retentions.** Self-insured retentions must be declared to and approved by the CITY. The CITY may require VYB to provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or CITY.

7. **Acceptability of Insurers.** Insurance is to be placed with insurers authorized to conduct business in the State of California with a current A.M. Best's rating of no less than A:VII, unless otherwise acceptable to the CITY.
8. **Claims Made Policies.** If any of the required policies provide claims-made coverage:
 - a. The Retroactive Date must be shown and must be before the date of the agreement or the date that work under this agreement begins.
 - b. Insurance must be maintained and evidence of insurance must be provided for at least five years after completion of work performed as required by this agreement.
 - c. If coverage is canceled or non-renewed, and not replaced with another claims-made policy form with a Retroactive Date prior to the agreement effective date, VYB must purchase "extended reporting" coverage for a minimum of five years after the completion of work performed as required by this agreement
9. **Verification of Coverage.** Contractor shall furnish the CITY with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause and a copy of the Declarations and Endorsements Pages of the CGL and any Excess policies listing all policy endorsements. All certificates and endorsements and copies of the Declarations & Endorsements pages are to be received and approved by the CITY before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive VYB's obligation to provide them. The CITY reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.
10. **Special Risks or Circumstances.** CITY reserves the right to modify these requirements, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

18. CODE OF CONDUCT

VYB shall create and maintain a Code of Conduct and require participants, coaches, and parents to complete and comply with said Code of Conduct. VYB's Code of Conduct shall reinforce compliance to all City ordinances, Park rules, and all General Rules and Regulations as set forth in the City of Visalia Parks and Recreation Facility Use Policy Section VII (Attachment A).

19. ANNUAL REPORTS

VYB agrees to provide annual reports, to include league registration numbers, participant names and address of residency information, financial statements, proof of non-profit status, and other reports as requested by the CITY. Reports shall be used to determine adequate field allocation. Facility usage hours and participant numbers may be shared with City Council.

20. IMPROVEMENTS

As set forth in Section 2, VYB shall have the opportunity to make certain improvements to the premises and property which is the subject of this FACILITY USE AGREEMENT, provided that VYB obtains the prior written approval of CITY for any such improvements. Upon the expiration of this FACILITY USE AGREEMENT, and any extension thereof, all such improvements shall automatically revert to CITY'S ownership. Should the CITY elect to require the VYB to remove said improvements, VYB shall do so and return the property to its original condition, allowing for reasonable and normal wear.

21. DISCRIMINATION

VYB as an organization, including personal representatives, successors in interest, and assignors, as a part of the consideration hereof, does hereby covenant and agree that no person on the grounds of race, color, sex, handicap, or national origin shall be excluded from participation in, denied the benefits of, or be otherwise subjected to discrimination in the use of said premises.

22. TERMINATION

In addition to any other provision in this FACILITY USE AGREEMENT, this FACILITY USE AGREEMENT may be canceled or terminated upon the following:

- a. This FACILITY USE AGREEMENT and the license hereby granted may be terminated or canceled, with or without cause, at any time by either party hereto by giving to the other party not less than sixty (60) days written notice.
- b. This FACILITY USE AGREEMENT shall terminate automatically if either party hereto fails to remedy any breach or any term or condition of this FACILITY USE AGREEMENT within thirty (30) days after receiving written demand from the other party to do so. If however, either party is diligently proceeding in good faith to eliminate such default, then the period for correction shall be extended for such length of time as is reasonably necessary to complete such correction.
- c. VYB agrees at the end of the FACILITY USE AGREEMENT term or in the event of an early termination, as provided for herein, to quit and deliver up said premises in as good condition as they are now, ordinary wear and tear excepted.

23. AMENDMENT

This FACILITY USE AGREEMENT may be amended at any time by mutual agreement of the parties in writing.

24. NOTICE

All notices to be given by CITY pursuant to this FACILITY USE AGREEMENT shall be mailed to:

City of Visalia
Parks and Recreation Department
345 North Jacob St
Visalia California 93291;

and all notices to be given to VYB pursuant to this FACILITY USE AGREEMENT shall be mailed to:

Visalia Youth Baseball
c/o League President

For the purpose of this AGREEMENT, VYB shall designate one point of contact with which the CITY shall coordinate the use of fields, maintenance concerns and other communications. This representative or a designee in their absence will be the only authorized agent of VYB to coordinate use throughout each season.

25. ENTIRE AGREEMENT

This FACILITY USE AGREEMENT contains the entire understanding and agreement between the parties. No promise, representation, warranty, or covenant not included in this FACILITY USE AGREEMENT has been or is relied on by either party. Each party has relied on his/her own examination of this FACILITY USE AGREEMENT, counsel of its own advisors, and warranties, or representations, or covenants in the FACILITY USE AGREEMENT itself. The failure or refusal of either party to inspect the premises or improvements, to read the FACILITY USE AGREEMENT or other documents, or to obtain legal or other advice relevant to this transaction constitutes a waiver of any objection, contention, or claim that might have been based on such reading, inspection, or advise.

IN -WITNESS WHEREOF, the parties have executed this FACILITY USE AGREEMENT as of the date first above written.

VISALIA YOUTH BASEBALL

CITY OF VISALIA

VYB Board President Date

Leslie Caviglia, City Manager Date

Risk Management Date

APPROVED AS TO FORM:

City Attorney Date



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0674

Agenda Date: 3/2/2026

Agenda #: 3.

Agenda Item Wording:

Membership Agreement - Receive update report on Tulare County Economic Development Corporation and authorize payment for first half of Fiscal Year 25/26 in the amount of \$30,000 from existing Economic Development Division budget.

Prepared by:

Devon Jones, Economic Development Manager, devon.jones@visalia.gov, (559) 713-4190
Paul Bernal, Planning and Community Preservation Director, paul.bernal@visalia.city, (559) 713-4025

Department Recommendation:

It is recommended the City Council authorize payment to the Tulare County Economic Development Corporation (TCEDC) for the first half of Fiscal Year (FY) 25/26 in the amount of \$30,000 from existing Economic Development Division budget given prospect marketing and response services were rendered and given the City's involvement in the next iteration of the TCEDC.

Summary:

On October 20, 2025, City Council continued an item to consider payment to the Tulare County Economic Development Corporation (TCEDC) for the current fiscal year (FY) until staff was able to discuss current and alternative service options, which have been ongoing. Since that time, considerable coordination efforts occurred between City staff, other participating jurisdictions and the Executive Committee of the TCEDC Board of Directors pertaining to the future of the TCEDC.

Currently, there are no TCEDC staff members employed by the agency. Within the last month, Mike Washam, Associate Director for Tulare County Resource Management Agency, and the Economic Development Department team at Tulare County have temporarily assumed the staff support role for the TCEDC, in addition to the current TCEDC Board Chair, County Supervisor Amy Shuklian, with support from the Executive Committee including Councilman Brian Poochigian.

Currently, a request for proposals is open (<https://tularecountyedc.com/RFP>) to identify a consultant to conduct a comprehensive organizational analysis and provide strategic recommendations to strengthen TCEDC's effectiveness and alignment with member agency economic development goals. The analysis will identify a recommended organizational structure, an updated strategy to attract large job creators and high growth sectors, along with an Executive Director recruitment support, and a 2 year implementation roadmap.

City staff has provided input into this process and can be an active participant in this process and the future administration of TCEDC services. One recommendation to the TCEDC Board is to implement a Technical Advisory Committee, of which City staff can be involved to provide technical direction and support to the organization.

Services Rendered: Aside from being actively involved in the transitional direction of the TCEDC during this time, staff recommends payment for the first half of FY 25/26 given prospect marketing

outreach and response packaging services were provided during that time. In its most current form, the primary value of TCEDC services to City staff is the prospect response packaging and ongoing site marketing and outreach. City staff worked frequently with TCEDC staff for these services during that time and service continued uninterrupted. While many of the prospects received through TCEDC leads may not materialize into City developments, either due to energy requirements and expected development timelines, or unfavorable water consumption demands, there continue to be some promising leads received and the continued marketing efforts keep the City's site availability at the forefront amongst the site selector/broker community considering Central Valley locations.

Future of TCEDC: Given the current transitional state of the TCEDC, staff recommends continued involvement in the TCEDC as this could lead to an improved service asset for the City's specific needs.

The City of Visalia has been an active participant in the transitional efforts so far and can continue to do so into the new iteration, whatever form that may take.

Given that staff was present and performing duties through the first half of the year, and there are on-going operational expenses in addition to the expenses associated with the proposed consultant work, City Staff is recommending this payment.

Fiscal Impact: \$30,000 from the existing Economic Development division budget. TCEDC membership for the entire FY 25/26 is \$60,000. Last FY, the City made biannual payments of \$30,000.

Prior Council Action:

- October 20, 2025 - Continued an item to consider payment to the TCEDC to a future date.
- October 6, 2025 - Continued an item to consider TCEDC payment.
- June 17, 2024 - Authorized continued membership.
- August 07, 2023 - Authorized increase in membership cost to \$60,000.
- April 17, 2023 - Authorized continued membership.

Other: N/A

Alternatives: Per Council direction.

Recommended Motion (and Alternative Motions if expected):

I move to authorize payment to the Tulare County Economic Development Corporation for the first half of Fiscal Year (FY) 25/26 in the amount of \$30,000.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 3/2/2026

Attachments: N/A

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input checked="" type="checkbox"/>  Economic Vitality	<input type="checkbox"/>  Organizational Excellence	<input type="checkbox"/>  Fiscal Strength	<input type="checkbox"/>  Infrastructure & Growth	<input type="checkbox"/>  Quality of Life
---	--	--	---	--



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0676

Agenda Date: 3/2/2026

Agenda #: 4.

Agenda Item Wording:

Accept the City of Visalia Cash and Investment Report - Accept the second quarter report of the fiscal year which consists of months October, November, and December of 2025.

Agenda Date: 03/02/2026

Prepared by: Jason Montgomery, Finance Manager jason.montgomery@visalia.gov, 713-4425;
Renee Nagel, Finance and Technology Services Director renee.nagel@visalia.gov, 713-4375

Department Recommendation: Staff recommends that the Council accept the City of Visalia Cash and Investment Report for the second quarter of the fiscal year which consists of months October, November, and December of 2025.

Summary:

The City accumulates significant cash assets before they are spent on a variety of governmental operations. For example, several large capital projects have accumulated substantial cash as they approach the start of the projects in the near future, or in some cases, have already begun. Some of these projects are the Civic Center Phase 2 project, cape seal of various streets, Shirk Street improvements, and the major rehab of Caldwell Avenue from Santa Fe to Lovers Lane. Money is also accumulated for future capital assets, such as solid waste trucks, and unforeseen things like potential mandated upgrades to the Water Reclamation Facility.

The quarterly investment report is intended to inform the City Council and community about the status of City investments and holds staff accountable for the investment and management of these funds.

Background Discussion:

The City's investments are diversified by the various maturities and credit types which are allowed under the City's Investment Policy and California Government Code Section 53600 et seq. It is the policy of the City to invest public funds in a manner which will provide the greatest security with the maximum investment return while meeting the daily cash flow demands of the City and conforming to all state and local statutes governing the investment of public funds. The City continues to be conservative and prudent with the investment objectives, which in order of priority is safety, liquidity, and yield, while maintaining compliance with federal, state, and local laws and regulations. These investments will enable the City to meet expenditure requirements for the next six months, as required by state law.

Economic Outlook On December 31, 2025, the national unemployment rate was 4.4% reflecting a slightly weaker labor market with about 7.5 million people unemployed. The Consumer Price Index was at 2.68%, a decrease from the September 2025 rate of 3.01%. At its January 28, 2026 meeting, the Federal Open Market Committee (FOMC) voted to keep the Federal Funds Rate (the rate at

which institutions borrow and lend overnight funds to each other) at its current range of 3.50% to 3.75% pausing a trend of three consecutive rate cuts.

Movements of the Federal Funds Rate are closely linked to Treasury Security rates; as the Federal Funds Rate decreases, typically so do Treasury Security rates. Treasury Securities are investments that the City can purchase and are key benchmarks for other financial assets that the City can purchase (i.e.: Federal Agency’s). Table I shows the rate comparison of the Federal Funds Rate and short-term Treasury Securities between the first quarter and the second quarter of the fiscal year as well as recent rates. Since September, rates have come down. The City remains laddered across all maturities.

Table I

	September 2025 <u>(1st Quarter-FY25/26)</u>	December 2025 <u>(2nd Quarter-FY25/26)</u>	<u>February 19, 2026</u>
Federal Funds Rate	4.00% - 4.25%	3.50% - 3.75%	3.50% - 3.75%
6 month Treasury	3.83%	3.60%	3.61%
1 year Treasury	3.61%	3.47%	3.48%
2 year Treasury	3.61%	3.47%	3.46%
3 year Treasury	3.62%	3.54%	3.50%
4 year Treasury	3.68%	3.63%	3.57%
5 year Treasury	3.73%	3.72%	3.64%

Portfolio Performance

The December 31, 2025 investment portfolio managed balance was **\$638,213,025**.

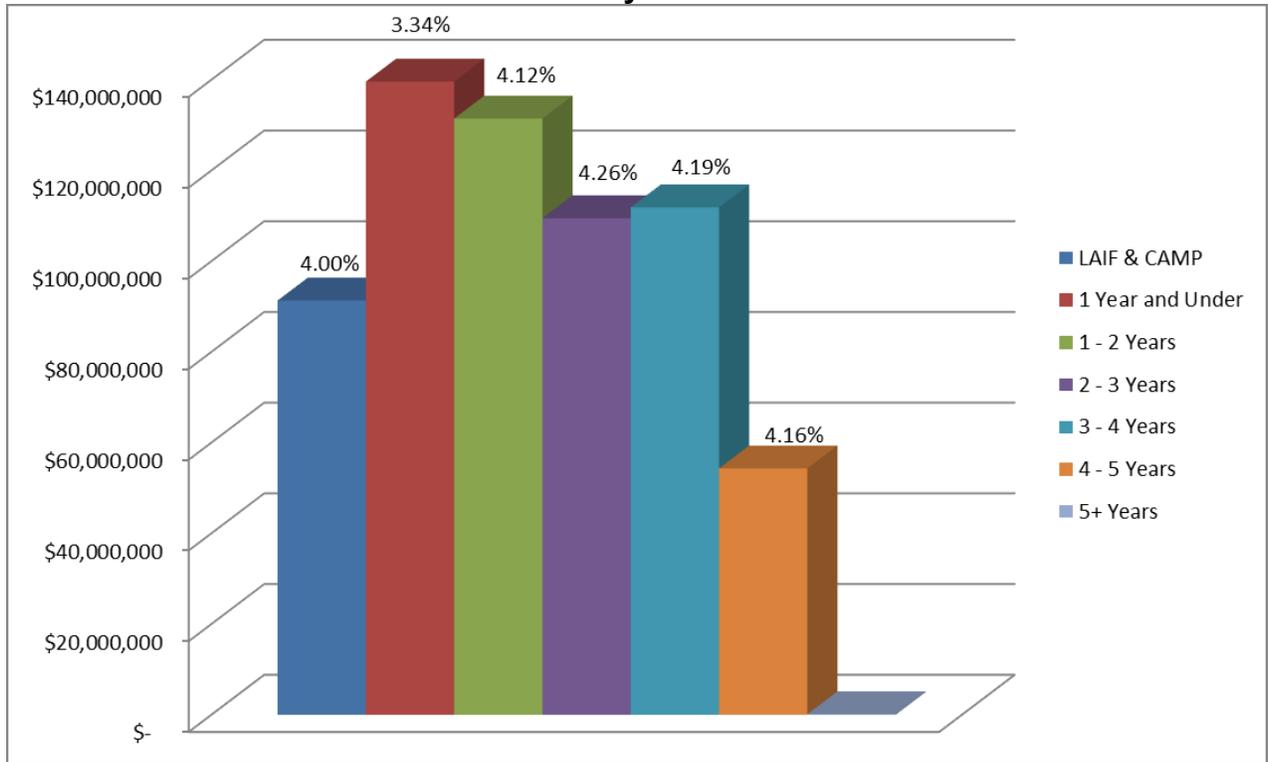
The earnings rate as of December 31, 2025 was **3.97%**. Key benchmarks and performance statistics for the City’s portfolio are shown in Table II, Managed Portfolio Performance Statistics.

Table II: Managed Portfolio Performance Statistics (dollars in millions)

Quarter Ending	Portfolio Balance	City Monthly Portfolio Rate	LAIF & CAM Balance	LAIF Rate	2 YR Treasury	Weighted Average Maturity (WAM)
September 2025	\$625.3	3.96%	\$89.6	4.24%	3.61%	676 Days
December 2025	\$638.2	3.97%	\$91.3	4.09%	3.47%	664 Days
Fiscal Year Average 2025/2026	\$626.1	3.94%		4.19%		

The following Charts I and II show the portfolio ladder and distribution as of December 31, 2025. The portfolio ladder (Chart I - Maturity Ladder) shows our investments based on when they are to mature (ie. 1 year and under, 1-2 years, 2-3 years, etc...). The City invests in different maturity dates to take advantage of different earnings rates (usually the longer the maturity, the higher the earning rate) as well as to spread out maturities so that the proceeds are reinvested at regular intervals. In addition, the City will keep funds for operating costs in short-term maturities, while investing funds in longer-term maturities for those funds that are not yet needed (future projects). Chart II - Maturity Distribution shows what percent each maturity level is of the total investment portfolio.

**Chart I
Maturity Ladder**



- Note: Percent above each bar represents the average interest earnings rate for that maturity level

**Chart II
Maturity Distribution**

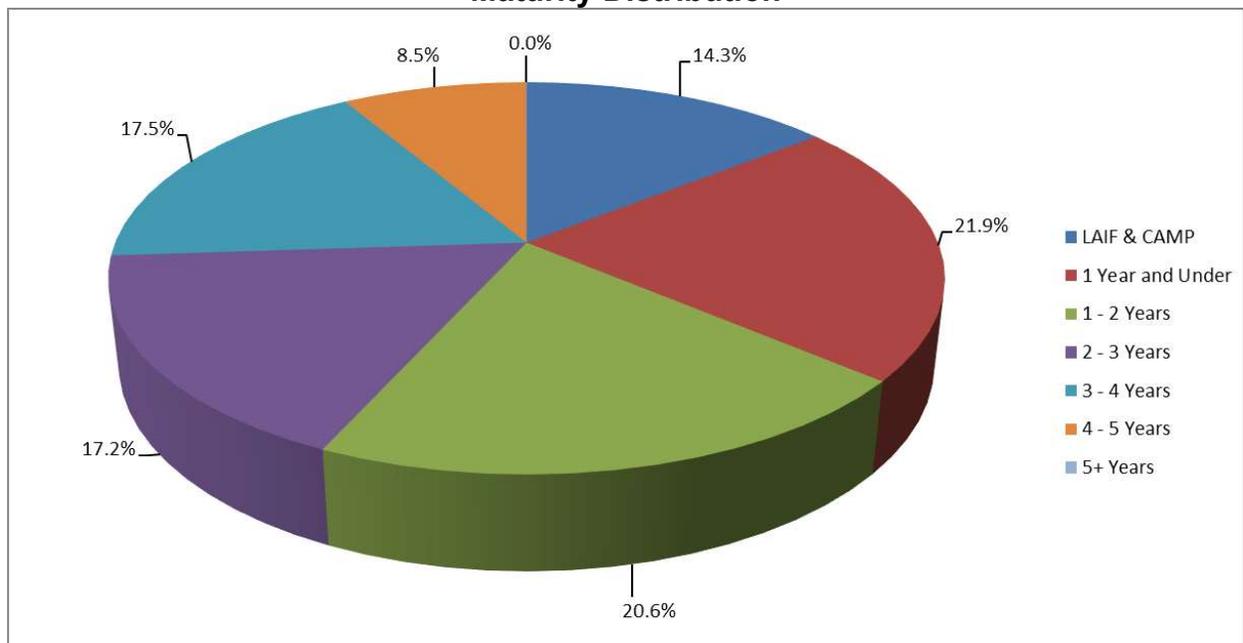


Table III: 2nd Quarter Investment Activity, shows investment activity for the quarter (October 2025 - December 2025).

Table III: 2nd Quarter Investment Activity

	TYPE	YIELD	COUPON	AMOUNT	MATURITY DATE	PURCHASE DATE
Maturities						
CA ST	Muni	4.74%	5.50%	3,000,000	10/01/2025	11/17/2022
Federal Farm Credit	Agency	5.52%	5.52%	3,000,000	10/20/2028(Fully Called 10/20/2025)	10/20/2023
Procter & Gamble Co.	Corporate	0.69%	0.55%	3,000,000	10/29/2025	07/23/2021
University of California Revenue	Muni	1.63%	0.89%	5,555,000	11/01/2025	02/01/2022
CA ST	Muni	0.70%	3.00%	2,000,000	11/01/2025	11/03/2020
CA ST Public Works Board Lease Re	Muni	4.50%	4.38%	1,515,000	11/01/2025	10/25/2024
Federal National Mortgage Assn.	Agency	0.68%	0.50%	2,000,000	11/07/2025	02/26/2021
Federal National Mortgage Assn.	Agency	1.13%	0.50%	2,000,000	11/07/2025	12/03/2021
U.S. Bancorp	Corporate	0.75%	3.95%	3,000,000	11/17/2025	07/22/2021
Federal Home Loan Bank	Agency	4.22%	4.50%	2,000,000	12/12/2025	12/28/2022
Federal Home Loan Bank	Agency	4.08%	4.50%	2,000,000	12/12/2025	08/27/2024
Federal Farm Credit	Agency	4.26%	4.25%	2,000,000	12/19/2025	12/20/2024
				31,070,000		
Purchases						
Home Depot Inc.	Corporate	3.85%	2.95%	3,000,000	06/15/2029	10/08/2025
Bristol-Myers Squibb Co.	Corporate	3.97%	3.40%	3,000,000	07/26/2029	10/08/2025
Coca Cola Co.	Corporate	3.94%	3.45%	3,000,000	03/25/2030	10/08/2025
Home Depot Inc.	Corporate	3.99%	2.70%	3,000,000	04/15/2030	10/08/2025
American Express Co.	Corporate	3.87%	3.30%	4,000,000	05/03/2027	11/04/2025
Walmart Inc.	Corporate	3.78%	3.25%	4,000,000	07/08/2029	11/04/2025
Apple Inc.	Corporate	3.91%	1.65%	2,500,000	05/11/2030	11/04/2025
Wells Fargo Bank NA	Corporate	4.20%	4.20%	5,000,000	11/26/2029	11/26/2025
Federal Home Loan Bank	Agency	3.52%	4.38%	5,000,000	09/08/2028	12/22/2025
Federal Home Loan Bank	Agency	3.52%	4.00%	4,000,000	12/08/2028	12/22/2025
Texas Instruments Inc.	Corporate	3.90%	1.75%	5,000,000	05/04/2030	12/23/2025
				41,500,000		

Fiscal Impact including annual maintenance and operating costs: n/a

Prior Council Action: City of Visalia Cash and Investment Reports are reviewed and accepted quarterly.

Alternatives: n/a

Recommended Motion (and Alternative Motions if expected):

I move to accept the City of Visalia Cash and Investment Report for the second quarter of the fiscal year which consists of months October, November, and December of 2025.

Environmental Assessment Status: n/a

CEQA Review: n/a

Deadline for Action: n/a

Attachments: Attachment #1, City of Visalia Cash and Investment Summary Attachment #2, City of Visalia Investment Report by Maturity Date

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input type="checkbox"/>  Economic Vitality	<input type="checkbox"/>  Organizational Excellence	<input checked="" type="checkbox"/>  Fiscal Strength	<input checked="" type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
--	--	---	--	---

Attachment #1

City of Visalia Cash and Investment Summary Quarter Ended December 31, 2025

<u>Security Investments</u>	<u>Par Value</u>	<u>Book Value</u>	<u>Market Value</u>	<u>% of Portfolio</u>	<u>Yield</u>
Medium-Term Corporate Bonds	\$ 120,136,000	\$ 116,749,225	\$ 117,521,697	18.41%	
Agency's	144,980,000	145,297,362	145,850,050	22.85%	
U.S. Treasury's	128,000,000	127,723,420	128,404,100	20.12%	
Municipal Bonds	157,955,000	153,004,903	154,971,225	24.28%	
Total Security Investments	\$ 551,071,000	\$ 542,774,910	\$ 546,747,072	85.67%	
<u>Other Investments</u>					
Local Agency Investment Fund (LAIF)	\$ 33,775,002	\$ 33,775,002	\$ 33,775,002	5.29%	
California Asset Management Program (CAMP)	57,557,703	57,557,703	57,557,703	9.02%	
Local Bonds	133,248	133,248	133,248	0.02%	
Total Other Investments	\$ 91,465,953	\$ 91,465,953	\$ 91,465,953	14.33%	
Total Investments	\$ 642,536,953	\$ 634,240,863	\$ 638,213,025	100.0%	3.97%

Cash with Fiscal Agents

US Bank 2015 COP (VECC Loan)	\$ 20,561
US Bank 2003 East Visalia RDA	317,409
Delta Dental (Dental Prefunding)-estimate	60,700
Keenan & Associates (Workers Comp Prefunding)-estimate	456,051
Total Cash with Fiscal Agents	\$ 854,721

Cash in Banks and Other Cash

Citizens Business Bank (Sweep and Operating)-estimate	\$ 9,424,474
Petty Cash - Various City Offices	11,550
Total Cash in Banks and Other Cash	\$ 9,436,024

Total Cash and Investments

\$ 648,503,770

Attachment #2

City of Visalia Investment Report By Maturity Date 12/31/2025

Investments	Type	Par Value	Book Value	Market Value	Coupon	Yield	% of Portfolio	Maturity	S&P Credit Rating	Moody's Credit Rating	Days to Maturity
Toyota Motor Credit	Corporate	\$ 2,000,000.00	\$ 1,963,720.00	\$ 1,998,800.00	0.80%	4.85%	0.31%	01/09/26	A+	A1	9
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 1,996,620.00	\$ 2,000,200.00	4.00%	4.00%	0.31%	01/13/26	AA+	Aa1	13
John Deere Capital Corp.	Corporate	\$ 3,000,000.00	\$ 2,942,130.00	\$ 2,996,340.00	0.70%	0.74%	0.47%	01/15/26	A	A1	15
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 3,012,240.00	\$ 3,002,970.00	5.00%	5.03%	0.47%	01/29/26	AA+	Aa1	29
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 3,999,840.00	\$ 4,001,600.00	4.25%	4.14%	0.63%	01/31/26	n/a	Aaa	31
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 2,997,150.00	\$ 3,001,410.00	4.13%	4.08%	0.47%	02/23/26	AA+	Aa1	54
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,008,340.00	\$ 3,003,900.00	4.63%	4.07%	0.47%	02/28/26	n/a	Aaa	59
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,006,320.00	\$ 2,003,580.00	4.63%	4.72%	0.31%	03/05/26	AA+	Aa1	64
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,007,080.00	\$ 2,004,020.00	4.75%	4.10%	0.31%	03/09/26	AA+	Aa1	68
Charles Schwab Corp.	Corporate	\$ 4,000,000.00	\$ 3,904,160.00	\$ 3,977,240.00	0.90%	1.04%	0.62%	03/11/26	A-	A2	70
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 1,999,620.00	\$ 2,002,080.00	4.13%	4.28%	0.31%	03/13/26	AA+	Aa1	72
CA State	Muni	\$ 3,400,000.00	\$ 3,361,070.00	\$ 3,391,126.00	2.65%	0.97%	0.53%	04/01/26	AA-	Aa2	91
CA State	Muni	\$ 1,320,000.00	\$ 1,304,886.00	\$ 1,316,554.80	2.65%	3.18%	0.21%	04/01/26	AA-	Aa2	91
Bay Area Toll Authority	Muni	\$ 2,405,000.00	\$ 2,374,023.60	\$ 2,397,905.25	2.43%	4.90%	0.38%	04/01/26	AA	Aa3	91
Bay Area Toll Authority	Muni	\$ 3,000,000.00	\$ 2,961,360.00	\$ 2,991,150.00	2.43%	4.69%	0.47%	04/01/26	AA	Aa3	91
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 4,987,000.00	\$ 5,002,350.00	3.75%	3.86%	0.78%	04/15/26	n/a	Aaa	105
Federal Home Loan Bank	Agency	\$ 3,000,000.00	\$ 2,999,490.00	\$ 3,002,430.00	4.00%	3.98%	0.47%	04/17/26	AA+	Aa1	107
Federal National Mortgage Association	Agency	\$ 2,000,000.00	\$ 1,968,700.00	\$ 1,990,800.00	2.13%	4.19%	0.31%	04/24/26	AA+	Aa1	114
Federal National Mortgage Association	Agency	\$ 2,000,000.00	\$ 1,968,700.00	\$ 1,990,800.00	2.13%	4.95%	0.31%	04/24/26	AA+	Aa1	114
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,011,020.00	\$ 2,007,300.00	4.88%	4.96%	0.31%	04/24/26	AA+	Aa1	114
Amazon.Com Inc.	Corporate	\$ 3,000,000.00	\$ 2,921,460.00	\$ 2,970,660.00	1.00%	1.02%	0.47%	05/12/26	AA	A1	132
Toyota Motor Credit	Corporate	\$ 3,000,000.00	\$ 3,023,430.00	\$ 3,014,730.00	5.20%	4.23%	0.47%	05/15/26	A+	A1	135
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,017,020.00	\$ 2,010,560.00	5.00%	4.77%	0.32%	06/04/26	AA+	Aa1	155
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,012,540.00	\$ 2,009,700.00	4.75%	4.42%	0.31%	06/12/26	AA+	Aa1	163
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,012,540.00	\$ 2,009,700.00	4.75%	4.50%	0.31%	06/12/26	AA+	Aa1	163
John Deere Capital Corp.	Corporate	\$ 1,250,000.00	\$ 1,213,050.00	\$ 1,234,537.50	1.05%	0.91%	0.19%	06/17/26	A	A1	168
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 2,908,710.00	\$ 2,960,970.00	0.88%	1.61%	0.46%	06/30/26	n/a	Aaa	181
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 3,017,820.00	\$ 3,015,630.00	4.63%	4.43%	0.47%	07/10/26	AA+	Aa1	191
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,010,520.00	\$ 2,010,260.00	4.50%	4.22%	0.31%	07/15/26	n/a	Aaa	196
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,009,980.00	\$ 2,009,520.00	4.50%	4.68%	0.31%	07/27/26	AA+	Aa1	208
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 4,823,650.00	\$ 4,916,150.00	0.63%	2.58%	0.77%	07/31/26	n/a	Aaa	212
Los Angeles Community College District	Muni	\$ 2,000,000.00	\$ 1,935,740.00	\$ 1,971,660.00	1.17%	2.38%	0.31%	08/01/26	AA+	Aaa	213
Fremont Unified School District	Muni	\$ 5,470,000.00	\$ 5,281,886.70	\$ 5,381,878.30	0.83%	3.30%	0.84%	08/01/26	AA-	Aa2	213
Upper Santa Clara Valley Joint Powers Authority	Muni	\$ 3,700,000.00	\$ 3,583,413.00	\$ 3,647,608.00	1.18%	3.43%	0.57%	08/01/26	AA+	n/a	213
San Jose Unified School District	Muni	\$ 2,205,000.00	\$ 2,190,932.10	\$ 2,202,596.55	3.37%	3.55%	0.35%	08/01/26	AAA	Aaa	213
Mountain View School District	Muni	\$ 1,015,000.00	\$ 989,391.55	\$ 1,003,297.05	1.79%	4.45%	0.16%	09/01/26	AAA	Aaa	244
Federal Home Loan Bank	Agency	\$ 3,000,000.00	\$ 2,929,200.00	\$ 2,964,090.00	1.88%	1.12%	0.46%	09/11/26	AA+	Aa1	254
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,016,820.00	\$ 2,013,780.00	4.63%	4.62%	0.32%	09/11/26	AA+	Aa1	254
Federal National Mortgage Association	Agency	\$ 2,000,000.00	\$ 1,949,180.00	\$ 1,975,480.00	1.88%	1.21%	0.31%	09/24/26	AA+	Aa1	267
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 2,889,840.00	\$ 2,940,810.00	0.88%	3.02%	0.46%	09/30/26	n/a	Aaa	273
CA State	Muni	\$ 3,000,000.00	\$ 2,934,870.00	\$ 2,972,820.00	2.38%	1.05%	0.47%	10/01/26	AA-	Aa2	274
CA ST Public Works Board Lease Revenue	Muni	\$ 3,000,000.00	\$ 2,992,560.00	\$ 3,010,770.00	4.18%	4.30%	0.47%	11/01/26	A+	Aa3	305
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,017,460.00	\$ 2,017,080.00	4.63%	4.39%	0.32%	11/17/26	AA+	Aa1	321
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,017,460.00	\$ 2,017,080.00	4.63%	4.01%	0.32%	11/17/26	AA+	Aa1	321
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 3,011,580.00	\$ 3,016,650.00	4.25%	4.27%	0.47%	11/23/26	AA+	Aa1	327
CA State Department Water	Muni	\$ 5,000,000.00	\$ 4,800,400.00	\$ 4,885,000.00	1.05%	1.68%	0.77%	12/01/26	AAA	Aa1	335
CA State Department Water	Muni	\$ 1,500,000.00	\$ 1,440,120.00	\$ 1,465,500.00	1.05%	4.00%	0.23%	12/01/26	AAA	Aa1	335
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,026,360.00	\$ 2,024,900.00	4.88%	4.03%	0.32%	12/11/26	AA+	Aa1	345
Federal Home Loan Bank	Agency	\$ 3,000,000.00	\$ 2,888,130.00	\$ 2,935,230.00	1.25%	1.66%	0.46%	12/21/26	AA+	Aa1	355
Federal Home Loan Bank	Agency	\$ 5,000,000.00	\$ 4,813,550.00	\$ 4,892,050.00	1.25%	2.70%	0.77%	12/21/26	AA+	Aa1	355
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,005,080.00	\$ 2,010,680.00	4.13%	4.03%	0.32%	12/22/26	AA+	Aa1	356
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 1,997,620.00	\$ 2,005,620.00	3.88%	4.07%	0.31%	12/23/26	AA+	Aa1	357
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,004,760.00	\$ 2,009,600.00	4.00%	4.46%	0.31%	01/15/27	n/a	Aaa	380
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 4,018,280.00	\$ 4,024,840.00	4.13%	4.15%	0.63%	01/31/27	n/a	Aaa	396
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 4,846,300.00	\$ 4,907,600.00	1.88%	2.37%	0.77%	02/28/27	n/a	Aaa	424
Federal Home Loan Bank	Agency	\$ 3,000,000.00	\$ 3,032,580.00	\$ 3,034,380.00	4.50%	4.01%	0.48%	03/12/27	AA+	Aa1	436
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,021,720.00	\$ 2,022,920.00	4.50%	4.70%	0.32%	03/12/27	AA+	Aa1	436
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,021,720.00	\$ 2,022,920.00	4.50%	4.82%	0.32%	03/12/27	AA+	Aa1	436
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,021,720.00	\$ 2,022,920.00	4.50%	4.86%	0.32%	03/12/27	AA+	Aa1	436
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,022,740.00	\$ 3,025,440.00	4.25%	4.03%	0.47%	03/15/27	n/a	Aaa	439
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,003,120.00	\$ 2,008,680.00	3.88%	3.80%	0.31%	03/31/27	n/a	Aaa	455
CA ST Public Works Board Lease Revenue	Muni	\$ 2,000,000.00	\$ 2,004,740.00	\$ 2,017,000.00	4.45%	4.15%	0.32%	04/01/27	A+	Aa3	456
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 2,997,330.00	\$ 3,012,510.00	3.88%	3.83%	0.47%	04/07/27	AA+	Aa1	462
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,033,960.00	\$ 2,033,660.00	4.75%	4.80%	0.32%	04/09/27	AA+	Aa1	464
Amazon.Com Inc.	Corporate	\$ 5,000,000.00	\$ 4,944,800.00	\$ 4,978,800.00	3.30%	3.38%	0.78%	04/13/27	AA	A1	468
Federal Farm Credit	Agency	\$ 5,000,000.00	\$ 4,913,000.00	\$ 4,960,900.00	2.88%	2.88%	0.78%	04/26/27	AA+	Aa1	481
San Diego County Water Authority	Muni	\$ 2,570,000.00	\$ 2,446,151.70	\$ 2,491,383.70	1.17%	4.55%	0.39%	05/01/27	AAA	Aa2	486
American Express Co.	Corporate	\$ 4,000,000.00	\$ 3,967,120.00	\$ 3,972,640.00	3.30%	3.87%	0.62%	05/03/27	A-	A2	488
University of California Revenue	Muni	\$ 1,600,000.00	\$ 1,557,824.00	\$ 1,574,224.00	2.56%	5.00%	0.25%	05/15/27	AA-	Aa3	500
University of California Revenue	Muni	\$ 2,000,000.00	\$ 1,908,100.00	\$ 1,935,700.00	1.32%	4.69%	0.30%	05/15/27	AA	Aa2	500
University of California Revenue	Muni	\$ 2,000,000.00	\$ 1,908,100.00	\$ 1,935,700.00	1.32%	4.00%	0.30%	05/15/27	AA	Aa2	500
University of California Revenue	Muni	\$ 2,000,000.00	\$ 1,906,080.00	\$ 1,937,020.00	1.37%	3.90%	0.30%	05/15/27	AA	Aa2	500
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 5,065,800.00	\$ 5,066,400.00	4.50%	3.68%	0.79%	05/15/27	n/a	Aaa	500
Torrance CA Joint Powers Authority	Muni	\$ 1,030,000.00	\$ 980,879.30	\$ 998,162.70	1.71%	4.85%	0.16%	06/01/27	AA	n/a	517
Chula Vista Pension Obligation	Muni	\$ 2,660,000.00	\$ 2,514,764.00	\$ 2,558,068.80	1.16%	4.80%	0.40%	06/01/27	AA	n/a	517
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,016,980.00	\$ 2,017,880.00	4.13%	4.23%	0.32%	06/11/27	AA+	Aa1	527
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,030,520.00	\$ 2,028,060.00	4.63%	4.51%	0.32%	06/11/27	AA+	Aa1	527
Anaheim CA Public Financing Authority	Muni	\$ 3,000,000.00	\$ 2,878,620.00	\$ 2,922,720.00	2.09%	5.53%	0.46%	07/01/27	AA	A1	547

**City of Visalia
Investment Report
By Maturity Date
12/31/2025 (cont.)**

U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 2,941,530.00	\$ 2,966,130.00	2.75%	4.20%	0.46%	07/31/27	n/a	Aaa	577
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 1,866,560.00	\$ 1,905,160.00	0.38%	4.08%	0.30%	07/31/27	n/a	Aaa	577
San Joaquin California Community College Dist.	Muni	\$ 2,500,000.00	\$ 2,374,100.00	\$ 2,417,825.00	1.43%	4.69%	0.38%	08/01/27	n/a	Aa2	578
San Bernardino CA Community College Dist.	Muni	\$ 1,455,000.00	\$ 1,389,830.55	\$ 1,410,156.90	1.61%	4.10%	0.22%	08/01/27	AA	Aa1	578
San Ramon Valley Unified School District	Muni	\$ 3,445,000.00	\$ 3,271,165.30	\$ 3,335,552.35	1.44%	4.00%	0.52%	08/01/27	AA	Aa1	578
Campbell CA Unified High School District	Muni	\$ 1,875,000.00	\$ 1,772,456.25	\$ 1,804,650.00	1.04%	4.70%	0.28%	08/01/27	AAA	n/a	578
Gavilan CA Community College District	Muni	\$ 2,225,000.00	\$ 2,114,996.00	\$ 2,153,088.00	1.51%	4.80%	0.34%	08/01/27	AA	Aa3	578
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 2,910,000.00	\$ 2,941,650.00	2.25%	2.97%	0.46%	08/15/27	n/a	Aaa	592
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 1,940,000.00	\$ 1,961,100.00	2.25%	4.20%	0.31%	08/15/27	n/a	Aaa	592
Amazon.Com Inc.	Corporate	\$ 5,000,000.00	\$ 4,918,550.00	\$ 4,959,350.00	3.15%	4.11%	0.78%	08/22/27	AA	A1	599
La Quinta Redevelopment Agency	Muni	\$ 2,000,000.00	\$ 1,895,740.00	\$ 1,932,620.00	1.73%	4.00%	0.30%	09/01/27	AA-	n/a	609
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,028,000.00	\$ 2,031,000.00	4.50%	4.71%	0.32%	09/10/27	AA+	Aa1	618
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,021,980.00	\$ 2,028,440.00	4.38%	3.77%	0.32%	09/15/27	AA+	Aa1	623
Toyota Motor Credit	Corporate	\$ 2,000,000.00	\$ 2,016,780.00	\$ 2,024,760.00	4.55%	4.70%	0.32%	09/20/27	A+	A1	628
Federal National Mortgage Association	Agency	\$ 2,000,000.00	\$ 1,871,100.00	\$ 1,906,680.00	0.75%	4.40%	0.30%	10/08/27	AA+	Aa1	646
Federal National Mortgage Association	Agency	\$ 2,000,000.00	\$ 1,871,100.00	\$ 1,906,680.00	0.75%	4.07%	0.30%	10/08/27	AA+	Aa1	646
PepsiCo	Corporate	\$ 4,000,000.00	\$ 3,911,040.00	\$ 3,960,280.00	3.00%	4.36%	0.62%	10/15/27	A+	A1	653
PepsiCo	Corporate	\$ 2,280,000.00	\$ 2,229,292.80	\$ 2,257,359.60	3.00%	4.19%	0.35%	10/15/27	A+	A1	653
CA State University	Muni	\$ 3,000,000.00	\$ 2,827,860.00	\$ 2,882,370.00	1.36%	4.45%	0.45%	11/01/27	AA-	Aa2	670
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,028,760.00	\$ 2,034,420.00	4.50%	4.38%	0.32%	11/23/27	AA+	Aa1	692
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,007,660.00	\$ 2,014,220.00	3.88%	4.10%	0.32%	11/30/27	n/a	Aaa	699
Amazon.Com Inc.	Corporate	\$ 3,000,000.00	\$ 3,039,930.00	\$ 3,049,560.00	4.55%	4.83%	0.48%	12/01/27	AA	A1	700
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,022,060.00	\$ 2,028,840.00	4.25%	4.03%	0.32%	12/10/27	AA+	Aa1	709
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,014,220.00	\$ 2,019,380.00	4.00%	4.18%	0.32%	12/15/27	n/a	Aaa	714
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 1,995,440.00	\$ 2,008,360.00	3.75%	4.00%	0.31%	12/22/27	AA+	Aa1	721
John Deere Capital Corp.	Corporate	\$ 2,000,000.00	\$ 2,031,353.40	\$ 2,038,907.00	4.75%	4.64%	0.32%	01/20/28	A	A1	750
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 3,979,680.00	\$ 4,000,800.00	3.50%	4.18%	0.63%	01/31/28	n/a	Aaa	761
CA ST	Muni	\$ 2,000,000.00	\$ 1,891,420.00	\$ 1,924,880.00	1.70%	4.70%	0.30%	02/01/28	AA-	Aa2	762
Apple Inc.	Corporate	\$ 5,000,000.00	\$ 4,663,050.00	\$ 4,755,600.00	1.20%	4.67%	0.75%	02/08/28	AA+	Aaa	769
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,040,560.00	\$ 3,045,810.00	4.25%	4.23%	0.48%	02/15/28	n/a	Aaa	776
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,032,440.00	\$ 2,030,520.00	4.38%	4.20%	0.32%	02/28/28	AA+	Aa1	789
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 4,030,320.00	\$ 4,041,720.00	4.00%	4.22%	0.63%	02/29/28	n/a	Aaa	790
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 1,996,560.00	\$ 2,005,320.00	3.63%	3.80%	0.31%	03/31/28	n/a	Aaa	821
CA ST	Muni	\$ 3,000,000.00	\$ 2,965,980.00	\$ 2,992,920.00	3.50%	3.95%	0.47%	04/01/28	AA-	Aa2	822
CA ST	Muni	\$ 3,000,000.00	\$ 2,965,980.00	\$ 2,992,920.00	3.50%	4.52%	0.47%	04/01/28	AA-	Aa2	822
CA ST Public Works Board Lease Revenue	Muni	\$ 3,000,000.00	\$ 3,054,750.00	\$ 3,069,030.00	4.86%	4.87%	0.48%	04/01/28	A+	Aa3	822
WalMart Inc.	Corporate	\$ 3,106,000.00	\$ 3,109,478.72	\$ 3,122,368.62	3.90%	4.17%	0.49%	04/15/28	AA	Aa2	836
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 1,869,300.00	\$ 1,900,000.00	1.25%	4.70%	0.30%	04/30/28	n/a	Aaa	851
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 2,993,670.00	\$ 3,007,860.00	3.63%	3.94%	0.47%	05/31/28	n/a	Aaa	882
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,036,340.00	\$ 2,044,580.00	4.50%	4.42%	0.32%	06/07/28	AA+	Aa1	889
WalMart Inc.	Corporate	\$ 4,000,000.00	\$ 3,985,880.00	\$ 4,007,720.00	3.70%	4.07%	0.63%	06/26/28	AA	Aa2	908
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,017,840.00	\$ 2,025,680.00	4.00%	4.06%	0.32%	06/30/28	AA+	Aa1	912
San Diego Unified School District	Muni	\$ 3,000,000.00	\$ 2,998,290.00	\$ 3,019,650.00	3.92%	3.94%	0.47%	07/01/28	n/a	Aa2	913
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 1,843,820.00	\$ 1,876,560.00	1.00%	4.04%	0.29%	07/31/28	n/a	Aaa	943
Desert CA Community College District	Muni	\$ 2,000,000.00	\$ 1,888,320.00	\$ 1,922,060.00	2.02%	4.85%	0.30%	08/01/28	AA	Aa1	944
Desert CA Community College District	Muni	\$ 1,500,000.00	\$ 1,416,240.00	\$ 1,441,545.00	2.02%	4.15%	0.23%	08/01/28	AA	Aa1	944
Los Angeles Community College District	Muni	\$ 1,955,000.00	\$ 1,836,077.35	\$ 1,871,267.35	1.61%	5.12%	0.29%	08/01/28	AA+	Aaa	944
San Ramon Valley Unified School District	Muni	\$ 1,730,000.00	\$ 1,612,498.40	\$ 1,648,084.50	1.67%	4.20%	0.26%	08/01/28	AA	Aa1	944
Santa Monica CA Unified School District	Muni	\$ 3,760,000.00	\$ 3,444,310.40	\$ 3,524,360.80	1.20%	4.15%	0.55%	08/01/28	AA+	Aa1	944
San Jose Successor Agency	Muni	\$ 3,000,000.00	\$ 2,922,420.00	\$ 2,944,260.00	3.13%	4.45%	0.46%	08/01/28	AA	n/a	944
Solano County Community College District	Muni	\$ 540,000.00	\$ 502,891.20	\$ 511,525.80	1.48%	4.84%	0.08%	08/01/28	AA	Aa1	944
Apple Inc.	Corporate	\$ 3,000,000.00	\$ 2,779,770.00	\$ 2,834,520.00	1.40%	4.15%	0.44%	08/05/28	AA+	Aaa	948
Apple Inc.	Corporate	\$ 2,000,000.00	\$ 1,853,180.00	\$ 1,889,680.00	1.40%	4.10%	0.30%	08/05/28	AA+	Aaa	948
Apple Inc.	Corporate	\$ 1,000,000.00	\$ 926,590.00	\$ 944,840.00	1.40%	4.10%	0.15%	08/05/28	AA+	Aaa	948
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,038,620.00	\$ 2,044,020.00	4.50%	4.32%	0.32%	08/28/28	AA+	Aa1	971
Murrita Valley CA Unified School District	Muni	\$ 2,990,000.00	\$ 2,773,284.80	\$ 2,823,397.20	1.56%	4.70%	0.44%	09/01/28	n/a	Aa2	975
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,039,320.00	\$ 2,042,780.00	4.38%	4.64%	0.32%	09/08/28	AA+	Aa1	982
Federal Home Loan Bank	Agency	\$ 5,000,000.00	\$ 5,110,050.00	\$ 5,106,950.00	4.38%	3.52%	0.80%	09/08/28	AA+	Aa1	982
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,043,080.00	\$ 2,048,880.00	4.50%	4.73%	0.32%	09/22/28	AA+	Aa1	996
CA ST	Muni	\$ 5,000,000.00	\$ 5,137,550.00	\$ 5,169,700.00	5.00%	5.00%	0.81%	10/01/28	AA-	Aa2	1005
CA Municipal Finance Authority	Muni	\$ 500,000.00	\$ 472,355.00	\$ 479,985.00	2.44%	4.88%	0.08%	10/01/28	n/a	A1	1005
Los Angeles CA	Muni	\$ 2,230,000.00	\$ 2,044,151.80	\$ 2,095,620.20	1.65%	4.44%	0.33%	11/01/28	A+	n/a	1036
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 1,991,680.00	\$ 1,996,600.00	3.58%	3.50%	0.31%	11/27/28	AA+	Aa1	1062
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,041,640.00	\$ 2,045,400.00	4.38%	4.10%	0.32%	11/30/28	n/a	Aaa	1065
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,057,780.00	\$ 2,061,020.00	4.75%	3.83%	0.32%	12/08/28	AA+	Aa1	1073
Federal Home Loan Bank	Agency	\$ 1,980,000.00	\$ 2,037,202.20	\$ 2,040,409.80	4.75%	4.08%	0.32%	12/08/28	AA+	Aa1	1073
Federal Home Loan Bank	Agency	\$ 4,000,000.00	\$ 4,053,480.00	\$ 4,049,320.00	4.00%	3.52%	0.63%	12/08/28	AA+	Aa1	1073
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,032,360.00	\$ 2,043,800.00	4.25%	3.80%	0.32%	12/15/28	AA+	Aa1	1080
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,001,800.00	\$ 2,011,320.00	3.75%	4.23%	0.32%	12/31/28	n/a	Aaa	1096
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,002,700.00	\$ 3,016,980.00	3.75%	4.39%	0.47%	12/31/28	n/a	Aaa	1096
John Deere Capital Corp.	Corporate	\$ 2,000,000.00	\$ 2,021,840.00	\$ 2,031,940.00	4.50%	4.44%	0.32%	01/16/29	A	A1	1112
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 5,045,100.00	\$ 5,063,650.00	4.00%	4.29%	0.79%	01/31/29	n/a	Aaa	1127
Riverside County Pension Obligation	Muni	\$ 1,000,000.00	\$ 965,330.00	\$ 972,130.00	3.12%	3.77%	0.15%	02/15/29	AA	Aa2	1142
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,052,860.00	\$ 3,060,690.00	4.25%	4.29%	0.48%	02/28/29	n/a	Aaa	1155
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,049,880.00	\$ 2,055,440.00	4.50%	4.11%	0.32%	03/09/29	AA+	Aa1	1164
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,049,880.00	\$ 2,055,440.00	4.50%	4.68%	0.32%	03/09/29	AA+	Aa1	1164
Federal Home Loan Bank	Agency	\$ 2,000,000.00	\$ 2,046,140.00	\$ 2,057,620.00	4.63%	4.72%	0.32%	03/09/29	AA+	Aa1	1164
Blackrock Funding Inc.	Corporate	\$ 2,000,000.00	\$ 2,042,320.00	\$ 2,044,440.00	4.70%	4.74%	0.32%	03/14/29	AA-	Aa3	1169

**City of Visalia
Investment Report
By Maturity Date
12/31/2025 (cont.)**

U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,027,040.00	\$ 2,033,120.00	4.13%	3.85%	0.32%	03/31/29	n/a	Aaa	1186
CA ST	Muni	\$ 4,640,000.00	\$ 4,487,993.60	\$ 4,552,257.60	3.05%	4.82%	0.71%	04/01/29	AA-	Aa2	1187
CA ST Public Works Board Lease Revenue	Muni	\$ 3,300,000.00	\$ 3,375,834.00	\$ 3,388,143.00	4.88%	4.35%	0.53%	04/01/29	A+	Aa3	1187
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,032,660.00	\$ 2,048,220.00	4.38%	4.69%	0.32%	04/10/29	AA+	Aa1	1196
Federal Farm Credit	Agency	\$ 3,000,000.00	\$ 3,003,840.00	\$ 3,028,620.00	3.88%	3.91%	0.47%	04/23/29	AA+	Aa1	1209
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 5,156,250.00	\$ 5,161,550.00	4.63%	3.87%	0.81%	04/30/29	n/a	Aaa	1216
San Jose CA Financing Authority	Muni	\$ 500,000.00	\$ 493,885.00	\$ 497,905.00	3.88%	3.75%	0.08%	05/01/29	AA	Aa3	1217
University of California Revenue	Muni	\$ 3,000,000.00	\$ 2,898,090.00	\$ 2,930,880.00	3.17%	4.07%	0.46%	05/15/29	AA-	Aa3	1231
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,081,810.00	\$ 3,086,250.00	4.50%	4.01%	0.48%	05/31/29	n/a	Aaa	1247
Home Depot Inc.	Corporate	\$ 3,000,000.00	\$ 2,907,930.00	\$ 2,902,860.00	2.95%	3.85%	0.45%	06/15/29	A	A2	1262
University of California Revenue	Muni	\$ 2,000,000.00	\$ 1,957,760.00	\$ 1,972,840.00	3.35%	4.35%	0.31%	07/01/29	AA	Aa2	1278
University of California Revenue	Muni	\$ 2,000,000.00	\$ 1,957,760.00	\$ 1,972,840.00	3.35%	3.93%	0.31%	07/01/29	AA	Aa2	1278
University of California Revenue	Muni	\$ 2,500,000.00	\$ 2,447,200.00	\$ 2,466,050.00	3.35%	4.00%	0.39%	07/01/29	AA	Aa2	1278
WalMart Inc.	Corporate	\$ 4,000,000.00	\$ 3,928,360.00	\$ 3,938,480.00	3.25%	3.78%	0.62%	07/08/29	AA	Aa2	1285
Bristol-Myers Squibb Co.	Corporate	\$ 3,000,000.00	\$ 2,940,120.00	\$ 2,943,270.00	3.40%	3.97%	0.46%	07/26/29	A	A2	1303
PepsiCo	Corporate	\$ 3,000,000.00	\$ 2,873,220.00	\$ 2,863,410.00	2.63%	3.81%	0.45%	07/29/29	A+	A1	1306
CA ST	Muni	\$ 4,000,000.00	\$ 4,071,000.00	\$ 4,098,800.00	4.50%	4.27%	0.64%	08/01/29	AA-	Aa2	1309
CA ST	Muni	\$ 2,000,000.00	\$ 2,035,500.00	\$ 2,049,400.00	4.50%	4.38%	0.32%	08/01/29	AA-	Aa2	1309
San Diego CA Public Facs Financing Authority	Muni	\$ 2,435,000.00	\$ 2,268,421.65	\$ 2,296,716.35	2.13%	4.37%	0.36%	08/01/29	n/a	Aa2	1309
Toyota Motor Credit	Corporate	\$ 3,000,000.00	\$ 3,024,060.00	\$ 3,048,720.00	4.55%	4.68%	0.48%	08/09/29	A+	A1	1317
CA ST	Muni	\$ 3,000,000.00	\$ 3,124,410.00	\$ 3,138,390.00	5.13%	3.63%	0.49%	09/01/29	AA-	Aa2	1340
CA ST	Muni	\$ 3,000,000.00	\$ 3,124,410.00	\$ 3,138,390.00	5.13%	4.31%	0.49%	09/01/29	AA-	Aa2	1340
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,005,640.00	\$ 2,019,040.00	4.00%	4.40%	0.32%	09/06/29	AA+	Aa1	1345
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 1,966,920.00	\$ 1,990,100.00	3.50%	3.43%	0.31%	09/10/29	AA+	Aa1	1349
WalMart Inc.	Corporate	\$ 4,000,000.00	\$ 3,750,600.00	\$ 3,792,640.00	2.38%	4.13%	0.59%	09/24/29	AA	Aa2	1363
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 4,057,200.00	\$ 4,068,440.00	4.13%	4.08%	0.64%	10/31/29	n/a	Aaa	1400
Wells Fargo Bank NA	Corporate	\$ 5,000,000.00	\$ 5,000,000.00	\$ 4,978,200.00	4.20%	4.20%	0.78%	11/26/29	A+	Aa2	1426
U.S. Treasury	Treasury	\$ 2,000,000.00	\$ 2,029,380.00	\$ 2,034,540.00	4.13%	4.06%	0.32%	11/30/29	n/a	Aaa	1430
U.S. Treasury	Treasury	\$ 3,000,000.00	\$ 3,044,070.00	\$ 3,051,810.00	4.13%	4.41%	0.48%	11/30/29	n/a	Aaa	1430
Federal Farm Credit	Agency	\$ 2,000,000.00	\$ 2,014,960.00	\$ 2,027,100.00	4.13%	4.41%	0.32%	12/17/29	AA+	Aa1	1447
Toyota Motor Credit	Corporate	\$ 5,000,000.00	\$ 5,113,150.00	\$ 5,148,350.00	4.95%	5.07%	0.81%	01/09/30	A+	A1	1470
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 5,098,650.00	\$ 5,111,150.00	4.25%	4.31%	0.80%	01/31/30	n/a	Aaa	1492
Coca Cola Co.	Corporate	\$ 3,000,000.00	\$ 2,940,330.00	\$ 2,942,370.00	3.45%	3.94%	0.46%	03/25/30	A+	A1	1545
U.S. Treasury	Treasury	\$ 5,000,000.00	\$ 5,046,500.00	\$ 5,063,650.00	4.00%	3.94%	0.79%	03/31/30	n/a	Aaa	1551
Home Depot Inc.	Corporate	\$ 3,000,000.00	\$ 2,841,390.00	\$ 2,836,650.00	2.70%	3.99%	0.44%	04/15/30	A	A2	1566
Costco	Corporate	\$ 5,000,000.00	\$ 4,461,500.00	\$ 4,528,950.00	1.60%	4.22%	0.71%	04/20/30	AA	Aa3	1571
U.S. Treasury	Treasury	\$ 4,000,000.00	\$ 4,015,640.00	\$ 4,031,240.00	3.88%	4.04%	0.63%	04/30/30	n/a	Aaa	1581
Texas Instruments Inc.	Corporate	\$ 5,000,000.00	\$ 4,572,350.00	\$ 4,551,550.00	1.75%	3.90%	0.71%	05/04/30	A+	Aa3	1585
Apple Inc.	Corporate	\$ 2,500,000.00	\$ 2,268,000.00	\$ 2,273,225.00	1.65%	3.91%	0.36%	05/11/30	AA+	Aaa	1592
University of California Revenue	Muni	\$ 5,000,000.00	\$ 4,464,850.00	\$ 4,542,250.00	1.61%	4.40%	0.71%	05/15/30	AA	Aa2	1596
University of California Revenue	Muni	\$ 4,000,000.00	\$ 3,834,480.00	\$ 3,881,600.00	3.27%	4.23%	0.61%	05/15/30	AA-	Aa3	1596
Coca Cola Co.	Corporate	\$ 3,000,000.00	\$ 2,721,990.00	\$ 2,714,880.00	1.65%	3.82%	0.43%	06/01/30	A+	A1	1613
San Diego Community College	Muni	\$ 4,000,000.00	\$ 3,669,400.00	\$ 3,697,320.00	2.01%	3.87%	0.58%	08/01/30	AAA	Aa1	1674
Home Depot Inc.	Corporate	\$ 3,000,000.00	\$ 2,997,300.00	\$ 2,993,070.00	3.95%	3.97%	0.47%	09/15/30	A	A2	1719

Total Investments		\$ 551,071,000.00	\$ 542,774,910.37	\$ 546,747,072.72			85.7%				
--------------------------	--	--------------------------	--------------------------	--------------------------	--	--	--------------	--	--	--	--

Other Investments

Local Agency Investment Funds (LAIF)	LAIF	\$ 33,775,001.98	\$ 33,775,001.98	\$ 33,775,001.98	4.09%	4.09%	5.3%	12/31/25	N/A		-
California Asset Management Program (CAMP)	CAMP	\$ 57,557,702.97	\$ 57,557,702.97	\$ 57,557,702.97	3.95%	3.95%	9.0%	12/31/25	N/A		-
Orchard Walk West	Bond	\$ 45,000.00	\$ 45,000.00	\$ 45,000.00	6.75%	6.75%	0.0%	06/01/26	N/A		152
Atwood Water Main District	Bond	\$ 54,006.13	\$ 54,006.13	\$ 54,006.13	4.00%	4.00%	0.0%	09/02/30	N/A		1706
Laura Water Main District	Bond	\$ 34,241.51	\$ 34,241.51	\$ 34,241.51	4.00%	4.00%	0.0%	09/02/30	N/A		1706

Total Other Investments		\$ 91,465,952.59	\$ 91,465,952.59	\$ 91,465,952.59			14.3%				
--------------------------------	--	-------------------------	-------------------------	-------------------------	--	--	--------------	--	--	--	--

Total Portfolio Holdings		\$ 642,536,952.59	\$ 634,240,862.96	\$ 638,213,025.31			3.97%	100.0%			
---------------------------------	--	--------------------------	--------------------------	--------------------------	--	--	--------------	---------------	--	--	--



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0680

Agenda Date: 3/2/2026

Agenda #: 5.

Agenda Item Wording:

Fiscal Year 2026-27 Federal Congressional community project funding and directed spending requests - Approve the submittal of Federal Congressional community project funding and directed spending requests for the upcoming 2026-27 Fiscal Year.

Agenda Date: 3/2/2026

Submitting Department: Administration

Prepared by:

John Lollis, Assistant City Manager, John.Lollis@visalia.gov, (559)713-4323

Department Recommendation:

Staff recommends that the City Council approve the submittal of up to five (5) federal Congressional Community Project Funding and Directed Spending requests for the upcoming 2026-27 Fiscal Year, including \$4 million for the Shirk Street Capacity Enhancing Project to Representative Fong, \$4 million for the Law Enforcement Training Facility to Representative Costa, \$3 million for the Law Enforcement Real Time Information Center to Representative Fong, and \$1 million for the development of the Visalia Industrial Park Employment Resource Center to Senators Padilla and Schiff and Representative Costa. Should staff receive indications from any of the legislative offices that multiple requests may not be accepted, or other feedback regarding one or more of the requests, Staff may choose not to submit one or more of the items.

Summary:

Approval of the City's submission of Congressional Community Project Funding (CPF) and Directed Spending (CDS) requests seeking funding support for City projects in the upcoming 2026-27 Fiscal Year.

Background Discussion:

With the second session of the 119th United States Congress having begun on January 5, 2026, the Offices of Representatives Costa and Fong and Senator Padilla have begun receiving federal Congressional Community Project Funding (CPF) and Directed Spending (CDS) requests (commonly known as earmarks), which provide direct federal funding to selected projects.

In the 2023-24 Fiscal Year, the City requested \$3.5 million and received CPF funding of \$700,00 from Representative Costa for the development of groundwater recharge basins. In the 2024-25 Fiscal Year, the City requested \$3 million and received tentative CPF funding of \$2 million from Congressman Fong for the Tulare Avenue Safety Improvement Project, and requested \$5 million and received tentative CPF funding of \$850,000 from Congressman Costa for the Downtown Main Street Improvement Project, however, both CPF requests were ultimately not funded due to the lack of an adoption of a federal budget.

In the current 2025-26 Fiscal Year, the City requested \$4 million from Representative Costa for the Riggin Avenue Capacity Enhancing Project between Akers and Roeben Streets, \$3 million from Representative Costa for the Downtown Main Street Improvement Project, \$3 million from Representative Fong for the Tulare Avenue Safety Improvement Project, \$3 million from Representative Fong for the Eastside Regional Park Groundwater Recharge Basins, \$1 million from Representative Fong and Senators Padilla and Schiff for the Tulare County Event Barricade System, and \$3 million from Senators Padilla and Schiff for the Hydrogen Plant and Bus Fueling Station Project. Representative Costa supported the Riggin Avenue Project request and the City has received CPF funding of \$250,000, and Representative Fong supported the Groundwater Recharge Basins Project request and the City has received CPF funding of \$2 million. Although Senator Padilla supported the Event Barricade System and Senator Schiff supported the Hydrogen Project, the Senate Appropriations Committee did not select either project for CDS funding.

The City is seeking to continue the Shirk Street Capacity Enhancement Project south of State Route 198 to improve traffic flow and support future growth, involving roadway widening and improvements including center median, curb, gutter, sidewalks, bike lanes, lighting and signalization, landscaping, as well as utility upgrades involving the installation of storm drain lines. Shirk Street is considered to have regional significance within Tulare County, which \$5 million in Measure R Regional funds have been designated by the Tulare County Association of Governments (TCAG) for the project. The project area is within Representative Fong's district, which with an estimated total cost of \$20 million for the project segment, staff recommends the submittal of a CPF request of \$4 million to Representative Fong for consideration of support.

Both Representatives Costa and Fong have expressed interest in supporting a CPF for Visalia in support of the Visalia Police Department, which the development of a new Law Enforcement Training Facility planned for the next phase of the Civic Center, in addition to the development of a Real Time Information Center (RTIC) at the Visalia Emergency Communications Center (VECC). The estimated cost of the new training facility is approximately \$11 million, including necessary equipment, and the cost of equipping a RTIC is approximately \$3 million. The federal guidelines for CPF requests specifically prohibits the use of funds for construction but does allow for the equipping of facilities. In the current 2025-26 Fiscal Year, there are three (3) CPF requests for similar training facilities in other jurisdictions that have been funded between \$1 million and \$3 million, and twenty (20) RTIC's that have been funded between \$500,000 and \$3 million.

Congressman Costa has expressed his interest in supporting the City's proposed reuse of the Tulare County Office of Education's (TCOE) Doe Complex as an Employment Resource Center within the growing Visalia Industrial Park considering the significant employment opportunities the businesses provide for residents across the region. The Doe Complex reuse project focuses on enhancing Visalia's ability to grow and retain primary jobs in the Industrial Park by providing a "one stop" resource center that would serve existing and prospective Industrial Park employees, enhancing existing employers' ability to attract and retain skilled workers while also expanding equitable access to industrial career ladders. This project aims to break barriers to upskilling in partnership with existing companies which leverages a strong business retention and expansion focus that will aid in business attraction efforts.

Congressman Costa has expressed particular interest in the proposed development of an extended-hour childcare facility at the Employment Resource Center to be operated by TCOE's Early Childhood Education (ECE) Program. The ECE Program found that almost seventy percent (70%) of

Tulare County parents need childcare to go to work, especially during non-traditional hours, and that twelve percent (12%) need ECE to attend school or receive training. Improvements to the facility for preliminary childcare services include the conversion of office space, installation of an outdoor playground, and perimeter fencing, and are estimated at \$1 million. Senator Padilla’s Office has also expressed interest in supporting the project given its regional benefit.

The City’s lobbyist has recommended to limit each CPF or CDS request to no more than \$4 million, which as evidenced by previous requests, final CPF and CSD awards are generally significantly reduced. CPF and CDS requests will be received by Congressional Offices until the middle of March.

Fiscal Impact:

Any CPF or CDS funding supported and received will greatly assist in the implementation of projects. Funding received would be one-time, with ongoing facility costs being the responsibility of the City.

Prior Council Action:

January 20, 2026: Fiscal Year 2026-27 Federal Congressional Community Project Funding Requests (25-0627)

Other: None

Alternatives: The City Council could modify the amount requested and/or project selected for the submission of a CPF or CDS request or decline to submit requests

Recommended Motion (and Alternative Motions if expected):

I move to approve the submittal of up to five (5) federal Congressional Community Project Funding and Directed Spending requests for the upcoming 2026-27 Fiscal Year, including \$4 million for the Shirk Street Capacity Enhancing Project to Representative Fong, \$4 million for the Law Enforcement Training Facility to Representative Costa, \$3 million for the Law Enforcement Real Time Information Center to Representative Fong, and \$1 million for the development of the Visalia Industrial Park Employment Resource Center to Senator Padilla and Representative Costa.

Environmental Assessment Status: N/A

CEQA Review: N/A

Attachments: N/A

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input checked="" type="checkbox"/> 	<input checked="" type="checkbox"/> 	<input checked="" type="checkbox"/> 	<input checked="" type="checkbox"/> 	<input type="checkbox"/> 
Economic Vitality	Organizational Excellence	Fiscal Strength	Infrastructure & Growth	Quality of Life



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0681

Agenda Date: 3/2/2026

Agenda #: 6.

Agenda Item Wording:

Authorization to apply for the Alcohol Policing Program - Authorize the Visalia Police Department to apply for the California Department of Alcoholic Beverage Control (ABC) Alcohol Policing Program for up to \$100,000, submit the application by March 30, 2026, if awarded appropriate up to \$100,000 in the General Fund, and approve Resolution 2026-07.

Agenda Date: 03/02/2026

Prepared by: Chief Jason Salazar, 713-4215, Jason.Salazar@visalia.gov ; Lieutenant Mona Whaley, 713-4105, Mona.Whaley@visalia.gov ; Financial Analyst Liz Ybarra, 713-4250, Liz.Ybarra@visalia.gov

Department Recommendation: Authorize the Visalia Police Department to apply for the California Department of Alcoholic Beverage Control (ABC) Alcohol Policing Program for up to \$100,000 . The application will be submitted by March 30, 2026. If the grant is awarded, appropriate up to \$100,000 in the General Fund. A resolution is required therefore approval of Resolution 2026-07 is requested. The grant is effective from 7/1/2026 to 6/30/2027.

Summary:

The Visalia Police Department plans on utilizing the funds to provide staffing and resources for 1 year. It focuses on enforcement and training campaigns aimed at reducing sales of alcoholic beverages to minors at ABC licensed businesses. The evaluations of these operations throughout the year will include the success of enforcement actions and statistics showing the compliance rate for said establishments. The department's objectives are to increase compliance through educational outreach, decrease calls for service regarding alcohol sales to minors, and an increase in merchant and public awareness regarding underage drinking. The Visalia Police Department will utilize media outlets to create merchant and public awareness. The Department plans to achieve these objectives by: (1) Providing education to ABC licensed establishments through the IMPACT program; (2) conducting an education/information campaign through media and social media outlets; (3) conducting enforcement details using the best and most promising practices and; (4) training law enforcement officers regarding ABC enforcement and procedures.

The Visalia Police Department is committed to providing all necessary staff and resources to ensure that the grant is effectively managed. All proposed personnel assigned to manage this grant have lengthy experience in the writing, managing, and executing of grant projects. The Visalia Police Department will utilize a Sergeant to supervise the grant and up to 4 Visalia Police Department officers to assist with the required enforcement and compliance operations. The officers assigned to assist with the grant are experienced with ABC enforcement and compliance.

Background Discussion:

The City of Visalia has 202 on-sale retail establishments and 114 off-sale establishments totaling 316

locations.

The grant, in cooperation with Alcoholic Beverage Control Agents Visalia Code Enforcement Officers, enhances the abilities and resources available for compliance, enforcement and education campaign aimed at reducing alcohol related crimes and the sale of alcohol to minors at the 316 ABC licensed establishments with the City of Visalia These grant operations have been successful in the past. The department’s expectations are to see a decline in calls for service regarding alcohol sales to minors and an increase in merchant and public awareness regarding underage drinking.

Fiscal Impact including annual maintenance and operating costs: If awarded, appropriate up to \$100,000 which will be used for staff overtime. Monthly reimbursement claims and progress reports will be submitted as required by the grant. The grant will reimburse the General Fund. Standard State contract will be executed. The Grant will be effective from 7/1/2026 to 6/30/2027. There is no maintenance or operating cost.

Prior Council Action: None

Alternatives: Not to apply for the grant

Recommended Motion (and Alternative Motions if expected):

Authorize the Visalia Police Department to apply for the California Department of Alcoholic Beverage Control (ABC) Alcohol Policing Program for up to \$100,000, submit the application by March 30, 2026, if awarded, appropriate up to \$100,000 in the General Fund and approve Resolution 2026-07.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 03/02/2026

Attachments: Resolution 2026-07, Request for Proposal Guidelines

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input checked="" type="checkbox"/>  <p>Economic Vitality</p>	<input type="checkbox"/>  <p>Organizational Excellence</p>	<input checked="" type="checkbox"/>  <p>Fiscal Strength</p>	<input type="checkbox"/>  <p>Infrastructure & Growth</p>	<input checked="" type="checkbox"/>  <p>Quality of Life</p>
---	--	---	---	---

RESOLUTION NO. 2026-XX

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF VISALIA

AUTHORIZING THE VISALIA POLICE DEPARTMENT

TO USE CALIFORNIA DEPARTMENT OF ALCOHOIC BEVERAGE (ABC) GRANT FUNDS AS RESOLVED BELOW

WHEREAS, The City of Visalia desires to accept **ABC Alcoholic Policing Partnership Program (APP)** from the California Department of Alcoholic Beverage Control's (ABC), for up \$100,000. The Visalia Police Department will utilize the funds to provide education to ABC licensed establishments through the IMPACT program. Conduct an education/information campaign through media and social media outlets and conduct enforcement details using the best and most promising practices and train law enforcement officers regarding ABC enforcement and procedures.

Enforcement effective July 1, 2026 to June 30, 2027

NOW, THEREFORE, BE IT RESOLVED that the Chief of Police for the City of Visalia is authorized to execute on behalf of the Council of the City of Visalia the attached contract, including any extensions or amendments thereof and any subsequent contract with the State in relation thereto.

IT IS AGREED that any liability arising out of the performance of this contract, including civil court actions for damages, shall be the responsibility of the grant recipient and the authorizing agency. The State of California and ABC disclaim responsibility for any such liability.

BE IT FURTHER RESOLVED that grant funds received hereunder shall not be used to supplant expenditures controlled by this body.

PASSED AND ADOPTED: February 17, 2026, LESLIE CAVIGLIA, CITY CLERK

STATE OF CALIFORNIA)
COUNTY OF TULARE) ss.
CITY OF VISALIA)

I, Leslie Caviglia, City Clerk of the City of Visalia, certify the foregoing is the full and true Resolution 2026-xx passed and adopted by the Council of the City of Visalia at a regular meeting held on February 17, 2026

Dated: 2/17/2026

Leslie Caviglia, CITY CLERK

By: Reyna Rivera, Chief Deputy City Clerk

**ALCOHOL POLICING PARTNERSHIP (APP)
PROGRAM**

REQUEST FOR PROPOSALS (RFP) GUIDELINES

2026 – 2027



**Gavin Newsom, Governor
State of California**

**Paul Tupy, Director
Department of Alcoholic Beverage Control**

**DEPARTMENT OF ALCOHOLIC BEVERAGE CONTROL
REQUEST FOR PROPOSALS**

TABLE OF CONTENTS

I. GENERAL INFORMATION

A. Introduction3

B. Submission of Proposals3

C. Funding Duration.....5

D. Drug-Free Workplace Certification and
Nondiscrimination Compliance Statement5

E. Resolution from Governing Body5

F. Proposal Components.....5

G. Eligibility Criteria.....6

H. Funding Priorities6

II. PREPARING PROPOSALS

A. General7

B. Proposal Cover Sheet7

C. Scope of Work7

 1. Summary8

 2. Project Personnel8

 3. Problem Statement8

 4. Project Description8

 5. Budget Detail9

III. SELECTION OF PROPOSALS FOR FUNDING

Evaluation and Selection 9

IV. PROCESSING GRANT AWARDS

Notification of Grant Award 10

V. USEFUL INFORMATION

Special Programs 11

List of APP Grant Operations 14

Sample Goals and Objectives 15

Sample Resolution of the Governing Board 17

I. GENERAL INFORMATION

A. Introduction

This Request for Proposal (RFP) furnishes grant applicants with the following:

- Procedures for preparing grant proposals
- Grant Forms

Once an RFP is issued, ABC may only answer technical questions about the RFP and the Grantee Handbook. ABC staff cannot assist applicants with the preparation of their proposals.

Applicants selected for funding must retain a copy of this RFP, the Grantee Handbook, and the standard State contract as these materials are the requirements for the entire grant award period.

This RFP requires that proposals be submitted on the grant proposal forms or computer-generated forms. If computer-generated forms are used, they must duplicate the ABC forms and not allow the applicant more space than provided on the ABC forms.

Information must be provided as directed. This includes following all instructions, using specific forms and formats, and providing requested information. Failure to provide the required information or to provide the information in the manner directed may disqualify the proposal or result in a lower rating.

B. Submission of Proposals

Proposals are due March 30, 2026 at 5:00 p.m.

Mail proposals in an envelope addressed to:

Department of Alcoholic Beverage Control
Attention: Kristine Okino
3927 Lennane Drive, Suite 100
Sacramento, CA 95834

Alternatively, proposals may be submitted via email to kristine.okino@abc.ca.gov. Email submissions must be received by 5:00 p.m. on the due date noted above. The subject line for email submission must include the following information:

2026 APP RFP Proposal (Agency Name)

All proposals are date stamped upon receipt at ABC, Headquarters. **Proposals received after the deadline will not be eligible for consideration.** It is the responsibility of the applicant to ensure that the proposal is received by ABC by the specified deadline. ABC will not be responsible for a late or incomplete proposal due to mistakes or delays of the applicant or the carrier used by the applicant. **A postmark is not sufficient.** Applications received after 5:00 p.m. on April 1st, will be disqualified.

Applicants **must submit one copy** of the proposal containing an electronic or original signature.

ABC will not notify applicants regarding omissions or accept any late additions to the proposals.

All proposals will be rated solely on their content. Materials not addressed or included in the written proposal will not be considered.

The applicants must strictly adhere to the following:

- All of the required **current** forms must be completed. Using past Request for Proposal (RFP) forms can have important requirements missing. Using past forms may disqualify the application.
- Each form must be completed by the applicant. It is not acceptable to reference another section in lieu of completion. An incomplete face page may result in disqualification.
- Proposals must be typed or computer-generated using the application template provided. Template shall not be modified.
- No additional pages may be submitted unless indicated on the specific ABC form or RFP instructions.

If the applicant does not adhere to the items listed above, it may disqualify the proposal or result in a lower rating.

C. Funding Duration

Agencies selected for funding through this RFP will be funded for one year. Agencies responding to this RFP must budget funds for 12 months, with funds being evenly spent throughout the grant year.

The grant period will begin on July 1, 2026, and end on June 30, 2027.

If the State determines that the grant project is not making progress on achieving their goals and objectives, funding may be reduced by the State to reflect this lower level of project activity and/or cancel the agreement.

D. Drug-Free Workplace Certification and Nondiscrimination Compliance Statement

Applicants selected for funding will be required to be in compliance with the Drug-Free Workplace Certification and Nondiscrimination Compliance Statement as required by the State.

E. Resolution from Governing Body

Applicants selected for funding must provide a resolution of the applicant's governing body authorizing the applicant to enter into a contract with the State and identifying the person authorized to execute the contract for the applicant. **Once notified of selection, it is important upon the applicant to place a resolution request on the local board or council agenda immediately to avoid funding delays.**

** Sample of Resolution of Governing Board, see page 18*

F. Proposal Components

Please use the following checklist to ensure that all copies of the completed proposal contain the required components in the order listed below:

- Proposal Cover Sheet
- Scope of Work
- Budget Detail
- Other Funding Sources

Failure to include all necessary forms may result in the rejection of the proposal or will result in a lower score in the rating process. ABC will not advise applicants that their proposal is incomplete prior to its rejection.

G. Eligibility Criteria

In accordance with the State Budget Act, only **Law Enforcement Agencies** within the State of California may apply.

H. Funding Priorities

In awarding grants, ABC has established the following funding priorities that are not listed in priority order:

1. General Priority Considerations

- To provide funds to projects which operate in a service area with an identifiable alcohol-related problem associated with alcoholic beverage licensed establishments and/or where there is a demonstrated need for services.
- To provide funds to projects that clearly demonstrate the intent to engage in prevention efforts.
- To provide funds for projects with the intent to provide continual training to officers/deputies on ABC education, prevention, and enforcement measures, so those officers/deputies can carry out these programs after the grant cycle has been completed.
- To distribute awards geographically throughout the State.

2. Program Specific Considerations

- Minor Decoy Programs: Applicants should demonstrate a willingness to conduct Minor Decoy Operations at both On-Sale and Off-Sale locations.
- Training: Applicants should demonstrate a willingness to host and facilitate a Target Responsibility for Alcohol Connected Emergencies (TRACE) training.

- Coordination with District Attorney's Office: Applicants should demonstrate that the District Attorney's or City Attorney's Office is willing to prosecute ABC related cases.

II. PREPARING PROPOSALS

A. General

The proposal to be submitted to ABC for consideration will be the Grant Forms package and Budget Detail worksheet. Instructions for completion of the required forms is provided either on the form itself or in the section describing the requirements. Grant Forms and Budget Detail worksheet must be completed according to the instructions.

****No additional pages or attachments will be accepted or reviewed.***

B. Proposal Cover Sheet

The proposal cover sheet is the cover page for the proposal and serves as an information sheet. The individual signing the cover sheet for the applicant must be in a position to provide reasonable assurance that the project will conform to ABC requirements if selected for funding.

C. Scope of Work

The scope of work is the main body of information which describes the applicant's need for funding and the plan to address a community's problems/issues through appropriate and achievable goals and objectives. The scope of work should be a detailed description of the project, explaining how it is designed, how it will be implemented, who will be involved, and what results are expected.

The scope of work must be submitted using the template, Grant Forms.

When preparing the scope of work, follow the format and address each of the following five areas. Please do not be repetitive.

1. Summary

- a. Agency Description – Provide a brief summary of your city or county's history, geography, demographics, government, politics and services and the law enforcement department's size.
- b. Funding Requested – Dollar amount requested.

- c. Number of ABC Licensed Locations – List the number of on-sale and off-sale licenses in your jurisdiction. Information can be obtained from your local ABC district office or the ABC website @ www.abc.ca.gov.

2. Project Personnel – Describe the staffing required to carry out the grant objectives as supported by the proposed budget.

- a. Number of *allotted* full time Peace Officer positions – State the number of full time Peace Officer positions allotted to your agency.
- b. Include the number of staff, type of staff, and staff qualifications.
- c. Include unit/division that will be responsible for the grant.
- d. Include the names, rank, and current assignment of personnel involved.
- e. Submit documentation from your annual budget or other supporting document to substantiate this number.

3. Problem Statement – Describe the issues or problems to be addressed with grant funds.

- a. Clearly identify the area to be served, any specific problem locations, any specific community concerns, and the factors contributing to the problem.

4. Project Description – What are the goals and objectives of the proposed project? (Refer to list of APP Grant Operations found on page 13)

- a. List goals and objectives in order of highest priority to lowest priority.
- b. Each goal must include a measurable outcome and must include the desired outcome.
- c. Summarize the key characteristics and description of each goal and include any relevant information that ABC should take into consideration.
- d. You are also encouraged to utilize ABC enforcement strategies that target the illegal purchasing of alcoholic beverages as well as the illegal sale of alcoholic beverages.

5. Budget Detail

The Budget Detail Worksheet has been developed to assist applicants with describing all costs associated with this application. The budget is the basis for management, fiscal review, and audit. This worksheet

must clearly describe all expenditures the applicant wishes to fund under this grant. All project costs must be reasonable, necessary, and directly related to the goals and objectives of the project.

6. Other Funding Source

Describe other funds that your department will contribute towards the success of this project.

III. SELECTION OF PROPOSALS FOR FUNDING

Evaluation

ABC will appoint a selection committee to read, evaluate, and rate all proposals. To be considered for funding, the proposal must be complete and in accordance with the RFP and the Grantee Handbook. ***Incomplete proposals may be rejected or result in a lower rating.***

Recommendations for funding will be based on the following:

- The proposal rating score
- Consideration of the funding priorities

Selection

The selection committee will submit recommendations for funding to the Director of the Department of Alcoholic Beverage Control for final selection.

IV. PROCESSING GRANT AWARDS

Notification of Grant Award

The following are the sequential steps the Department of Alcoholic Beverage Control will take in processing grant awards:

1. Applicants submit proposals to ABC
2. ABC receives proposals
3. ABC pre-screens proposals for eligibility
4. Selection committee reads and scores proposals
5. Selection committee submits selection recommendations to the ABC Director
6. ABC Director makes final funding decision
7. ABC sends selection notification letter to all applicants, successful and unsuccessful
8. ABC sends approved contract to grant applicant for signature and return to ABC
9. ABC reviews and finalizes with signatures for completion
10. ABC sends fully executed copy to applicant

V. USEFUL INFORMATION

SPECIAL PROGRAMS

The following is a description of ABC's enforcement strategies that, when used together in a comprehensive program, achieve dramatic results in combating alcohol-related crimes. We encourage all grant proposals to include a variety of these strategies.

IMPACT (Informed Merchants Preventing Alcohol-Related Crime Tendencies)

The IMPACT Program is a prevention and education program. Its main objective is to teach licensees how they can help reduce alcohol-related crime. The program is a change from the traditional law enforcement philosophy. It is designed as a crime preventive approach in a relaxed atmosphere of cooperation between merchants and law enforcement officers.

During an IMPACT Inspection, officers remind licensees of the responsibilities and accountability associated with the sale of alcohol. The officers also inspect licensed premises for compliance with State and local laws.

If a licensee is not in compliance, the officers will tell the licensee or employee on duty what issues need to be addressed and provide copies of any laws or rules. Licensees must then correct any problems. Later, officers/deputies will conduct follow-up visits.

LEAD (Licensee Education on Alcohol and Drugs)

The LEAD Program is a free, voluntary prevention and education program for retail licensees, their employees, and applicants. Its mission is to provide high quality, effective, and educationally sound training on alcohol responsibility and the law.

The curriculum is designed for licensees, managers, and employees. There is no separate management curriculum. Program length is 3 1/2 hours, except for Fairs/Special Events Training, which is 2 hours. Participation is limited to 50 persons per class.

MINOR DECOY

This program allows law enforcement agencies to use persons under 20 years of age as decoys for the purpose of purchasing alcoholic beverages from licensed premises. The use of underage decoys to check whether licensees are selling alcohol to minors can show a dramatic drop in the illegal activity when the minor decoy program is repeatedly used.

ROSTF (Retail Operating Standards Task Force)

ROSTF is a pro-active strategy to address public nuisance problems at the point of sale on a community-wide scale. ROSTF is operated similar to an IMPACT program, but ABC Agents and local law enforcement officers gather evidence of specific violations of Section 25612.5 Business and Professions Code (B&P). This law requires licensees to, among other things, remove litter daily, control graffiti, provide exterior illumination, and keep windows and doors clear of excess signage.

SHOULDER TAP

"Shoulder Tap" is a common method used by persons under age 21 to solicit a person to purchase and furnish them with alcoholic beverages. The Shoulder Tap Program is an enforcement program used by ABC and local law enforcement agencies to detect and deter shoulder tap activity. During the program, a minor decoy under the direct supervision of law enforcement officers/deputies, solicits adults outside ABC licensed stores to buy the minor alcohol.

Any person seen furnishing alcohol to the minor decoy is arrested (either cited or booked) for furnishing alcohol to a minor (a violation of Section 25658(a) Business and Professions Code).

TRACE (Target Responsibility for Alcohol Connected Emergencies)

TRACE investigates alcohol-related incidents involving alcohol and minors. It was created to combat the increasing problems of youth access to alcohol. Any crime involving someone under the age of 21, with victim(s) or suspect(s) under the influence of alcohol and/or drugs, resulting in great bodily injury or death will initiate an investigation by ABC to determine where the alcohol or drugs came from. In October 2020, the criteria were expanded to also include anyone charged with vehicular manslaughter that was under the influence of alcohol. For this criteria, they do not have to be under 21 and ABC will investigate the crime to determine if the driver was obviously intoxicated when they were sold or served alcohol.

Working together with the first responding agency, ABC conducts a parallel investigation to determine if an ABC licensed premises was involved and who the suspect(s) were. These investigations can result in criminal action against the individual along with administrative action against the ABC licensee.

TRAP DOOR

Trap Door is an operation that targets minors who are either trying to purchase alcohol or trying to enter a bar or night club with a false ID. During the operation, officer's/deputies work directly with employees of ABC licensed premises to detect and then cite the person trying to use the false ID.

List of APP Grant Operations

1. Minor Decoy Operation
2. Shoulder Tap Operation
3. Annual Statewide Shoulder Tap Operation
4. IMPACT Inspections (# of ABC Licensed Premises)
5. IMPACT Operation (# of Operations)
6. ROSTF Inspection (# of ABC Licensed Premises)
7. ROSTF Operation (# of Operations)
8. Trap Door Operation(s)
9. Cops in Shops Operation(s)
10. LEAD Training (Host/Provide)
11. LEAD Training (Facilitate/Coordinate)
12. LEAD Training (Notify)
13. Press Release
14. Social Media Release
15. Public Service Announcement
16. Disorderly Operation(s)
17. Problematic ABC Premises Operation(s)
18. Undercover Operation(s)
19. Narcotics Operation(s)
20. Drink Solicitation Operation(s)
21. Plainclothes Operation(s)
22. General Enforcement Operation(s)
23. Multi-Agency Task Force Operation(s)
24. Drunk Decoy Operation(s)
25. Special Event Operation (Festival, Sporting Event, Concert, Fair...)
26. Saturation Patrol Operation(s)
27. Party Patrol Operation(s)
28. ABC Warrant Sweep Operation(s)
29. Roll Call ABC Training(s) to Officers/Deputies
30. Patrol Briefing(s) on ABC Laws
31. Alcohol Awareness Presentation (School, Community...)
32. Community Meeting/Outreach
33. *Other: Provide a brief description*

SAMPLE GOALS AND OBJECTIVES

ABC provides the following samples to help guide and give ideas to build upon. Incorporate those that will help solve the problems within your jurisdiction. We encourage applicants to develop their own objectives that they feel will address the problems in their jurisdiction.

1. Identify and target problematic ABC licensed establishments.
 2. Develop and implement a multi-agency task force concept (involving ABC, Labor Law, Health Department, code enforcement, etc.) to target disorderly locations.
 3. If applicable, identify alcohol related concerns that may be emanating from specific public attractions/facilities (such as: major universities, sports arenas, entertainment districts/venues, etc.). Articulate how you would mitigate issues stemming from these areas.
 4. Develop and implement an ongoing standard operating ABC enforcement procedure and training program within the agency.
 5. Conduct ____ task force operations targeting disorderly-licensed premises.
 6. Prepare a written evaluation of the existing system of transmitting arrest reports involving licensees to the ABC (as required by Section 24202 Business & Professions Code).
 7. Implement a new/improved system of transmitting arrest reports by ____ (specific time frame).
 8. Conduct at least ____ Minor Decoy operations.*
 9. Conduct at least ____ "Shoulder Tap" operations.*
- *Please do not combine Minor Decoy and Shoulder Tap Operations as one goal.*
10. Host at least ____ TRACE training(s).
 11. Provide roll call training on alcohol-related issues for all sworn personnel on a regular and continual basis. (Be specific as to how often and when you plan to implement this objective.)

12. Coordinate and conduct ____ IMPACT (Informed Merchants Preventing Alcohol-Related Crime Tendencies) Operations.
Or
Coordinate and conduct IMPACT (Informed Merchants Preventing Alcohol-Related Crime Tendencies) Operations at ____% of the licensed premises within our jurisdiction.
13. Schedule and coordinate ____ LEAD (Licensee Education on Alcohol and Drugs) Classes.
14. Develop a policy and procedure to inform citizens in our community about this project and give periodic updates on the status and accomplishments of the project.
15. Issue ____ press releases regarding the grant and/or the activities conducted under the grant.

*** SAMPLE ***

RESOLUTION OF THE GOVERNING BOARD

WHEREAS, THE (applicant) desires to undertake a certain project designated as (project title) to be funded in part from funds made available through the Alcohol Policing Partnership (APP) Program administered by the Department of Alcoholic Beverage Control (hereafter referred to as ABC);

NOW, THEREFORE, BE IT RESOLVED that the (designated official by title only) of the (County or City) is authorized to execute on behalf of (Governing Board) the attached contract, including any extensions or amendments thereof and any subsequent contract with the State in relation thereto.

IT IS AGREED that any liability arising out of the performance of this contract, including civil court actions for damages, shall be the responsibility of the grant recipient and the authorizing agency. The State of California and ABC disclaim responsibility for any such liability.

BE IT FURTHER RESOLVED that grant funds received hereunder shall not be used to supplant expenditures controlled by this body.

IT IS ALSO AGREED that this award is not subject to local hiring freezes.

I hereby certify that the foregoing is a true copy of the resolution adopted by the (governing body) of (unit of local government or organization) in a meeting thereof held on (date) by the following:

Vote:

Ayes:

Nays:

Absent:

Signature: _____ Date: _____

Typed Name and Title: _____

ATTEST: Signature: _____ Date: _____

Typed Name and Title: _____



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0689

Agenda Date: 3/2/2026

Agenda #: 7.

Agenda Item Wording:

Confirm a letter of support - Confirm a letter of support for Visalia Heritage's "All Aboard Visalia" / Visalia Depot Heritage project funding request.

Agenda Date: 03/02/2026

Prepared by: Reyna Rivera, Chief Deputy City Clerk Reyna.Rivera@visalia.gov 559-713-4512;
Leslie Caviglia City Manager Leslie.Caviglia@visalia.gov 559-713-4332

Department Recommendation: It is recommended that the Visalia City Council confirm a letter of support for the "All Aboard Visalia" / Visalia Depot Heritage project.

Summary:

The City Council is being asked to confirm a letter of support for Visalia Heritage's "All Aboard Visalia" capital campaign, which seeks funding to preserve and repurpose the historic Visalia Depot as a museum and cultural center. The letter will support Visalia Heritage's efforts to secure public and private funding for the project. Due to the timeline for a specific funding request, and with the approval of the Mayor and Vice Mayor, the letter was signed and provided, but can still be withdrawn if the Council does not choose to support the request.

Background Discussion:

Visalia Heritage has initiated the "All Aboard Visalia" capital campaign to transform the historic Visalia Depot into a dedicated museum and cultural center. Originally constructed in 1916 as a train station, the Depot has served as a longstanding landmark within the community. The proposed project would preserve the historic structure and adapt it for use as a facility highlighting local history, culture, and the arts. The project would provide a permanent space to share the community's history, including the stories of the Yokuts and Western Mono peoples and Visalia's growth over nearly two centuries. The proposed museum and cultural center is intended to support historic preservation, educational programming, cultural tourism, and continued revitalization efforts within the downtown area. Approval of the letter of support will demonstrate the City's recognition of the project's potential community benefit while not committing the City to financial participation.

Fiscal Impact including annual maintenance and operating costs: There is no fiscal impact associated with approval of the letter of support. The proposed action does not obligate the City to provide funding, ongoing maintenance, or operational support for the project.

Prior Council Action: None.

Alternatives:

- 1.) Decline to confirm the letter of support.
- 2.) Direct staff to revise the letter and return it for further Council consideration.

Recommended Motion (and Alternative Motions if expected):

I move to confirm a letter of support for the “All Aboard Visalia” / Visalia Depot Heritage project.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 03/02/2026

Attachments: Draft letter of support for the “All Aboard Visalia” / Visalia Depot Heritage project.

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input checked="" type="checkbox"/>  Economic Vitality	<input type="checkbox"/>  Organizational Excellence	<input type="checkbox"/>  Fiscal Strength	<input type="checkbox"/>  Infrastructure & Growth	<input checked="" type="checkbox"/>  Quality of Life
---	--	--	---	---



March 2, 2026

Walter Diessler
President, Visalia Heritage
P.O. Box 216
Visalia, CA 93279

Brett Taylor
Mayor

Re: Support for the “All Aboard Visalia” / Visalia Depot Heritage Project

Liz Wynn
Vice Mayor

Dear President of Visalia Heritage,

Steven A. Nelsen
Councilmember

On behalf of the Visalia City Council, I am pleased to offer strong support for Visalia Heritage’s “All Aboard Visalia” capital campaign and the proposed transformation of the histWoric Depot building into a center for history, culture, and the arts.

Emmanuel Hernandez Soto
Councilmember

Brian Poochigian
Councilmember

The Depot has been a landmark in Visalia’s story for more than a century, first as a 1916 train station welcoming new residents, and, more recently, as a well-known local gathering place. The All Aboard Visalia project will preserve this beloved structure and repurpose it as a dedicated Visalia museum and cultural center, telling the community’s story from the Yokuts and Western Mono peoples through Visalia’s nearly 200 years of growth and change.

This project aligns with the City of Visalia’s priorities in historic preservation, downtown revitalization, cultural tourism, and educational enrichment. A vibrant, accessible museum and cultural hub at The Depot will:

- Safeguard local stories, artifacts, and landmarks that define Visalia’s identity;
- Offer educational opportunities for students and lifelong learners; and
- Stimulate economic and cultural activity in our emerging downtown arts district.

For these reasons, the Visalia City Council is pleased to endorse the All Aboard Visalia project and encourages public agencies, private donors, and community partners to support this important investment in Visalia’s past, present, and future.

Thank you for your consideration of this transformative project. Please feel free to contact me with any questions.

Sincerely,

Brett Taylor, Mayor
City of Visalia



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0691

Agenda Date: 3/2/2026

Agenda #: 8.

Agenda Item Wording:

Notice of Completion - Request authorization to file a notice of completion for Teagan Ranch subdivision located along the east side of Rono Court, north of Grove Court.

Agenda Date: 03/02/2026

Prepared by:

Jesus Carreno Nunez, Assistant Engineer, jesus.carreno@visalia.gov (559) 713-4268
Jason Huckleberry, Engineering & Building Dept Director, jason.huckleberry@visalia.gov, (559) 713-4495

Department Recommendation:

Staff recommends that City Council authorize the filing of a notice of completion for Teagan Ranch.

Summary:

All the required improvements for this subdivision have been completed and are ready for acceptance by the City Engineer. Teagan Ranch subdivision was developed by Benny Martinez and contains 8 single family residential lots.

Background Discussion:

The City Council authorized the recording of the final map for Teagan Ranch subdivision on May 4, 2020. All bonds and cash payments as identified in the subdivision agreement, were received by the city at that time. As required by the subdivision ordinance, a maintenance bond valued at 10% of the cost of the public improvements has been submitted prior to recording of the notice of completion. The maintenance bond is held for one year after the recording and acts as a warranty for the public improvements installed per the subdivision agreement.

Fiscal Impact:

By authorizing this notice of completion, the City of Visalia will incorporate the identified public improvements into normal routine maintenance plans and procedures following the one-year maintenance period. This will have a nominal adverse effect on the fund that provides such maintenance.

Prior Council Action:

On May 4, 2020 council authorized the recordation of Teagan Ranch final map, and the formation and assessment of landscape and lighting district 20-02 "Teagan Ranch".

Alternatives: No alternatives are provided.

Recommended Motion (and Alternative Motions if expected):

I move to authorize the filing of a notice of completion for the Teagan Ranch subdivision.

Environmental Assessment Status: Categorically exemption No. 2018-27.

CEQA Review: Categorically exemption No. 2018-27.

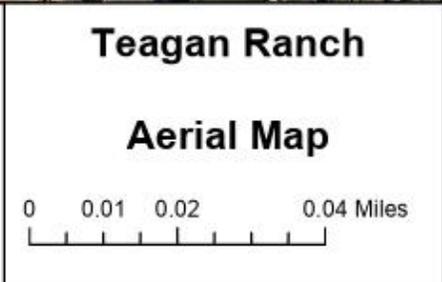
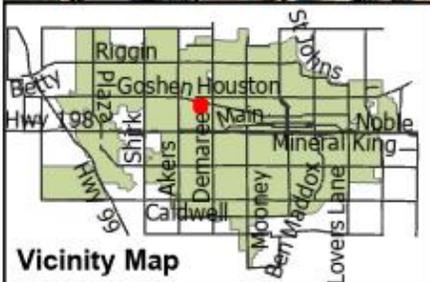
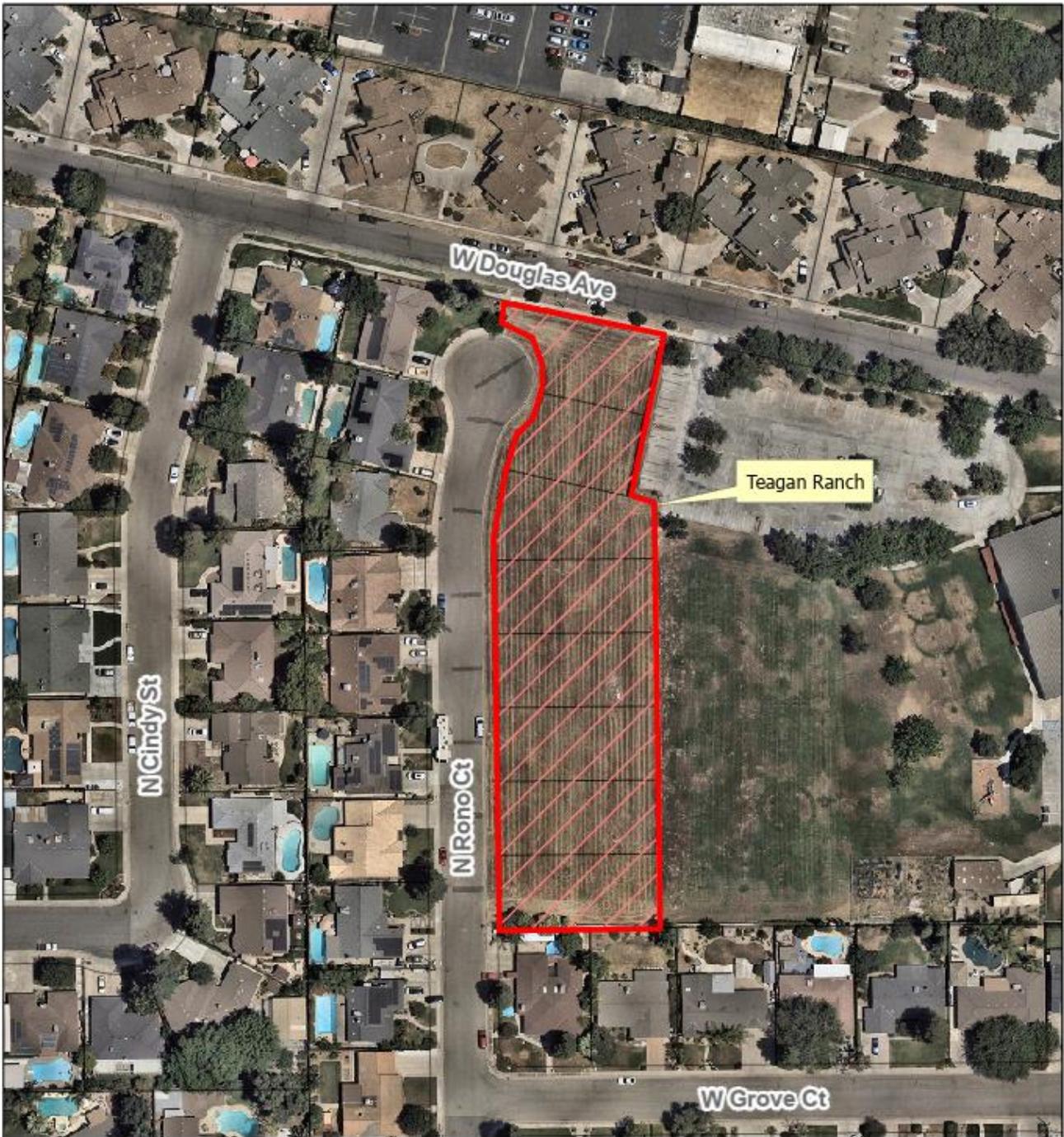
Deadline for Action: N/A

Attachments:

- 1. Aerial map
- 2. Final map
- 3. Development disclosure

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input type="checkbox"/>  Economic Vitality	<input type="checkbox"/>  Organizational Excellence	<input type="checkbox"/>  Fiscal Strength	<input checked="" type="checkbox"/>  Infrastructure & Growth	<input type="checkbox"/>  Quality of Life
--	--	--	--	--



NOTARY STATEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

STATE OF CALIFORNIA
COUNTY OF TULARE

ON January 28, 2019, BEFORE ME, Tamara Lynn Spoelstra-Chapa, a Notary Public in and for said county and state, personally appeared Benny Joe Martinez who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE Tamara L. Spoelstra-Chapa PRINT NAME Tamara L. Spoelstra-Chapa
MY COMMISSION EXPIRES June 26, 2022
MY COMMISSION NO. 2244595
PRINCIPAL PLACE OF BUSINESS Tulare COUNTY



NOTARY STATEMENT

A NOTARY PUBLIC OR OTHER OFFICER COMPLETING THIS CERTIFICATE VERIFIES ONLY THE IDENTITY OF THE INDIVIDUAL WHO SIGNED THE DOCUMENT TO WHICH THIS CERTIFICATE IS ATTACHED, AND NOT THE TRUTHFULNESS, ACCURACY, OR VALIDITY OF THAT DOCUMENT.

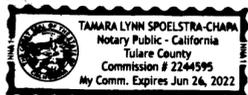
STATE OF CALIFORNIA
COUNTY OF TULARE

ON January 28, 2019, BEFORE ME, Tamara Lynn Spoelstra-Chapa, a Notary Public in and for said county and state, personally appeared Rebecca Martinez who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

I CERTIFY UNDER PENALTY OF PERJURY UNDER THE LAWS OF THE STATE OF CALIFORNIA THAT THE FOREGOING PARAGRAPH IS TRUE AND CORRECT.

WITNESS MY HAND AND OFFICIAL SEAL.

SIGNATURE Tamara L. Spoelstra-Chapa PRINT NAME Tamara L. Spoelstra-Chapa
MY COMMISSION EXPIRES June 26, 2022
MY COMMISSION NO. 2244595
PRINCIPAL PLACE OF BUSINESS Tulare COUNTY



RECORDER'S STATEMENT

DOCUMENT NO. 2020-0046638 FEE PAID 85.00

FILED THIS 6 DAY OF AUGUST, 20 20, AT 9:51 AM., IN VOLUME 44 OF MAPS, AT PAGE 35, AT THE REQUEST OF GJ GARDNER HOMES.

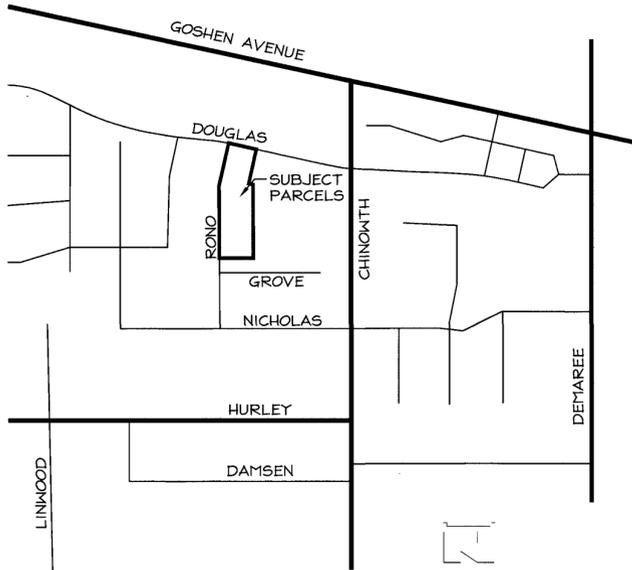
ROLAND P. HILL, TULARE COUNTY ASSESSOR/CLERK-RECORDER

BY Megan O'Neal DEPUTY

CITY PLANNER'S STATEMENT

I HEREBY STATE THAT THIS FINAL MAP CONFORMS TO TEAGAN RANCH TENTATIVE SUBDIVISION MAP NO. 5568 APPROVED BY THE CITY OF VISALIA PLANNING COMMISSION AT THE REGULAR MEETING HELD ON JUNE 11, 2018.

Paul Bernal 5/08/2020
PAUL BERNAL DATE



VICINITY MAP

NOT TO SCALE

LANDSCAPING & LIGHTING ASSESSMENT DISTRICT

ALL THE REAL PROPERTY INCLUDED IN THE BOUNDARIES OF THE SUBDIVISION SHOWN UPON THIS MAP IS INCLUDED IN "ASSESSMENT DISTRICT NO. 10-02, CITY OF VISALIA, TULARE COUNTY, CALIFORNIA", ESTABLISHED PURSUANT TO THE LANDSCAPE AND LIGHTING ACT OF 1972.

FLOOD HAZARD ZONE

AS DELINEATED ON THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP (MAP NUMBER 06107C0929E) FOR COMMUNITY NUMBER 060409, CITY OF VISALIA, TULARE COUNTY, CALIFORNIA, EFFECTIVE JUNE 16, 2009, THE PROPERTY SHOWN ON THIS MAP LIES FULLY WITHIN ZONE AE, WHICH ARE SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD WITH BASE FLOOD ELEVATIONS DETERMINED. THE BASE FLOOD ELEVATION LINES, VALUES AND THE CALCULATED MINIMUM FINISHED FLOOR ELEVATIONS ARE SHOWN FOR THIS MAP.
VERTICAL DATUM NOTE: BASE FLOOD ELEVATION VALUES SHOWN ON THIS MAP ARE CONVERTED FROM THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) TO THE CITY OF VISALIA DATUM BASED ON THE NATIONAL GEODETIC VERTICAL DATUM OF 1929 (NGVD 29) USING THE CONVERSION FACTOR OF 2.73 ESTABLISHED IN FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE STUDY DATED JUNE 16, 2009. THE CONVERSION FACTOR OF 2.73 IS SUBTRACTED FROM THE NAVD 88 VALUE TO OBTAIN THE EQUIVALENT NGVD 29 VALUE.

OWNER'S STATEMENT

THE UNDERSIGNED HEREBY CERTIFY THAT THEY ARE THE ONLY PERSONS HAVING ANY RECORD TITLE INTEREST IN THE REAL PROPERTY INCLUDED WITHIN THE BOUNDARIES OF THE SUBDIVISION SHOWN UPON THIS MAP, AND DO HEREBY CONSENT TO THE PREPARATION AND RECORDING OF SAID MAP AND THAT THE CONSENT OF NO OTHER PERSON IS NECESSARY. WE HEREBY OFFER FOR DEDICATION AND DO HEREBY DEDICATE THE FOLLOWING, AS SHOWN WITHIN THE BOUNDARIES OF THE MAP HEREON, FOR THE SPECIFIED PURPOSES:
1. RIGHT OF WAY FOR RONO COURT, AND DOUGLAS AVENUE IN FEE TO THE CITY OF VISALIA.
2. PUBLIC EASEMENTS FOR THE INSTALLATION AND MAINTENANCE OF GAS LINES AND CONDUITS FOR ELECTRIC, TELEVISION AND TELEPHONE SERVICES, TOGETHER WITH ANY AND ALL APPURTENANCES PERTAINING THERETO, AS SHOWN HEREON AND DESIGNATED AS "PUE" (PUBLIC UTILITIES EASEMENT).
3. RELINQUISHMENT OF ACCESS RIGHTS ALONG DOUGLAS AVENUE AS SHOWN HEREON.

MARTINEZ FAMILY REVOCABLE TRUST DATED AUGUST 7, 2000

Benny J. Martinez BENNY J. MARTINEZ, TRUSTEE
Rebecca Martinez REBECCA MARTINEZ, TRUSTEE

TEAGAN RANCH

BEING PARCEL 1 OF PARCEL MAP 5175 AS RECORDED IN BOOK 52, PAGE 82 OF PARCEL MAPS, TULARE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA. JUNE 2018

PREPARED FOR
G.J. GARDNER HOMES
1441 SOUTH MOONEY • VISALIA, CA 93277 • (559) 732-5067

PREPARED BY
NEIL ZERLANG - LAND SURVEYOR, INC.
2908-B WEST MAIN STREET • VISALIA, CA 93291 • (559) 739-1616

SURVEYOR'S STATEMENT

THIS MAP WAS PREPARED BY ME, OR UNDER MY DIRECTION, AND IS BASED UPON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCE AT THE REQUEST OF G.J. GARDNER HOMES IN FEBRUARY 2018 AND SAID SURVEY IS TRUE AND COMPLETE AS SHOWN. I HEREBY STATE THAT THIS FINAL MAP SUBSTANTIALLY CONFORMS TO THE APPROVED OR CONDITIONALLY APPROVED TENTATIVE MAP. ALL MONUMENTS ARE OF THE CHARACTER SHOWN AND OCCUPY OR WILL OCCUPY THE POSITIONS SHOWN ON OR BEFORE DECEMBER 1, 2020 AND ARE, OR WILL BE, SUFFICIENT TO ENABLE THE SURVEY TO BE RETRACED.

Neil Zerlang NEIL ZERLANG - LAND SURVEYOR LS 5358
DATE NOV. 30, 2018



CITY SURVEYOR'S STATEMENT

I HEREBY STATE THAT I HAVE EXAMINED THIS MAP; THAT THE SUBDIVISION SHOWN IS SUBSTANTIALLY THE SAME AS IT APPEARED ON THE TENTATIVE MAP, AND ANY APPROVED ALTERATIONS THEREOF; THAT ALL PROVISIONS OF CHAPTER 2 OF THE SUBDIVISION MAP ACT AND ANY LOCAL ORDINANCES APPLICABLE AT THE TIME OF APPROVAL OF THE TENTATIVE MAP HAVE BEEN COMPLIED WITH; AND THAT I AM SATISFIED THAT THIS MAP IS TECHNICALLY CORRECT.

Jeffrey S. Land JEFFREY S. LAND, P.L.S. 8634
DATE 3/17/2020



BOARD OF SUPERVISOR'S STATEMENT

I, JASON T. BRITT, COUNTY ADMINISTRATIVE OFFICER/CLERK OF THE BOARD OF SUPERVISORS OF THE COUNTY OF TULARE, DO HEREBY STATE THAT SAID BOARD OF SUPERVISORS HAS APPROVED THE PROVISIONS MADE FOR THE PAYMENT OF TAXES AS PROVIDED IN DIVISION 2 OF TITLE 7 OF THE GOVERNMENT CODE OF THE STATE OF CALIFORNIA.

DATED: July 15, 2020

JASON T. BRITT, COUNTY ADMINISTRATIVE OFFICER/CLERK OF THE BOARD OF SUPERVISORS

BY Jeffrey S. Land DEPUTY



CITY CLERK'S STATEMENT

THIS IS TO STATE THAT AT A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF VISALIA HELD ON

THIS 4th DAY OF May, 2020, AN ORDER WAS DULY AND REGULARLY MADE AND ENTERED INTO APPROVING THIS MAP AND SUBDIVISION AND, ON BEHALF OF THE PUBLIC, ACCEPTING, SUBJECT TO IMPROVEMENT, THE PUBLIC STREETS; AND ACCEPTING THE RELINQUISHMENT OF ACCESS RIGHTS; AND ACCEPTING THE PUBLIC UTILITY EASEMENTS, ALL INCLUDED WITHIN THE BOUNDARIES OF THE SUBDIVISION AND AS SHOWN AND/OR STATED UPON THIS MAP.

WITNESS MY HAND AND OFFICIAL SEAL OF THE CITY OF VISALIA THIS 15th DAY OF June, 2020.

RANDY GROOM, CITY MANAGER/CITY CLERK

BY: Michelle Nicholson CHIEF DEPUTY CITY CLERK



7-15-2020

SURVEYOR'S NOTES

- △ FOUND AND ACCEPTED MONUMENT AS NOTED
- FOUND BRASS DISC MARKED LS 4433 FLUSH IN PAVING
- ▲ FOUND 3/4" IRON PIPE 6" DEEP - NO TAG
- FOUND BRASS DISC MARKED LS 5358 FLUSH IN PAVING
- △ FOUND 1/2" IRON PIPE TAGGED LS 5358
- BOLD BORDER LINE INDICATES SUBDIVISION BOUNDARY
- { } RECORD DATA PER PARCEL MAP 5175, RECORDED IN VOLUME 5 AT PAGE 82, T.C.R.
- () RECORD DATA PER HYDE PARK ESTATES UNIT NO. 3, RECORDED IN VOLUME 32 AT PAGE 1, T.C.R.
- [] RECORD DATA PER PARCEL MAP 3018, RECORDED IN BOOK 31 OF PARCEL MAP AT PAGE 19, T.C.R.
- < > RECORD DATA PER HYDE PARK ESTATES UNIT NO. 2, RECORDED IN VOLUME 29 AT PAGE 42, T.C.R.
- PUE PUBLIC UTILITY EASEMENT
- //// ACCESS RIGHTS TO BE RELINQUISHED BY THIS MAP
- * RIGHT OF WAY TO BE DEDICATED TO THE CITY OF VISALIA

SET 1/2" IRON PIPE TAGGED LS 5358 AT ALL LOT CORNERS

ALL DISTANCES AND DIMENSIONS IN FEET AND DECIMALS THEREOF

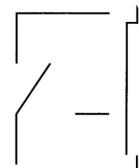
RI	BEARING	LENGTH
R1	S89°42'32"W	{(589'42'32"W)}
R2	S77°26'52"E	{(577'26'52"E)}
R3	S77°26'52"E	{(577'26'52"E)}
R4	S40°34'40"E	{(540'34'40"E)}
R5	S40°34'40"E	{(540'34'40"E)}
R6	S75°38'28"E	{(575'38'28"E)}

CURVE	DELTA	RADIUS	LENGTH	TANGENT
C1	12°50'36"	270.00'	60.52'	30.39'
C2	36°52'12"	50.00'	32.18'	16.67'
	{(36°52'12")}	{(50.00')}	{(32.18')}	{(16.67')}
C3	126°53'33"	50.00'	110.734'	100.05'
	{(126°52'12")}	{(50.00')}	{(110.71')}	{(100.00')}
C4	35°03'48"	50.00'	30.60'	15.80'
C5	91°49'49"	50.00'	80.14'	51.62'

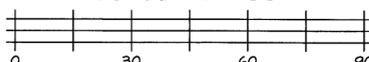
LOT	BASE FLOOD ELEV. (NAVD 88)	MIN. FINISH FLOOR (NAVD 88)	BASE FLOOD ELEV. (NGVD 29)	MIN. FINISH FLOOR (NGVD 29)
1	314.3'	315.3'	311.6'	312.6'
2	314.3'	315.3'	311.6'	312.6'
3	314.3'	315.3'	311.6'	312.6'
4	314.3'	315.3'	311.6'	312.6'
5	314.2'	315.2'	311.5'	312.5'
6	314.2'	315.2'	311.5'	312.5'
7	314.2'	315.2'	311.5'	312.5'
8	314.2'	315.2'	311.5'	312.5'

NOTICE OF CONDITIONS OF APPROVAL

- THE MAINTENANCE OF THE LANDSCAPED AREA NORTH OF THE BLOCK WALL IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER OF LOT 1.
- NO FENCE OR WALL SHALL BE ERECTED ACROSS THE EXISTING 10-FOOT E.F.P.U. AND PUBLIC PEDESTRIAN WAY EASEMENT LOCATED ADJACENT TO THE WEST PROPERTY LINE OF LOT 1 AND THAT ANY PROPOSED FENCE ASSOCIATED WITH LOT 1 WITHIN 15-FEET OF THE WEST PROPERTY LINE THAT SHARES THE 10-FOOT E.F.P.U. AND PUBLIC PEDESTRIAN WAY EASEMENT SHALL BE LIMITED TO A FENCE HEIGHT OF THREE (3) FEET AS NOTED IN FIGURE 1 OF THE PLANNING COMMISSION STAFF REPORT



SCALE: 1" = 30'



BASIS OF BEARINGS

THE EAST LINE OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, TAKEN TO BE NORTH 0° 17' 00" WEST AS PER PARCEL MAP NO. 3018, RECORDED IN BOOK 31 OF PARCEL MAPS AT PAGE 19, T.C.R.

TEAGAN RANCH

BEING PARCEL 1 OF PARCEL MAP 5175 AS RECORDED IN BOOK 52, PAGE 82 OF PARCEL MAPS, TULARE COUNTY RECORDS, LOCATED IN THE NORTHEAST QUARTER OF SECTION 26, TOWNSHIP 18 SOUTH, RANGE 24 EAST, MOUNT DIABLO BASE AND MERIDIAN, IN THE CITY OF VISALIA, COUNTY OF TULARE, STATE OF CALIFORNIA.

JUNE 2018

PREPARED FOR
G.J. GARDNER HOMES
 1441 SOUTH MOONEY • VISALIA, CA 93277 • (559) 732-5067

PREPARED BY
NEIL ZERLANG - LAND SURVEYOR, INC.
 2908-B WEST MAIN STREET • VISALIA, CA 93291 • (559) 739-1616

NOTES REGARDING MINERALS, SURFACE AND SUB-SURFACE RIGHTS:

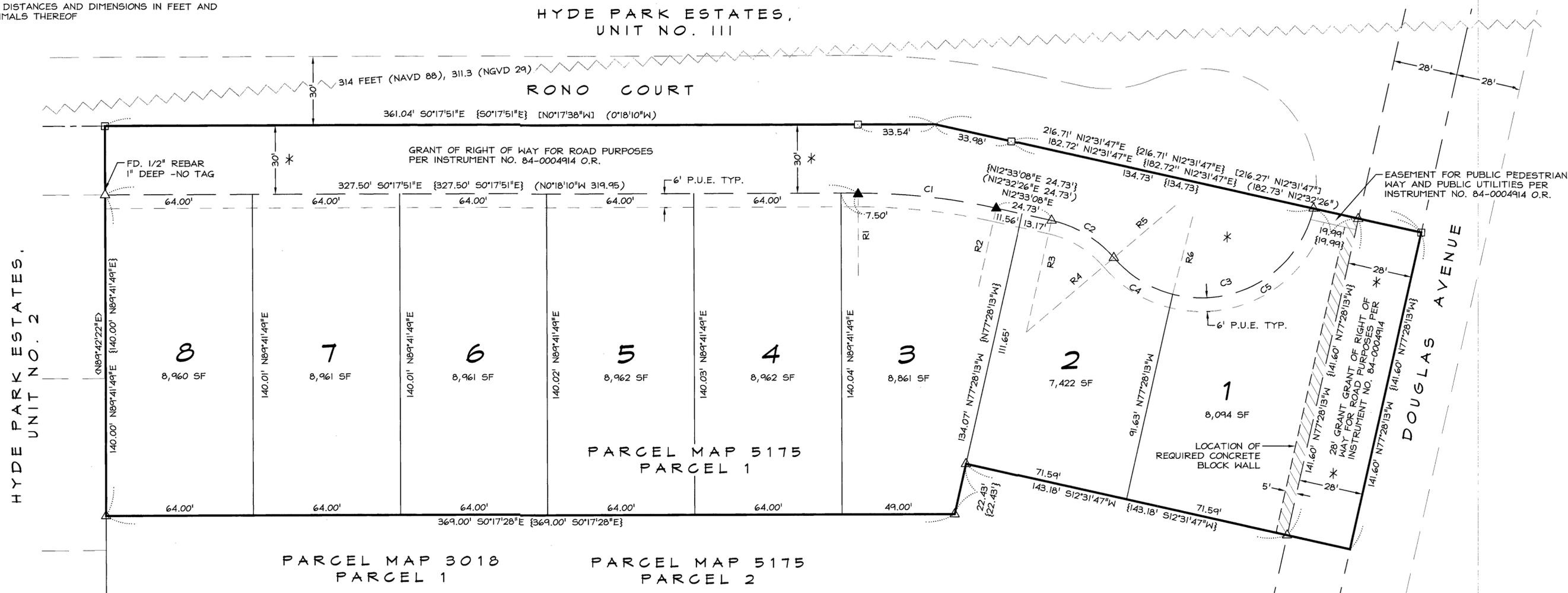
EXCEPTING THEREFROM AN UNDIVIDED ONE-HALF OF ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES AND MINERALS IN, ON OR UNDER SAID LAND AS RESERVED BY FLORENCE M. DOE IN DEED RECORDED SEPTEMBER 21, 1946 IN BOOK 1181, PAGE 287 OF OFFICIAL RECORDS.

ALSO EXCEPTING THEREFROM AN UNDIVIDED ONE-HALF INTEREST IN ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES AND MINERALS IN, ON OR UNDER SAID LAND AS RESERVED BY PETE GIOTTA AND CARMALINE R. GIOTTA; VITO A. GIOTTA AND SYBIL L. GIOTTA, AND ANGELO MIRIZZI AND MARY MIRIZZI BY DEED DATED FEBRUARY 4, 1977, RECORDED FEBRUARY 14, 1977 IN BOOK 3391, PAGE 208 OF OFFICIAL RECORDS.

BY QUITCLAIM DEED DATED DECEMBER 18, 1977 PETE GIOTTA, CARMALINE R. GIOTTA, VITO A. GIOTTA, SYBIL L. GIOTTA, ANGELO MIRIZZI AND MARY MIRIZZI QUITCLAIMED ALL OF THEIR INTEREST IN AND TO THE SURFACE OF SAID LAND, TO A DEPTH OF 500 FEET TO MEL JOHNSON, INC., A CALIFORNIA CORPORATION, RECORDED DECEMBER 29, 1977 IN BOOK 3488, PAGE 672 OF OFFICIAL RECORDS.

THE RIGHT TO EXTRACT OR OTHERWISE DEVELOP WATER BENEATH THE SURFACE OF SAID LAND UPON THE TERMS SET FORTH IN THAT CERTAIN QUITCLAIM DEED AND AUTHORIZATION EXECUTED BY J. F. GEORGE ENTERPRISES, AS GRANTOR, AND CALIFORNIA WATER SERVICE COMPANY, A CALIFORNIA CORPORATION, AS GRANTEE, RECORDED JUNE 22, 1984 AS INSTRUMENT NO. 84-31340 IN BOOK 4202, PAGE 821 OF OFFICIAL RECORDS OF TULARE COUNTY.

HYDE PARK ESTATES, UNIT NO. III



7-15-2020



CITY OF VISALIA Disclosure Development Project

NOTICE OF COMPLETION

**INCOMPLETE OR LATE SUBMISSION OF DISCLOSURE STATEMENT COULD RESULT IN
CONTINUANCE OR DELAY OF YOUR PROJECT.**

SITE:

Address or APN(s): 938, 946, 1012, 1020, 1024, 1038, 1046 & 1048 N. Rono Ct

Short Title or Name of proposed project: Teagan Ranch

Summary description of the proposed project: Subvision Improvements

DEVELOPER(S):

If more than two developers, please provide information and signature(s) on a separate sheet.

Name (print) Ben Mar Development, LLC Name (print) _____

Mailing Address 15353 Rubicon Ave. Mailing Address _____
Bakersfield, CA 93314

Phone (559) 280-1758 Phone _____

Statement: I/We declare under penalty of perjury that I am/we are the developers(s) of the property per the executed Subdivision Agreement with the City of Visalia. I/We authorize the person named in this application as the Project Main Contact to act as my/our representative with City Staff regarding the processing of this application.

2-21-2026
Date

Benny J. Martinez
Developer Signature
Benny Martinez LLC Managing Member
Print Name & Title

Date

Developer Signature

Print Name & Title

NAMES OF PRINCIPALS, PARTNERS, AND/OR TRUSTEES:

List the names of all principals, partners, and/or trustees where any property owner and/or developer/builder are a partnership or trust. For corporations provide names of officers, directors and all stockholders owning more than 10% equity interest in corporation:

Partner/Owner/Trustee: Benny Martinez LLC Managing Member

Partner/Owner/Trustee: Rebecca Martinez LLC Member

Partner/Owner/Trustee: _____

Partner/Owner/Trustee: _____

Partner/Owner/Trustee: _____



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0709

Agenda Date: 3/2/2026

Agenda #: 9.

Agenda Item Wording:

Sales Tax Measure Feasibility Survey - Authorize the City Manager to award a contract to Fairbank, Maslin, Maullin, Metz & Associates (FM3 Research) for an amount not to exceed \$45,000 to evaluate the feasibility of a potential local sales tax measure for the November 2026 General Election and appropriate \$45,000 from the General Fund.

Agenda Date: 03/02/2026

Prepared by: Reyna Rivera, Chief Deputy City Clerk Reyna.Rivera@visalia.gov 559-713-4512;
Leslie B. Caviglia, City Manager Leslie.Caviglia@visalia.gov 559-713-4332

Department Recommendation: Authorize the City Manager to award a contract to FM3 Research for an amount not to exceed \$45,000 and appropriate \$45,000 from the General Fund to conduct public opinion research regarding a potential local sales tax measure for the November 2026 General Election.

Summary:

During the January 20, 2026 Council meeting, Council directed staff to return with funding options for total and phased approaches to the proposed aquatics facility project, including projected timelines and funding for a consultant to evaluate the viability of a potential sales tax measure for a November election.

In response to that direction, staff recommends approval of an agreement with FM3 Research to conduct a statistically valid public opinion survey on community priorities and assess the feasibility of placing a local sales tax measure on the November 2026 ballot.

Background Discussion:

In discussing budget priorities, Council expressed interest in evaluating the viability of a local sales tax measure.

Revenue measure feasibility analysis requires specialized expertise in survey methodology and voter behavior analysis to ensure reliable, representative results. FM3 Research (Fairbank, Maslin, Maullin, Metz & Associates) specializes in public opinion research for local governments and has previously assisted the City with voter research efforts, including Measure N in 2015, Measure O in 2024, and Measure T in 2004.

The proposed agreement is recommended as a sole source agreement. Based on FM3's experience and familiarity with the City, staff recommends entering into a direct agreement for these services.

Fiscal Impact including annual maintenance and operating costs: Approval of this item will

appropriate \$45,000 from the General Fund for the professional services agreement with FM3 Research. The contract amount shall not exceed \$45,000.

This action funds feasibility analysis only and does not commit the City to placing a measure on the ballot. Any future ballot action would require separate Council approval.

Prior Council Action:

- January 2025 - Council requested information regarding aquatics facilities.
- October 2025 - Council directed staff to research development of an aquatics facility for competitive and recreational use.
- January 20, 2026 - Council directed staff to return with funding options for total and phased approaches to the project, including funding for a consultant to evaluate a potential sales tax measure and its viability.

Alternatives:

- 1) Do not authorize approval and provide alternative direction;
- 2) Modify the scope or funding amount and provide direction.

Recommended Motion (and Alternative Motions if expected):

I move to authorize the City Manager to award a contract to FM3 Research for an amount not to exceed \$45,000 to evaluate the feasibility of a potential local sales tax measure for the November 2026 General Election and appropriate \$45,000 from the General Fund.

Environmental Assessment Status: N/A

CEQA Review: N/A

Deadline for Action: 03/02/2026

Attachments: FM3 Research Service Proposal

Strategic Goal: Indicates which City Strategic Goal(s) this item supports. Check all that apply.

<input type="checkbox"/>  <p>Economic Vitality</p>	<input checked="" type="checkbox"/>  <p>Organizational Excellence</p>	<input type="checkbox"/>  <p>Fiscal Strength</p>	<input type="checkbox"/>  <p>Infrastructure & Growth</p>	<input checked="" type="checkbox"/>  <p>Quality of Life</p>
--	---	--	---	---



TO Leslie Caviglia, City Manager
City of Visalia

FROM Dr. Richard Bernard
FM3 Research

RE: City of Visalia Budget Priority Survey Proposal

DATE February 17, 2026

Fairbank, Maslin, Maullin, Metz & Associates (FM3) is pleased to submit this proposed scope and cost proposal to conduct a 20-minute baseline City of Visalia budget priority survey among a random sample of 400 City of Visalia registered voters who are likely to vote in the November 2026 General Election. This survey will be available in English and Spanish, both online and by telephone. We recommend that the survey is available in English and Spanish.

FM3 feels well positioned to conduct this research having conducted a number of surveys on behalf of the City of Visalia since the early 2000s, most recently a residents’ satisfaction survey in August 2025. In the past, FM3 has also conducted the research that helped inform the passage of Visalia’s Measure O, a cannabis tax, in November 2024. Previously, FM3’s research tested the viability and identified legally permissible educational messaging that contributed to the passage of the City’s Measure N (1/2-cent sales tax, 2016) and Measure T (1/4-cent sales tax, 2004). As a result, our team is deeply familiar with not only the local electorate but also the issues, cycles, and rhythms of local public opinion and its evolution over time.

The remainder of this proposal provides specifications and pricing for the recommended survey research.

RESEARCH SPECIFICATIONS & COSTS – CITY OF VISALIA BASELINE SURVEY

Research Methodology Dual-Mode Survey

Timing Late February/Early March 2026

Data Collection Mode Telephone and online interviews

Respondent Contact Method Telephone calls, email invitations and text message invitations

Sample	400 City of Visalia registered voters who are likely to vote in the November 2026 General Election
Margin of Sampling Error*	<p>±4.9% for a sample of 400 interviews*</p> <p>*At the 95% confidence level (i.e., in 95 out of 100 cases)</p>
Questionnaire	20-minute survey, featuring approximately 35-55 unique questions (including battery question items and demographic questions)
Language	Interviews will be conducted in English and Spanish
Deliverables	<p>Following the completion of the survey, we will provide:</p> <ul style="list-style-type: none"> • An approved questionnaire for easy reference • An analysis of survey results in PowerPoint • A presentation of the survey results (if requested) <p>FM3 will also be available for ongoing consultation and any further analysis of the research.</p>
Cost	<p>FM3 will be happy to conduct a 20-minute baseline dual-mode survey (online and by telephone) as described above, among a random sample of up to 400 City of Visalia registered voters likely to vote in the November 2026 General Election for a not-to-exceed cost of \$37,750. This price is comprehensive, and includes all costs for questionnaire design, sample acquisition and preparation, professional Spanish translation, programming, email and text message invitations, bilingual survey hosting, bilingual telephone interviewing, data entry and analysis, and reporting. If the City would like to conduct a tracking survey in 2026, FM3 recommends an optional 12-minute dual-mode survey of up to 400 registered voters likely to vote in the November 2026 General Election, available in English and Spanish, for a not-to-exceed cost of \$31,500. Travel is not included, but will be billed at cost if the City would like a FM3 representative to travel to present to the City Council.</p>

FM3 would welcome the opportunity to work with you on this research, and if you have any questions or if there is any further information we can provide, please do not hesitate to contact me. Thank you for your consideration and you may reach me as follows:

Richard Bernard, Ph.D., Partner
 Fairbank, Maslin, Maullin, Metz & Associates (FM3)



Visalia City Council

Visalia City Council
707 W. Acequia
Visalia, CA 93291

Staff Report

File #: 25-0658

Agenda Date: 3/2/2026

Agenda #: 1.

Agenda Item Wording:

Upcoming City Council Meetings

Monday, March 16, 2026 @ 7:00 p.m. at 707 W. Acequia

Monday, April 6, 2026 @ 7:00 p.m. at 707 W. Acequia

Note: Meeting dates and times are subject to change, check posted agenda for correct details. In compliance with the American Disabilities Act, if you need special assistance to participate in meetings contact 713-4512.

Written materials relating to an item on this agenda submitted to the Council after distribution of the agenda are available for public inspection in the Office of the City Clerk, 220 N. Santa Fe Street, Visalia CA 93292, during normal business hours.