

**REGULAR MEETING AGENDA
LODI IMPROVEMENT COMMITTEE**

June 14, 2011

6:00 P.M.

**CARNEGIE FORUM – COUNCIL CHAMBERS
305 W. PINE STREET
Lodi, California**

For information regarding this Agenda please contact:
JOSEPH WOOD
TELEPHONE: (209) 333-6711

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6:00 p.m. Regular Meeting

Roll Call

**Minutes May 10, 2011 – Regular Meeting
May 14, 2011 – Special Meeting**

Treasurer's Report

Announcements/Presentations

Agenda Items:

- A. Presentation on services provided through Point Break Adolescent Resources – Joel Wurgler, Executive Director
- B. Follow up on Issues from Previous Meetings

Department Reports

- Community Development
- Police Department
- Public Works

Comments by the Public on Non-Agenda Items (5 minute limit per speaker)

Comments from Board members on Non-Agenda Items (5 minute limit per speaker)

New Business

Topics for Upcoming Meetings

Adjournment

Pursuant to Section 54954.2(a) of the Government Code of the State of California, this agenda was posted at least 72 hours in advance of the regularly scheduled meeting (or 24 hours in advance of a special meeting) at a public place freely accessible to the public 24 hours a day.

Joseph Wood
Neighborhood Services Manager

**LODI IMPROVEMENT COMMITTEE
REGULAR MEETING MINUTES**

DRAFT

May 10, 2011

6:00 P.M.
ROLL CALL

BOARD		STAFF
<u>PRESENT</u>	<u>ABSENT</u>	
Robert Takeuchi (Chair)		Joseph Wood, CDD
Tim Litton (Vice Chair)		Araseli del Castillo, CDD
Fran Forkas		
Sunil Yadav		
Lisa Nixon		

MINUTES

April 19, 2011 – Special Meeting

Mr. Forkas stated that his last name in the April 16, 2011 minutes was misspelled numerous times as well as Mr. Yadav’s last name. Mr. Forkas asked that we try to catch that in the future.

LIC Member Forkas motioned to approve the April 19, 2011 minutes. LIC Member Yadav seconded. The motion was approved unanimously.

TREASURER’S REPORT

Beginning balance, as of 3/24/11, was \$607.69

There was one check (#1079) to Sherman Williams drawn on 3/31/11, for the paint supplies for the Main Street Project. A service fee of \$3.00 was assessed on 4/21/11.

Ending balance, as of 4/21/11, was \$407.81.

Mr. Yadav motioned to approve balance as of 4/21/11. Mr. Litton seconded. The motion was approved unanimously.

ANNOUNCEMENTS/PRESENTATIONS

A. LIC Goal Setting Session schedule for May 14th, 9 a.m.

Mr. Wood stated he will provide coffee and danishes/muffins. I will discuss after the meeting regarding the sandwiches for lunch.

Mr. Forkas asked Mr. Wood to surprise the committee with the sandwiches.

Mr. Takeuchi asked who is going to pay for the sandwiches.

Mr. Wood replied in the past it was reimbursed from the Lodi Improvement Committee

AGENDA ITEMS

Mr. Wood stated that from time to time we receive complaints for nuisance properties. Historically we have coordinated activities with the Lodi Police Department to meet with neighbors to discuss various issues on what the Police Dept. can do to address these issues and what the residence themselves can do.

Mr. Wood stated that the City itself has taken legal action against property owners. There is also the ability for the property owners or neighbors to pursue civil actions. There have been instances here in Lodi and recently in Woodbridge.

Mr. Takeuchi wants to confirm there are two vacancies on the Board of Directors for the Lodi Improvement Committee because Mr. Jim Finch has declined his position for the Lodi Improvement Committee.

Mr. Wood replied yes.

A. Neighborhood Nuisance Issues

Mr. Wood provided everyone with some material that is available regarding what to do with a nuisance property. This is general information that we can make available for anyone who wants to pursue this further. The actual filing of a civil law suit against a property is probably the last resort. By opening some dialog with the property and resolve these issues would probably be better. The next best option would probably use a mediator to resolve the issue.

Mr. Takeuchi asked that the City would not take action against nuisance issues.

Mr. Wood replied that the City would not coordinate the civil action that the property owner wishes to pursue. In many cities that adopted the "Safe Streets" program have paid for the licensing to use that material. The City acts as the buffer. They gather the information from the residents that are having the problems and help them develop an approach to addressing the issues. If they need to send a letter out, the City acts as the contact person.

Mr. Wood introduced Woodbridge resident, Karen Soliz, who along with a group of her neighbors, had filed a small claims action against a troublesome neighbor.

Ms. Soliz stated that she moved in her new home November 2008. By December 1, 2008 she wrote the first letter to the owner regarding the nuisance. Ms. Soliz stated garbage was piling against her fence. The grandchildren were breaking up the fence which was their back fence and her side fence.

Ms. Soliz stated that the issue was never addressed so she contacted Bill Hughes from Code Enforcement from the San Joaquin County. Mr. Hughes contacted them numerous times until the property owner was fined for \$150 for not complying. After that things got pretty quiet for a few weeks.

Ms. Soliz stated the condition started to rise again. The late parties all night long were more frequent as spring and summer approached. This escalated, there were more gang members in the back yard every night. They were fighting amongst themselves. This was the breaking point. All the neighbors came to her so she took everyone's testimony and proceeded with the paperwork submittal at Small Claims Court in Lodi. The court held her feet to the fire. Everything had to be perfect.

Finally everyone was finally heard in court. Everyone got judgments. Ms. Herrera (neighbor) kept getting notices in the mail for all the judgments. The pressure really got to her and she finally moved. The home went into foreclosure and purchased by a real estate agent and it was completely renovated and sold to a very nice young couple and they are waiting to move in. It appears that this will have a happy ending.

Mr. Takeuchi asked Ms. Soliz if she is asking the Lodi Improvement Committee to do something in particular. You are just relating to us one of the things that happened.

Ms. Soliz replied no.

Mr. Litton asked how long did this process take from beginning to end.

Ms. Soliz replied about 1 ½ years.

Ms. Nixon stated where she works they go into schools and works with probation. At this time we have gang awareness and sub abuse, anger management classes. Ms. Nixon believes her boss would come and do a presentation at the Lodi Improvement Committee so everyone knows.

Mr. Takeuchi asked what the name of their organization is.

Ms. Nixon replied: Point Break Adolescent Resources from Stockton.

Mr. Yadav asked what would happen if the same situation happened in the City of Lodi.

Mr. Litton asked what the response time when you called the police was.

Ms. Soliz replied there were two Community car officers that patrolled 18 hours a day. They would meet with us routinely.

Mr. Wood replied also that it would be handled the same way.

Mr. Litton asked how long after the process did you find out it was a habitat home.

Ms. Soliz replied one month after I moved there.

Mr. Wood stated that Lynn contacted him regarding a neighboring property which she manages and was having lots of problems with. This neighbor made it very difficult for her tenants.

B. Follow-up on Issues from Previous Meetings

Main Street Project:

Mr. Wood stated that the paint and equipment was purchased and is in storage in the old Public Safety Building. He is still working on getting the Lodi Professional

Firefighter's Association (LPFA) involved with this project. A new target date should be set for this project.

Mr. Wood stated he will draft a letter from the Lodi Improvement Committee and ask to make a presentation or discuss the issue.

Mr. Takeuchi suggests we set a date first, and then ask the Firefighter's to join us on that date.

Mr. Wood suggests June 4th or June 18th as target dates for painting. Mr. Wood is going to send a letter and see what their response is.

Mr. Forkas asked that in the letter Mr. Wood writes, he asks that they reply quickly.

DEPARTMENT REPORTS

A. Community Development

Planning Commission – Past Action

None

Neighborhood Services Division

Mr. Wood stated they received the official word for the Neighborhood Block Grant fund. We will get \$675,786 which is roughly what our revised estimate was. This represents a 16 1/2 % reduction from last year. Second Harvest Food Bank, their allocation was cut in half from last year from \$10,000 to \$5,000.

Building Division

Mr. Wood stated the Costco Center is close to completion. They are looking at opening in June. Shortly after Home Depot should submit plans.

Mr. Wood stated that we would need a couple Costco's & Home Depot to make up for the shortage of sales tax in Lodi with the loss of the car dealerships. Lodi is set back a decade or so.

B. Police Department

- **District/Watch Commander & Community Improvement Unit/Code Enforcement**

Mr. Wood stated he asked information about POP's projects. (Problem Orient Police). This goes into the nuisance properties. I did not hear back from Lt. Patterson so I didn't have that information.

Mr. Takeuchi states he notices Police & Community Improvement are not coming to our meetings. Are they on standby?

Mr. Wood replies no but if an issue arises I will contact them via e-mail to have a response back by the next meeting.

C. Public Works

Mr. Litton made a comment that Public Works is very busy at the Lodi Lake project.

Mr. Litton also mentioned that the hill at the grape bowl is almost gone.

Mr. Wood stated that the preliminary design for the Grape Bowl is being done by three interns from UOP. This was done at not cost to the City of Lodi.

COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS

None

COMMENTS FROM THE BOARD MEMBERS ON NON-AGENDA ITEMS

Ms. Nixon asked what happened to the old DMV building. I noticed it is a thrift store.

Mr. Wood replied a group out of Galt inquired about the building. The owner listened to what they were going to do and approved to let them use this facility at no cost for this organization.

Mr. Yadav asked what is happening with the property on Hale & Cherokee Ln. There is homeless hanging out over there. The hotel/motel owners ask me.

Mr. Wood stated he will check into it.

Ms. Nixon asked if you are familiar with St. Vincent de Paul. This is a second hand place. They need a roof and some repairs done. They said they had until the end of the month to close it down.

Mr. Wood asked where they are located.

Ms. Nixon replied Pleasant & Lodi Ave. They open Wednesdays & Saturdays and they sell a bag of food for a dollar for the lower income families.

Mr. Takeuchi replied it is hard for us the City to get involved in the Catholic Church matters.

Mr. Wood stated it's a stand alone organization but it is something they would probably be eligible for some funding. I will look into that.

NEW BUSINESS

Topics for Upcoming Meetings

A. Looking Ahead

- **Goal Setting Session – May 14th?**
 - Goal Setting Session
- **June 14th**
 - El Concilio/Hispanic Business Committee – CoC/Mexican-American Lions Club
- **July 12th – TBD**

Discussion regarding the Celebration on Central event occurred.

ADJOURNMENT

There being no further business before the Committee, the meeting was adjourned at 7:41 p.m.
Respectfully submitted,
Araseli del Castillo, Recording Secretary

**LODI IMPROVEMENT COMMITTEE
GOAL SETTING MEETING**

DRAFT

May 15, 2011

9:00 A.M.
ROLL CALL

BOARD		STAFF
<u>PRESENT</u>	<u>ABSENT</u>	
Robert Takeuchi (Chair)		Joseph Wood, CDD
Tim Litton (Vice Chair)		Araseli del Castillo, CDD
Fran Forkas		
Sunil Yadav		
Lisa Nixon		

MINUTES

None

TREASURER'S REPORT

None

ANNOUNCEMENTS/PRESENTATIONS

Mr. Wood stated that Temple Baptist each year engages in a project. Last year with a group of about 40 people they cleaned up Main Street. Mr. Wood stated that this year they wanted to do an "Adopt A Block". They didn't have all the resources to do it so they scaled it back to one house. We identified the 400 block of East Pine St. They did a pressure wash on Wednesday and they are painting the house today. They will be doing some clean up and landscaping.

AGENDA ITEMS

A. Goal-Setting Session for 2011/12

Mr. Wood stated in the staff report he listed the three previous years of goals and topics that we had set out.

2008

- Continued improvements of the Eastside much like with what's happening with the Main St. project.
- LIC has a venue for public forums.
- Better coverage from the Lodi News-Sentinel.
- Carnegie Forum a better venue for meetings.
- Coordination of efforts among local non-profits.

2009

- Eastside Summit.
- Affiliation with Keep California Beautiful.
- Lodi Ave. Improvement Project Plan.

- More communication with the public.
- Invite other organizations to participate in meetings.
 - * Loel Center
 - * Community Partnership for Families
 - * El Concilio
 - * Increase participation with other agencies/organizations.
 - * Lodi News Sentinel
 - * LOEL Center
 - * Mexican-American/Other ethnic groups
 - * County Agencies
 - * Youth Commission/LUSD
- * Water Meter Installation
- * Affordable Housing/General Housing Issues
- * Housing Assistance Programs
- * Gangs/Gang Intervention
- * Main Street Project
- * Outreach to LUSD on Quality of Life Issues

Mr. Wood stated that as the administrator of the Block Grant Program there are minimum requirements as far as public outreach as far as identifying road blocks or things that prohibit us to provide decent affordable housing in the community. Mr. Wood stated he would like to be more proactive. I would like to use the Lodi Improvement Committee as a public forum for getting input from the public as far as housing needs in this community.

Mr. Yadav would like to see Cherokee Ln. cleaned up. Mr. Yadav states he walks every morning and notices issues with some business/lots. Cherokee lane is the prime exit from Hwy 99 and I think people are discouraged coming to Lodi because of the way Cherokee Ln. looks. I suggest we put Cherokee Ln. on our goal setting for this year because I have suggested clean up to every meeting I have attended and no one has paid attention to it.

Mr. Wood states a punch list should be created and uses that as a guide to have the City look closely at this if they are funding opportunities that open up through Block Grants, Measure K and various other funding sources.

Mr. Takeuchi suggested to Mr. Yadav to give a presentation to this committee with his concerns. He stated to bring pictures of the sidewalks that need work. You may qualify for a block grant to get some work done.

Mr. Yadav stated he will have hotel owners come and voice their concerns.

Mr. Wood stated he will help Mr. Yadav put together materials and help you make a power point for a presentation.

Mr. Takeuchi stated that we should make Lodi into an International Center. I like the idea of establishing a Japan Town as a historic preservation type things and developing Mexican/American and German town. I think we should get other ethnicity involved. I plan to continue to work on this because I think it's worth doing.

Main Street Project

Mr. Wood stated that the fence is done.

Affiliation with Keep California Beautiful

Mr. Wood stated that Keep California Beautiful is partnering with the McDonalds Corporation and franchises throughout California in a new program/activity. Following the trend of flash mobs, where people within a community or area follow Twitter instructions to meet at a specific time and place to engage in a predetermined activity, Keep California Beautiful would coordinate flash mob cleanups based from neighborhood McDonald's restaurants to go out and clean up a nearby area or location. The trash gathered would be brought back to the McDonalds restaurant and disposed of in their dumpsters.

Mr. Wood asks if there is someone from the committee that can help with California Beautiful it would be of assistance to try to coordinate things.

Mr. Takeuchi asked if there is anyone from our committee to be our liaison to that area of endeavor.

Mr. Litton responded he would like to do a little more research as he does not know anything about Keep California Beautiful.

Ms. Nixon also responded that she would like to do more research.

Celebration on Central

Mr. Wood stated that in working with Community Partnership for Families. My general question is what do think our over all goal is or our overall accomplishment at this events?

Mr. Takeuchi replied would something for that area and some improvement in their life style whether it means cleaning up or taking care of their kids.

Mr. Wood stated that Celebration on Central is very successful. It pulls several hundreds into a small are where you got their attention. I think it is a prime opportunity to find out from them as to what they feel they need in their community.

Membership

Mr. Wood stated that there are two vacant positions. They opened the application period to anyone and there was no response or applicants. Mr. Wood asked if it's something to consider going down to a five member.

Ms. Nixon asked if you have to live in the City of Lodi to be a member.

Mr. Wood replied yes. You have live, work for the City of Lodi and are a registered voter for San Joaquin County.

Ms. Nixon stated she has a co-worker who is a counselor who would be interested but lives in Stockton.

Mr. Takeuchi asked Ms. Nixon what exactly she does in her line of work.

Ms. Nixon replied she is a substance abuse anger management for teens. It is a non profit and when ever you want me to talk about that just let me know.

Mr. Takeuchi asked if she was with the County.

Ms. Nixon replied no. It is a non-profit organization. Daniel Torres is my boss for Point Break. We work with local schools, courts, probation and community agencies to help teenagers developed coping skills and access resources to overcome risking behaviors.

Mr. Wood stated that Lodi Unified may be eligible for Block Grant funds and once approved they can use those funds to help services.

Beautification Projects

Mr. Wood stated if we can drive around town and make a list of projects or potential activities ahead of time that would be a great to help have to give to any organization who wants to do something.

Community Improvement Award

Mr. Wood stated that a while back we implemented a Community Improvement Award for a way for this committee to give recognition to property owners/businesses for improvements that really make a drastic improvement to a neighborhood or area. It was originally thought of doing this once a month and we would take this to the City Council. There was an actual proclamation. We would have a yard sign put up. Mr. Wood suggests doing this once a year, doing it as an annual event.

Mr. Litton replied he likes the idea because this is going to bring pride of ownership and it will be some publicity if we can get the newspaper to do an article on it. Mr. Litton's concern is what if nobody from the public nominates a property.

Mr. Wood stated the committee members can go out and nominate someone.

Mr. Litton stated even an organization can nominate themselves for work done as a whole.

Mr. Wood stated then we need to decide when would be a good time to do this. We will revise the current Community Improvement Program. This does not require the City Manager to sign off because this is something the Community Development Dept. and the Improvement Committee started.

A. Follow-up on Issues from Previous Meetings

Mr. Yadav asked Mr. Wood if he found anything out on the Oasis Motel.

Mr. Wood replied no. They were approved by the Planning Commission for the new Mini-Mart. That is one of the reasons they put up a chain link fence. I do not know if plans have been submitted.

DEPARTMENT REPORTS

A. Community Development

Planning Commission – Past Action

None

Neighborhood Services Division

Building Division

None

B. Police Department

- **District/Watch Commander & Community Improvement Unit/Code Enforcement**

None

C. Public Works

None

COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS

None

COMMENTS FROM THE BOARD MEMBERS ON NON-AGENDA ITEMS

Ms. Nixon asked if we are doing anything for the homeless. What's the latest on that?

Mr. Wood replied that "Hand Up" helps the homeless. By the end of the month the final numbers that we took back in February. The issue back along Hwy 99 behind the residential development was owned by Arnez Development. They did not take care of it. One of the residents in that area finally got Arnez Development to sell them the land. They are going to fence it off and clean it up.

Ms. Nixon asked if Mr. Wood is interested in asking Hand Up to do a presentation or going to one of their presentations.

Mr. Wood replied it is chaired by Kathy Grant. I will let her know and get you a schedule of when the meetings are.

Mr. Litton suggested having Point Break do a presentation here and invite Hand Up.

Mr. Wood replied that is a good idea.

Lodi Improvement Committee
Goal Setting Session Meeting Minutes
Saturday, May 15, 2011
Page 6 of 6
NEW BUSINESS
None

DRAFT

ADJOURNMENT

There being no further business before the Committee, the meeting was adjourned at 11:02 a.m.
Respectfully submitted,
Araseli del Castillo, Recording Secretary



MEMORANDUM, City of Lodi, Community Development Department

To: Lodi Improvement Committee
From: Joseph Wood, Neighborhood Services Manager
Date: June 10, 2011
Subject: Staff Report for Regular Meeting of June 14, 2011

I. Treasurer's Report

Beginning balance, as of 4/22/11, was \$407.81.

There was one check (#1080) to the Butcher Shoppe for \$73.23, drawn on 5/14/11, for the goal-setting session lunch. A Service Fee of \$3.00 was assessed on 5/20/11. Ending balance, as of 5/20/11, was \$331.58.

II. Announcements/Presentations

A. LIC Vacancies

There are still two vacant positions on the Lodi Improvement Committee. The application period is open until July 5th. Please direct anyone that may be interested to fill out and application at the City Clerk's Office.

III. Agenda Items:

A. Presentation on Services Provided Through Point Break Adolescent Resources

LIC Member Lisa Nixon had mentioned that the counseling agency that she works for was interested in making a presentation to the LIC. She put me in touch with Joel Wurgler, Executive Director of Point Break Adolescent Resources, who will be making the presentation. Mr. Wurgler will provide an overview of his agency, the services they provide, and the collaborative agencies with whom they work, as well as what they have found to be the expressed needs in our county regarding high risk adolescence. He may also bring Daniel Torres, his assistant director who has worked in the area of youth prevention/intervention services for over 30 years in San Joaquin County. Mr. Torres grew up in San Joaquin County and has an incredible perspective.

B. Follow up on Issues from Previous Meetings

Main Street Project

Target date set for June 18, 2011. The paint and equipment is in storage in the old Public Safety Building. The Lodi Professional Firefighter's Association (LPFA) has signed on to help with this project. The exact number of volunteers is unknown at this point.

The plan is to start early and hopefully be done by mid afternoon. The LPFA have agreed to have their BBQ rig available at the site and I will provide a bbq lunch for all involved.

Lodi Fire will also assist with the wash-down of the building on Friday, June 17th. Public Works will provide sandbags to prevent runoff into the storm drains and a Vacuum truck to suck up any water once it is washed down. An on-duty crew from Lodi Fire Department will conduct hose drills at the site on Friday and wash the building down.

IV. Department Reports

A. Community Development Department

- **Planning Commission**
- **Neighborhood Services Division**
- **Building Division**

B. Police Department

- **District/Watch Commander**
 - **736 S. Cherokee Lane – Oasis Motel – I confirmed with LPD that there have been no calls for services or any issues at this address.**
- **Community Improvement Unit/Code Enforcement**
 - **736 S. Cherokee Lane – Oasis Motel – I also confirmed with Community Improvement-Code Enforcement that they do not have an active case at this address.**

C. Public Works

V. New Business

A. Looking Ahead

- **July 12th**
 - *El Consilio/Hispanic Business Committee -CoC/Mex-Amer Lions Club*
 - *National Night Out*
- **August 9th**