



CITY OF MERCED

Meeting Agenda

City Council Chamber
Merced Civic Center
2nd Floor
678 W. 18th Street
Merced, CA 95340

City Council/Public Finance and Economic Development Authority/Parking Authority

Tuesday, September 2, 2025

6:00 PM

City Council Chamber, 2nd Floor, Merced Civic
Center, 678 W. 18th Street, Merced, CA 95340

Closed Session at 5:00 PM / Regular Meeting at 6:00 PM

NOTICE TO PUBLIC/AVISO AL PÚBLICO/CEEBAU TOOM RAU PEJ XEEM

WELCOME TO THE MEETING OF THE MERCED CITY COUNCIL/BIENVENIDO A LA REUNIÓN DEL CONCILIO DE LA CIUDAD DE MERCED/ZOO SIAB TXAIS TOS KOJ TUAJ RAU HAU CITY COUNCIL LUB ROOJ SAB LAJ

At least 72 hours prior to each regular City Council meeting, a complete agenda packet is available for review on the City's website at www.cityofmerced.gov or at the City Clerk's Office, 678 W. 18th Street, Merced, CA 95340. All public records relating to an open session item that are distributed to a majority of the Council will be available for public inspection at the City Clerk's Office during regular business hours. Spanish and Hmong translation is available at every regular meeting. Assisted hearing devices are available for meetings held in the Council Chamber.

Al menos 72 horas antes de cada reunión regular del Concejo Municipal, un paquete de agenda complete está disponible para su revisión en el sitio web de la Ciudad en www.cityofmerced.gov o en la Oficina del Secretario de la Ciudad, 678 W. 18th Street, Merced, CA 95340. Todos los registros públicos relacionados con un artículo de sesión abierta que se distribuyen a la mayoría del Concejo estarán disponibles para inspección pública en la Oficina del Secretario de la Ciudad durante el horario comercial habitual. La traducción al español y al Hmong está disponible en todas las reuniones regulares. Los dispositivos auditivos asistidos están disponibles para las reuniones que se celebran en el Salón del Consejo.

Sai kawg yuav tsum yog li 72 teev ua ntej rau txhua lub rooj sib tham ntawm cov Nom Tswv (City Council), yeej muaj tag nrho pob ntawv qhia txog tias rau cov neeg los nyeem hauv lub Nroog (City) qhov website www.cityofmerced.gov los sis nyob rau ntawm City Clerk's lub Office, 678 W. 18th Street, Merced, CA 95340. Tas nrho cov ntaub ntawv teev tseg no yuav muab rau cov Nom Tswv ntawm kev sab laj pub rau tsoom pej xeem sawv daws los nyeem nyob rau hauv City Clerk's lub Office thaum lub caij ua hauj lwm. Muaj txhais lus Mev thiab lus Hmoob. Cov cuab yeej pab kom hnov lus muaj nyob rau ntawm cov Nom Tswv qhov chaw sib tham Council Chamber

PUBLIC COMMENT: OBTAIN SPEAKER CARD FROM THE CITY CLERK/COMENTARIO DEL PÚBLICO / KEV HLOOV RAU TEJ PEJ XEEM TXOG KEV TAWM SUAB, NCAUS LUS:

Members of the audience who wish to address the City Council are requested to complete a speaker card available at the podium in the back of the Council Chamber. Please submit the completed card to the City Clerk before the item is called, preferably before the meeting begins.

Material may be emailed to cityclerk@cityofmerced.gov no later than 1 PM on the day of the meeting. Please specify which portion of the agenda you are commenting on, for example, Public Hearing item #, Consent item #, or Public Comments. Material received before the deadline will be sent to the City Council and will be part of the record and will be mentioned as part of the Written Petitions and Communications portion of the agenda. Any emails received by the 1PM deadline will be posted on the City's website at www.cityofmerced.gov/government/city-council/council-meetings. Any correspondence received after the 1PM deadline will be distributed to the City Council and retained for the official record.

To view video (if available) or listen to the City Council meeting live, go to the City's website www.cityofmerced.gov, Facebook Live, or Comcast Public Access Channel 96.

Los miembros de la audiencia que deseen dirigirse al Ayuntamiento deben completar una tarjeta de orador disponible en el podio en la parte de atrás de la Cámara del Concejo. Envíe la tarjeta completa al secretario de la ciudad antes de que se llame al artículo, preferiblemente antes de que comience la reunión.

El material puede enviarse por correo electrónico a cityclerk@cityofmerced.gov a más tardar a la 1 p.m. del día de la reunión. Especifique qué parte de la agenda está comentando, por ejemplo, el punto # de la audiencia pública, el punto # de consentimiento o los comentarios públicos. El material recibido antes de la fecha límite se enviará al Concejo Municipal y formará parte del registro y se mencionará como parte de la parte de Peticiones y Comunicaciones Escritas de la agenda. Todos los correos electrónicos recibidos antes de la fecha límite de la 1 p.m. se publicarán en el sitio web de la Ciudad en www.cityofmerced.gov/government/city-council/council-meetings. Cualquier correspondencia recibida después de la 1 p.m. se distribuirá al Concejo Municipal y se conservará para el registro oficial.

Para ver el video (si está disponible) o escuchar la reunión del Concejo Municipal en vivo, visite el sitio web de la ciudad www.cityofmerced.gov, Facebook Live o Comcast Public Access Canal 96.

Cov pej xeeem los koom lub rooj sib tham uas xav tawm suab rau lub nroog cov Nom Tswv (City Council) muaj feem los sau ntawv hauv daim ntawv tawm suab nyob ntawm lub sam thiaj hais lus sab xis ntawm Council Chamber. Thov xa daim ntawv tawm suab no rau tus City Clerk ua ntej lub sij hawm rooj sab laj pib.

Cov ntaub ntawv tuaj yeem xa email tau rau ntawm cityclerk@cityofmerced.gov tsis pub dhau li 1 PM rau hnuv lub rooj yuav sib tham. Thov qhia kom meej tias nqe twg ntawd cov txheej txheem koj xav tawm tswv yim rau, piv txwv li, Cov Lus Hais hais rau pej xeeem ntawd yog nqe twg #, Cov Lus Pom Zoo ntawd yog nqe twg #. los yog cov lus tso rau Pej Xeeem tawm tswv yim rau. Cov

ntaub ntawv tau txais ua ntej hnuv kawg yuav xa mus rau cov Nom Tswv City Council thiab yuav yog ib feem ntawm cov ntaub ntawv khaws tseg thiab yuav raug hais raws li ib feem ntawm kev sau ntawv thov tuaj thiab kev sib hais ntawm cov txheej txheem. Txhua qhov email tau txais 1 PM ntawd yuav muab tso rau hauv Lub Nroog qhov website ntawm www.cityofmerced.gov/government/city-council/council-meetings. Txhua tsab ntawv uas tau txais tom qab 1 PM lawm yuav muab xa rau cov Nom Tswv City Council thiab yuav khaws tseg rau hauv cov ntaub ntawv cai.

Yog koj xav saib video (thaum muaj) los sis mloog cov Nom Tswv (City Council) kev sib tham, mus saib hauv City's website www.cityofmerced.gov, Facebook Live, los sis Comcast Public Access Channel 96.

A. CLOSED SESSION ROLL CALL

B. CLOSED SESSION

The legislative body shall provide the public with an opportunity to address the body on any item described in Closed Session [Government Code Section 54954.3(a)].

- B.1.** [25-818](#) **SUBJECT:** CONFERENCE WITH REAL PROPERTY NEGOTIATOR
Property: Tyler Drive, Merced, CA APN 259-130-016; Agency
Negotiators: D. Scott McBride, City Manager, Frank Quintero, Deputy
City Manager, Venus Rodriguez, Finance Officer and Craig J.
Cornwell, City Attorney; Negotiating Party: Tony Slaton Under
Negotiation: Price and Terms of Payment Pursuant to California
Government Code Section 54956.8
- B.2.** [25-820](#) **SUBJECT:** CONFERENCE WITH REAL PROPERTY NEGOTIATORS -
Property: 755 W. 15th Street, Merced, CA APN 031-360-029; Agency
Negotiator: D. Scott McBride, City Manager; Frank Quintero, Deputy
City Manager; Venus Rodriguez, Finance Officer; Craig J. Cornwell,
City Attorney; Negotiating Parties: California High Speed Rail
Authority; Under Negotiation: Appraisal of Property
- B.3.** [25-819](#) **SUBJECT:** CONFERENCE WITH REAL PROPERTY NEGOTIATORS -
Property: 615 W. 15th Street, Merced, CA APN 031-360-060; Agency
Negotiator: D. Scott McBride, City Manager; Frank Quintero, Deputy
City Manager; Venus Rodriguez, Finance Officer; Craig J. Cornwell,
City Attorney; Negotiating Parties: California High Speed Rail
Authority, Under Negotiation: Appraisal of Property Pursuant to
California Government Code Section 54956.8

C. CALL TO ORDER

C.1. Invocation - Monika Grasley, Lifeline Community Development Corp

C.2. Pledge of Allegiance to the Flag

D. ROLL CALL

D.1. In accordance with Government Code 54952.3, it is hereby announced that the City Council sits either simultaneously or serially as the Parking Authority, the Public Financing and Economic Development Authority, and the Successor Agency to the Redevelopment Agency. City Council members receive a monthly stipend of \$500.00 by Charter for sitting as the City Council; and the Mayor receives an additional \$100.00 each month as a part of the adopted budget and Resolution 2024-78. The members of the Parking Authority, the Public Financing and Economic Development Authority, and the Successor Agency to the Redevelopment Agency receive no compensation.

E. REPORT OUT OF CLOSED SESSION

F. WRITTEN PETITIONS AND COMMUNICATIONS

G. PUBLIC COMMENT

Members of the public who wish to speak on any matter not listed on the agenda may speak during this portion of the meeting and will be allotted 3 minutes. The Mayor may propose a further limit to the time available for all speakers at the discretion of the City Council, in order to accommodate as many speakers as possible. State law prohibits the City Council from acting at this meeting on any matter raised during the public comment period. Members of the public who wish to speak on a matter that is listed on the agenda will be called upon to speak during discussion of that item.

H. CONSENT CALENDAR

Adoption of the Consent Calendar may be made by one motion of the City Council, provided that any Council member, individual, or organization may request removal of an item from the Consent Calendar for separate consideration. If a request for removal of an item from the Consent Calendar has been received, the item will be discussed and voted on separately.

H.1. [25-767](#) **SUBJECT: Reading by Title of All Ordinances and Resolutions**

REPORT IN BRIEF

Ordinances and Resolutions which appear on the public agenda shall be determined to have been read by title and a summary title may be read with further reading waived.

RECOMMENDATION

City Council - Adopt a motion waiving the reading of Ordinances and

Resolutions, pursuant to Section 412 of the Merced City Charter.

H.2. [25-788](#)

SUBJECT: Information Only Contracts for the Month of August 2025

REPORT IN BRIEF

Notification of awarded Non-Public Works contracts under \$39,000 and of Public Works contracts under \$87,278.

H.3. [25-794](#)

SUBJECT: Information Only - Traffic Committee Minutes of May 20, 2025

RECOMMENDATION

For information only.

H.4. [25-763](#)

SUBJECT: Approval to Purchase One (1) New Caterpillar Wheel Loader, Compact Construction Equipment, Model 906, and Necessary Attachment Equipment from Holt of California in the Amount of \$163,669.42 as a Shared Vehicle Addition for the Street Maintenance, Trees, and Sweeping Divisions

REPORT IN BRIEF

Considers approving the purchase of one Caterpillar Wheel Loader, Model 906, in the amount of \$163,669.42. Staff has identified the need to add a vehicle, which will assist in the standardization of equipment through the cost savings of a government procurement program (Sourcewell).

RECOMMENDATION

City Council - Adopt a motion:

A. Waiving the City's competitive bidding requirement as permitted by Merced Municipal Code section 3.04.210 and authorizing the purchase to be made with a cooperative purchase agreement through Sourcewell, a government procurement program; and,

B. Approving the purchase of one Caterpillar Wheel Loader Tractor, Model 906, in the amount of \$163,669.42 from Holt of California, through Sourcewell Caterpillar, Inc. contract # 020223-CAT; and,

C. Authorizing the City Manager to execute any necessary documents for the purchase specified above; and,

D. Authorizing the issuance of the Purchase Order and approval of change orders not to exceed 10% of the total purchase price.

H.5. [25-724](#)

SUBJECT: Approval of the Lease Agreement Between the City of Merced and Westamerica Bank for 6,100 Square Feet Located at 1801 M Street Starting at \$1.45 Per Square Foot and Including an Option for a Three (3) Year Extension

REPORT IN BRIEF

Considers a lease agreement between the City of Merced and Westamerica Bank, located at the Merced Center Parking Garage (1801 M Street) for three (3) years and one (1) option for a three (3) year extension.

RECOMMENDATION

City Council - Adopt a motion:

- A. Approving the Lease Agreement between the City of Merced and Westamerica Bank; and,
- B. Authorizing the City Manager to execute the necessary documents.

H.6. [25-790](#)

SUBJECT: Consider the Adoption of a Resolution Approving Final Map #5429 for Yosemite Crossing Phase 3, Subdivision for 3 Lots and 1 Remainder Between G Street and Sandpiper Avenue, and the Approval of the Subdivision Agreement for Yosemite Crossing Phase 3. In Addition, Consider Approving a Public Facilities Impact Fee Credit/Reimbursement Agreement for Off-Site Improvements that go Beyond What is Required for Frontage Improvements

REPORT IN BRIEF

Considers adopting the Final Map #5429 for 3 lots and 1 remainder for the Yosemite Crossing Shopping Center. The subject site is generally located between G Street and Sandpiper Avenue, approximately 900 feet north of East Yosemite Avenue (Assessor's Parcel Number 231-040-045). In addition, consider approving the Subdivision Agreement for the Yosemite Crossing Phase 3 Subdivision and the Public Facilities Impact Fee Credit/Reimbursement Agreement.

RECOMMENDATION

City Council - Adopt a motion:

- A. Approving **Resolution 2025-56**, a Resolution of the City Council of the City of Merced, California, approving the Final Subdivision Map for Yosemite Crossing, Phase 3 Subdivision (#5429); and,

B. Approving the Subdivision Agreement for Yosemite Crossing, Phase 3 Subdivision; and,

C. Approving the Public Facilities Impact Fee Credit/Reimbursement Agreement; and

D. Authorizing the City Manager to execute all necessary documents.

H.7. [25-733](#)

SUBJECT: Approval of the 2026 Cafeteria Plan Renewal Regarding Employees' and Retirees' Health and Welfare Benefits Including Medical, Dental, Vision, Disability, Life and Flexible Spending

REPORT IN BRIEF

Considers approving the renewal of the 2026 Cafeteria Plan regarding employees' and retirees' health and welfare benefits.

RECOMMENDATION

City Council - Adopt a motion:

A. Approving the employees' health and welfare benefits cafeteria plan renewal for calendar year 2026; and,

B. Authorizing the City Manager to execute the necessary documents.

H.8. [25-686](#)

SUBJECT: Approval to Waive the Competitive Bid Process and Enter into a One (1) Year Agreement with Forensics Nurse Specialist of Nor CA (FNSNC), LLC to Provide Specialized SART Exams from August 1, 2025 Through August 1, 2026

REPORT IN BRIEF

Considers waiving the competitive bid Process and entering into a one (1) year agreement with Forensics Nurse Specialist of Nor CA (FNSNC), LLC to provide specialized SART exams from August 1, 2025 through August 1, 2026.

RECOMMENDATION

City Council - Adopt a motion:

A. Waiving the competitive bidding requirements to provide improvement to victims' access and to improve operation efficiency of the Police Department; and,

B. Approving a one-year agreement with Forensics Nurse Specialist of

Nor CA (FNSNC), LLC to provide specialized SART exams; and,

C. Authorizing the City Manager to execute the necessary documents.

H.9. [25-576](#)

SUBJECT: Adoption of a Resolution Accepting \$50,000 in Grant Funds from the California Department of Alcoholic Beverage Control for the Police Department to Conduct Enforcement Operations with the Goal of Reducing Underage Drinking and Other Alcohol Crimes Related to Underage Drinking

REPORT IN BRIEF

Considers approving to accept grant funds from the California Department of Alcoholic Beverage Control offered to the Merced Police Department in the amount of \$50,000 for the Merced Police Department to conduct enforcement operations.

RECOMMENDATION

City Council - Adopt a motion:

A. Adopting **Resolution 2025-55**, a Resolution of the City Council of the City of Merced, California, accepting a grant award from the California Department of Alcoholic Beverage Control Alcohol Policing Program; and,

B. Authorizing the City Manager to execute the necessary documents; and,

C. Authorizing the use of pooled cash until reimbursement from the grant is received.

H.10. [25-238](#)

SUBJECT: Approval of a First Amendment to the Software Licensing Agreement with Sansio HealthEMS for the Integration of Cardiac Monitors, in an Amount not to Exceed \$3,215 (10% Contingency Included) for a Total Contract Amount not to Exceed \$125,357

REPORT IN BRIEF

Considers approving a First Amendment with Sansio Inc. for their HealthEMS Master Software Licensing Agreement in an additional amount not to exceed \$3,215 (10% contingency included) for a total contract amount not to exceed \$125,357.

RECOMMENDATION

City Council - Adopt a motion:

A. Approving a First Amendment to a Software Licensing Agreement with Sansio Inc. for purchase of Sansio's HealthEMS Master Software Licensing Agreement, with four one-year renewals, for a total amount not to exceed \$125,357 over the 5-year period; and,

B. Authorizing the City Manager to execute the necessary documents.

H.11. [25-752](#)

SUBJECT: Approval of Three One-Year Renewal Extensions with TargetSolutions Learning, LLC dba Vector Solutions for a Cloud-Based Training and Operations Management Software System in the Amount of \$50,907.00 Plus a Ten (10%) Contingency for a Total Amount of 55,998.00

REPORT IN BRIEF

Considers approving to waive the competitive bidding requirement pursuant to Merced Municipal Code section 3.04.210 and approving three one-year renewal extensions with TargetSolutions Learning, LLC dba Vector Solutions for a cloud-based training and operations management software system in the amount of \$50,907.00 plus a ten (10%) contingency for a total amount of \$55,998.00.

RECOMMENDATION

City Council - Adopt a motion:

A. Approving to waive the competitive bidding requirements as stated in Section 3.04.210 of the Merced Municipal Code pursuant to annual service or supply agreement and purchases necessary for standardization on particular types of equipment; and,

B. Approving three one-year annual renewal subscriptions with TargetSolutions Learning, LLC dba Vector Solutions (Vector) for \$50,907.00 plus a ten (10%) contingency for a total amount of \$55,998.00; and,

C. Authorizing the City Manager to execute the necessary documents.

H.12. [25-753](#)

SUBJECT: Adoption of Resolutions Approving Standard Assurances Agreement for all California Office of Emergency Services Federal Grant Programs for Fiscal Year 2024 and the Memorandum of Understanding with Merced County for State Homeland Security Grant Programs - Funding for Equipment, Planning, Administration, Training and Exercises for Fiscal Year 2024

REPORT IN BRIEF

Considers adopting the Standard Assurances Agreement for all California Office of Emergency Services (CalOES) Federal Grant Programs for Fiscal Year 2024 and considers approving the Memorandum of Understanding (MOU) with Merced County to accept any future awards of the California State Homeland Security Grant Program funds for equipment, planning, administration, training, and exercises being funded through the County to the City of Merced for Fiscal Year 2024.

RECOMMENDATION

City Council - Adopt a motion:

A. Adopting **Resolution 2025-52**, a Resolution of the City Council of the City of Merced, California, authorizing the City Manager to execute the California Governor's Office of Emergency Services FY2024 Grant Assurances Agreement; and,

B. Adopting **Resolution 2025-53**, a Resolution of the City Council of the City of Merced, California, authorizing the City Manager to execute the Office of Emergency Services State Homeland Security Grant Programs - Equipment, Planning, Administration, Training and Exercises agreement; and,

C. Authorizing the City Manager to execute all documents, including any future amendments.

H.13. [25-739](#)

SUBJECT: Adoption of a Resolution Authorizing Adoption of Caltrans' Local Assistance Procedures Manual Chapter 10 and Approval of Professional Services Agreements with Dokken Engineering (Civil Design and Engineering), North Star Engineering (Civil Design and Engineering), R.E.Y Engineers Inc. (Civil Design and Engineering) to Provide Support Services for the City's Engineering Department in a not Exceed Amount of \$1,000,000 per Agreement, Kleinfelder (Geotechnical Engineering, Construction Observation, Materials Testing, and Traffic Engineering), Crawford & Associates (Geotechnical Engineering, Construction Observation, and Materials Testing), BSK Associates (Geotechnical Engineering, Construction Observation, and Materials Testing), Advanced Mobility Group (Traffic Engineering), Peters Engineering Group (Traffic Engineering) and TJKM Transportation Consultants (Traffic Engineering) to Provide Support Services for the City's Engineering Department in a not Exceed Amount of \$500,000 per Agreement Based on the Consultant Hourly Rates Listed within Exhibit B of Each Respective Agreement for

the Period Ending September 7, 2027

REPORT IN BRIEF

Considers approving multiple Professional Services Agreements for engineering and design services for the City's Capital Improvement Projects, and support of the Engineering Department. The services provided under these agreements will mainly be funded from individual Capital Improvement Project budgets as the projects occur through the contract period ending September 7, 2027, at the hourly rates set forth in Exhibit B of each respective agreement.

RECOMMENDATION

City Council - Adopt a motion:

- A. Adopting **Resolution 2025-54**, a Resolution of the City Council of the City of Merced, California, authorizing the adoption of Caltrans' Local Assistance Procedures Manual Chapter 10; and,
- B. Approving the Professional Services Agreements, for a contract period ending September 7, 2027, with Dokken Engineering (Civil Design and Engineering), North Star Engineering (Civil Design and Engineering), and R.E.Y Engineers Inc. (Civil Design and Engineering) in a Not to Exceed Amount of \$1,000,000 for each agreement; and,
- C. Approving Kleinfelder (Geotechnical Engineering, Construction Observation, Materials Testing, and Traffic Engineering), Crawford & Associates (Geotechnical Engineering, Construction Observation, and Materials Testing), BSK Associates (Geotechnical Engineering, Construction Observation, and Materials Testing), Advanced Mobility Group (Traffic Engineering), Peters Engineering Group (Traffic Engineering) and TJKM Transportation Consultants (Traffic Engineering) in a Not To Exceed Amount of \$500,000 for each agreement to Provide Support Services for the City's Capital Improvement Projects; and,
- D. Authorizing the City Manager to sign the necessary documents.

H.14. [25-628](#)

SUBJECT: Approval of a Project Specific Maintenance Agreement with the State of California for the Gateway Monuments Project, CP230058, to Maintain the Six Monuments Located at SR 59, SR 99, and SR 140

REPORT IN BRIEF

Considers approving the Project Specific Maintenance Agreement with the State of California for the Gateway Monuments Project, CP230058.

RECOMMENDATION

City Council - Adopt a motion:

A. Approving the Project Specific Maintenance Agreement with the State of California for maintenance of the six (6) monuments located on SR 59, SR 99, And SR 140 and within the State Right-of-Way; and,

B. Authorizing the City Manager to execute the necessary documents.

H.15. [25-766](#)

SUBJECT: Approval to Reject All Bids Received for the Re-Bid of Project No. CP220066 CMAQ (059) Traffic Signal Synchronization

REPORT IN BRIEF

Considers approving to reject all bids received for the rebid of CP220066 CMAQ (059) Traffic Signal Synchronization to update traffic signal equipment at 32 intersections and upgrade to traffic cameras at 14 intersections throughout the City due to insufficient project funding, as well as non-responsive or responsible contractor bid packets.

RECOMMENDATION

City Council - Adopt a motion rejecting all bids received for the re-bid of Project No. CP220066 CMAQ (059) Traffic Signal Synchronization due to insufficient funding and direct staff to re-evaluate the project design and re-bid the project.

H.16. [25-720](#)

SUBJECT: Ratification of a Statement of Service with Rolfe Construction, Inc. for \$95,000 for Project CP260041- Water Main Replacement E Street and 11th Street

REPORT IN BRIEF

Considers ratifying an agreement with Rolfe Construction, Inc. for an emergency water main repair on E Street and 11th Street.

RECOMMENDATION

City Council - Adopt a motion:

A. Ratifying the Emergency Declaration due to the water main breaking and needing emergency repair; and,

B. Ratifying a Statement of Services Contract with Rolfe Construction, Inc.

in the amount of \$95,000 for an emergency water main repair; and,

C. Approving a Contingency in the amount for \$30,000 for unforeseen circumstances discovered during the water main repair; and,

D. Authorizing the City Manager to sign necessary documents.

I. PUBLIC HEARINGS

Members of the public who wish to speak on public hearings listed on the agenda will be heard when the Public Hearing is opened, except on Public Hearing items previously heard and closed to public comment. After the public has commented, the item is closed to further public comment and brought to the Council for discussion and action. Further comment will not be received unless requested by the Council.

I.1. [25-793](#)

SUBJECT: Public Hearing - General Plan Amendment #24-03, Zone Change #435, Establishment of Residential Planned Development (RP-D) #83, and Vesting Tentative Subdivision Map #1333, Initiated by Lennar Homes of California, on Behalf of Merced Gateway, LLC, Property Owners. The Subject Site is Located at 3345, 3351, and 3610 E. Gerard Avenue, at the Southwest Corner of Campus Parkway and E. Gerard Avenue. The General Plan Amendment Would Change the General Plan Land Use Designation for Approximately 73.7 Acres from Manufacturing/Industrial (IND) and Business Park (BP) to Approximately 40.25 Acres of Low-Medium Residential (LMD), Approximately 22.65 Acres of High-Medium Density Residential (HMD), and Approximately 9 Acres to Remain Business Park (BP). The Zone Change Would Allow the Establishment of Residential Planned Development (RP-D) #83 to Change the Land Use from Business Park to "Residential" and Establish Development Standards for this Development. The Vesting Tentative Subdivision Map Would Subdivide Approximately 73.7 Acres to into Approximately 570 Residential Lots, Two Open Space/Park Areas Totaling Approximately 3 Acres, and Two Lots Designated Business Park (B-P) Totaling Approximately 9-Acres for Future Development

REPORT IN BRIEF

Staff recommends that this item be continued to the City Council meeting of October 6, 2025, to allow for additional review. The applicant has been notified and concurs. The public hearing will be opened, then continued to the City Council meeting of October 6, 2025.

RECOMMENDATION

The City Council open the public hearing, then adopt a motion to continue this item to the City Council meeting of October 6, 2025, at 6:00 p.m., or soon thereafter, in the City Council of Chambers.

J. ACTION ITEMS

J.1. [25-743](#)

SUBJECT: Approval of New Terms and Replacement of the Previously Approved 3-Year MOU with the Merced County District Attorney's Office to Share the Cost of One (1) Crime Analyst for the Merced County Violence Interruption and Prevention (VIPER) Program

REPORT IN BRIEF

Considers approving new terms and replacing the previously approved 3-year MOU with the Merced County District Attorney's Office to share the cost of One (1) Crime Analyst for the Merced County Violence Interruption and Prevention (VIPER) program.

RECOMMENDATION

City Council - Adopt a motion:

A. Approving new terms and replacing the previously approved Memorandum of Understanding (MOU) with Merced County District Attorney's Office to share the cost of one (1) VIPER Crime Analyst; and,

B. Authorizing the City Manager to execute the necessary documents.

J.2. [25-797](#)

SUBJECT: Review of the Arts and Culture Advisory Commission's Recommended Musical Performers for the City Council Brown Bag Concert Series, with Notification that \$4500 in Funding for Three Performances was Approved During the 2024/25 Fiscal Year and Rolled Over to 2025/26 Fiscal Year and Request for City Council Approval to Allocate \$4,500 from the 2025/26 Budgeted Art Project Funds to Support Three Additional Performances in February, March, and April 2026

REPORT IN BRIEF

Review of the Arts and Culture Advisory Commission's recommended musical performers for the November, December, and January Brown Bag Concert Series, noting that the funding for three performances was rolled over to the 2025/26 fiscal year and request for City Council approval to allocate \$4,500 from the 2025/26 budgeted art project funds to support three additional performances for an extended series in February, March and April 2026.

RECOMMENDATION

City Council - Adopt a motion

A. Approving musical performers for the Brown Bag Concert Series in November, December and January; and,

B. Approving three additional performances for an extended series in February, March, and April 2026; and,

C. Allowing the use of \$4,500 appropriated Art Funding in the City Council Professional Services expense account towards the Brown Bag Concert Series in February, March and April of 2026; and,

D. Authorizing the City Manager to execute the necessary documents.

K. REPORTS

K.1. [25-796](#)

SUBJECT: Review Fiscal Year 2025/2026 Community Funding Requests as Recommended by the City Council Budget Subcommittee

REPORT IN BRIEF

Review fiscal year 2025/2026 Community Funding requests as recommended by the City Council Budget Subcommittee.

RECOMMENDATION

Information Only.

L. BUSINESS

L.1. [25-775](#)

SUBJECT: Request to Add Item to Future Agenda

REPORT IN BRIEF

Provides members of the City Council to request that an item be placed on a future City Council agenda for initial consideration by the City Council.

L.2. [25-779](#)

SUBJECT: City Council Comments

REPORT IN BRIEF

Provides an opportunity for the Mayor and/or Council Member(s) to make a brief announcement on any activity(ies) she/he has attended on behalf of the City and to make a brief announcement on future community events and/or activities. The Brown Act does not allow discussion or action by the

legislative body under this section.

M. ADJOURNMENT