

**REGULAR MEETING AGENDA  
LODI IMPROVEMENT COMMITTEE**

**November 10, 2009**

**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            October 13, 2009 – Regular Meeting**

**Treasurer's Report**

**Announcements/Presentations**

**Agenda Items:**

A. Review/Follow up on Action From Previous Meetings

**Department Reports**

- Community Development
  - Planning Commission
  - Neighborhood Services Division
- Police Department
  - District/Watch Commander
  - Community Improvement/Code Enforcement
- Public Works

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

**Comments from Boardmembers 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 scheduled meeting at a public place freely accessible to the public 24 hours a day.

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JOSEPH WOOD  
NEIGHBORHOOD SERVICES MANAGER

**LODI IMPROVEMENT COMMITTEE  
REGULAR MEETING MINUTES**

October 13, 2009

6:00 P.M.

ROLL CALL

<b>BOARD</b>		<b>STAFF</b>
<u>PRESENT</u>	<u>ABSENT</u>	
Robert Takeuchi (Chair)	<u>Fran Forkas</u>	Joseph Wood, CDD
Stephen Jarrett (Vice-Chair)	Sunil Yadav	Araseli del Castillo, CDD
Rosie Ortiz (Treasurer)		
Eileen St. Yves		
Reyes Jaramillo		
Tim Mustin		

**MINUTES**

September 8, 2009 – Regular Meeting

Mr. Jarrett motioned to approve, Mrs. Ortiz seconded. Approved unanimously.

**TREASURER’S REPORT**

Ending balance is \$730.13

Mr. Mustin motioned to approve, Mr. Jaramillo second it. Approved unanimously.

**ANNOUNCEMENTS/PRESENTATIONS**

Mr. Wood spoke about the volunteer clean-up events. The City was approached by a few church groups from within the Community as they have in the past during the “40 Days of Community” doing alley clean-up, volunteer projects and other various types of projects. This Sunday, October 18, 2009, Bethel Open Bible Church will be doing their clean-up from 9:30 a.m. – 12 p.m. They have about 14-15 volunteers. Mr. Wood stated that after the storm coming up he can note specifically on a map what tasks need to be done whether it is cleaning up debris or cutting back limbs or various issues.

Mr. Jaramillo stated he attended the Coastal Clean-Up on the 19<sup>th</sup>. There were a lot of people who attended and it was very organized.

Mr. Wood stated that the following weekend on October 24<sup>th</sup> Temple Baptist is interested in a Community Clean-Up. Also Hand-Up with Kathy Grant is also looking at doing a clean up at the homeless encampment underneath by Highway 99.

Mr. Wood spoke about the Downtown Summit that will be happening this Friday at Hutchins Street Square from 7 a.m. to 11 a.m. This will be intended to look at what’s happened with Downtown from when it was revitalized twelve years ago. They will be looking back and where they need to look forward in the future.

Lodi Improvement Committee

Meeting Minutes

Tuesday, October 13, 2009

Page 2 of 8

A Public member asked if the general public is invited or is it invitation only.

Mr. Wood replied he believes it is a public event.

Mr. Takeuchi asked if Mr. Wood can explain what the Downtown Summit is about.

Mr. Wood replied when the downtown revitalization was started 14-15 years ago. Michael Freedman was the Architect for the renovation of the revitalization of Downtown Lodi. The idea is to bring him back because he is known for doing this type of design and planning across the United States. The idea is to evaluate what has been done so far and seek input from him and the Community as far as where we should be looking to go in the future.

Mr. Takeuchi wants the record to show Eileen St. Yves is now seated at the dais as a member of the Board of Directors for the Lodi Improvement Committee.

Mr. Jarrett stated he has two different thoughts regarding the Downtown Summit. My first thought is the appropriateness of a Downtown Summit at this time. The spending of \$7,000 to bring everyone together to basically say what a good job we did in the past and what a great thing it will be in the future. I say this because economics that allows us to talk about the future. There have been no provisions in the past for the second phase. There is no provision now for the second phase. I don't know why we are doing it. Number Two, the Downtown Business Partners has barely survived as a functional organization. They are the guiding force for downtown. The downtown in Lodi is very dirty in my opinion and I think we should use the \$7,000 to pressure wash the downtown. We tried to do that as volunteers 4-5 years ago and we were told we could not. Mr. Jarrett stated that if we are going to go as the Improvement Committee I would like to know what the City is going to do as the City to help the Downtown get improved.

Mrs. St. Yves mentioned that she was all the meetings that lead up to the Downtown. These were not all Mr. Freedman's ideas. Mrs. St. Yves would like to know what is the plan and what do we hope to see out of it.

Mr. Wood spoke about late developing issues. Christine Flowers with Keep California Beautiful has the opportunity to apply for a grant with the Anheuser Busch Company. They are looking at providing \$10,000 to the communities of the Central Valley in regards to community clean-up or other types of activities or materials. Specifically what her application is for would benefit the City of Lodi and the City of Riverbank. These are the two cities that have been the most active with her organization over the past several years. This would be to acquire a trailer equipped with equipment for the City of Lodi and the City of Riverbank to share when engaging in Community clean-up and activities. This is something we should know in the next couple months how successful she is with that.

Mr. Wood stated we have three Leadership Lodi members for the class of 2009/10. The Leadership Lodi is an effort through the Chamber of Commerce to get leaders from the local business community and various organizations and agencies.

Lodi Improvement Committee

Meeting Minutes

Tuesday, October 13, 2009

Page 3 of 8

Mr. Wood stated if you are speaking on any of these items we ask that you come to the podium so our Secretary can get your statements on the recorder.

## **AGENDA ITEMS**

### **A. Community Forum with Agencies and Organizations that Serve and/or Represent the Hispanic Community**

Mr. Wood mentioned that the Improvement Committee each year goes through a Goal Session to look at what they have done in the past, in the previous year and what is set for the coming year. This Committee is focused on engaging in public forums to provide information to the public and also to get information back from the public on various issues. The most success meeting we have had this year was the gang forum. Tonight's forum came from those goal-setting sessions and the desire for the LIC to learn more about the agencies and organizations that serve this community. More specifically, this evening, we will be looking at agencies and organizations that serve the Hispanic community.

Mr. Wood introduced Hilda Bohacek from Community Partnership for Families.

Mrs. Bohacek, Site Director from Community Partnership for Families. We are located at 631 E. Oak St. at the CHDC building. We share a space with them. One of the partnerships goals is to assist families to become self sufficient. We are experiencing challenging times right now, not only with low income but with medium income are coming to us for support. We provide for them resources within the community that we have established a relationship with that could assist them through their challenging times. If someone visits our center we provide them with a welcome form which is an assessment of the families needs. For example, income is the PG&E going to be cut off, etc. We find out who are the key players that could assist these families, for example like HSH, PG&E, Woman's Center and The Child Abuse Prevention Center. We help them put together a plan. We would like Lodi reach out more for the Hispanic community. The greatest need is to recognize there is a need. I appreciate you having a concern for the Hispanic community as I do to.

Mr. Takeuchi asked how much of this is money based and how much this is government subsidies are relevant to what you do?

Mrs. Bohacek replied they are very relevant. When people come in they are not only come in for financial support but they want stability. In terms from different resources from the Federal government, I couldn't put a number on that but we do provide them with that information.

Mr. Takeuchi asked to what extent does the education system and the schools help in what you are doing?

Lodi Improvement Committee

Meeting Minutes

Tuesday, October 13, 2009

Page 4 of 8

Mrs. Bohacek replied they are very supportive. I am currently working with Joe Serna, Needham, Lawrence and Heritage School. I am working with the Principals to provide these kids with additional services. CHDC has provided us with a bus. We are providing Joe Serna computers two times a month for the kids to utilize computers that are available on the bus.

Mrs. Jaramillo asked what would be required to get started as a volunteer? What kind of education would be required?

Mrs. Bohacek replied to contact me and we would hook you up with a family.

Mr. Jaramillo as what phone number can we contact you at?

Mrs. Bohacek replied 209-483-1842

Mrs. Ortiz asked for the address of the facility?

Mrs. Bohacek replied 631 E. Oak St.

Mrs. Ortiz asked what immigration has to do with this?

Mrs. Bohacek replied that a lot of families come to us with questions and in fear that they will be reported to immigration and be deported. Mrs. Bohacek also mentioned they provide free tax service for income earning \$30,000 or less. That has saved Lodi residents a lot of money.

Mrs. St. Yves asked if they have a mentoring program?

Mrs. Bohacek replied yes, they do have a small group.

Mr. Wood introduced Maria Rosado.

Maria Rosado spoke about Hispanic Business Committee. Danielle Mesa is the Chair of the committee. I am the Co-chair. We are working at getting Hispanic business committee, to participate, to collaborate and to be more visible within the City of Lodi. We are having a very, very, very difficult time. We have made it our goal this year and next year is to get businesses in Lodi involved. We feel they should participate because a lot happens within the City that will affect their business. I don't they realize how much their business will improve if they attended a meeting here and there. We hosted workshops and invited everybody and did not get many Hispanic businesses to participate.

Mr. Takeuchi asked how many active members do you have involved in your group?

Mrs. Rosado replied about 12.

Mr. Takeuchi asked if you have these meeting in Spanish?

Mrs. Rosado replied no. We can't assume meeting and information in Spanish. We need to find out if we need to do this as a bilingual gathering. We need to ask.

Mr. Takeuchi stated he was impressed that the Lodi Chamber of Commerce has a Hispanic element.

Mr. Jaramillo asked why he would want to attend one of your meetings if I don't understand English?

Mrs. Rosado replied that is the exact question why we asked at our last meeting and the meeting prior. We just became the new committee leaders in September. That is what we are looking at. Why a business would want to attend the committee, what is in it for them and are they not coming because they don't speak English.

Mr. Jaramillo stated that both his parents own businesses and they lack the English language. My suggestion would be to get education to them.

Mr. Takeuchi asked if you were attract more members to your group would you change your programming and if so in what direction would you change it to?

Mrs. Rosado replied they do not want to be a separate entity within the chamber. We want to be part of the chamber.

Mr. Takeuchi replied then you would probably have to do it in English.

Mrs. Rosado replied probably bilingual but again that is a question that is not answered. Is that the problem or are we not offering what they need.

Mrs. Rosado stated the other business she is representing is California Human Development. We have been around over 40 years. We have covered San Joaquin County 28 years. We have many, many programs. We are State, Federal, County funded and donations. Our largest program is Work Force Investment Act. It's the WIA 167 – a special program for farm workers. It is to provide employment and training for farmer workers, also job placement. For the past 8-9 years we have partnered with San Joaquin County Work Net. We run a workman center. It is open to everybody.

Mr. Jaramillo asked for a phone number?

Mrs. Rosado replied 331-2081

### **Committee Membership**

## **DEPARTMENT REPORTS**

### **A. Community Development**

#### **\* Planning Commission**

None

#### **\* Planning Commission – Past Action**

None

#### **\* Neighborhood Services Division**

Mr. Wood stated that sometime between now to the end of the year there will be a very interesting Council meeting. The fact that the Vending Ordinance is considering a revision to place a cap on the number of lunch wagons in the community. We would need to get the word out to the vendors and their representatives. Mr. Wood stated if there is going to be a change they do it before the next cycle. As we are approaching the application period we need to know how we are going to cut people off whether it's going to be first come, first serve basis.

Mr. Jarrett asked if you have heard from Mr. Bartlam regarding bring the General Plan to this committee?

Mr. Wood replied no I have not.

Mr. Jarrett stated he told him he was going to.

Mr. Wood stated he will check with him.

Mr. Takeuchi mentioned obviously we are not in the rounds.

### **A. Police Department**

#### **\* District/Watch Commander Community Improvement/Code Enforcement**

Mr. Jarrett asked he would like to know what we have done to anger the Police Dept.?

Mr. Wood replied with the loss of several Lieutenants to retirement, they are stretched very thin. I have had ongoing contact with a couple and they apologize for not attending. Jamie advised there were couple issues she had to attend to. It is not their desire not to be here it's just their schedule has been conflicting.

Mr. Jarrett replied that is unacceptable in his mind.

Mrs. St. Yves asked Mr. Wood if he knew anything about the signage? I drove around with her and I can't do much if I can't get a hold of her or a response.

Mr. Jarrett stated we have not had the Watch Commander for 4 months at this committee and now the enforcement person has not been here for 2 months. Not acceptable in my mind. Mr. Jarrett would like to lodge a complaint to the City Manager.

Mr. Jarrett would like to put it on the agenda

Mr. Jarrett would like to put it on the agenda for the next meeting.

Mrs. St. Yves stated if they can provide some sort of letter for us to look at in case they cannot attend.

**B. Public Works**

None

**COMMENTS FROM THE PUBLIC ON NON-AGENDA ITEMS (5 minute limit per speaker)**

None

**COMMENTS FROM BOARD MEMBERS on Non-Agenda Items (5 minute limit per speaker)**

Mr. St. Yves stated there were not many people at the Shirtsleeve session when they were discussing the residential meter water and wastewater rates.

Mr. Wood stated that the Community Development Department could be losing one more position simply because of revenues.

Mr. Jarrett asked what one more position?

Mr. Wood replied Permit Tech. Permit Tech is who takes in permits.

Mr. Jarrett replied you might as well close the doors.

Mr. Wood asked regarding the water meter issues as far as community information that wasn't already provided at the council meeting.

Mr. Takeuchi replied that even if information is not provided it seems to me we could be a very good forum for the public.

Mr. Jaramillo would like to thank Doug Chaney for the Coastal Clean-up. Mr. Jaramillo stated he is still available to offer his truck to other contractors. Mr. Jaramillo would like to start looking and generating other means of clean-ups other than the ones that are being done right now.

Mr. Takeuchi wanted to remind everyone that Mr. Jaramillo is our person for clean-ups. You are responsible mainly because of your volunteering for all these things you are doing and thank you very much for that. We asked and you agreed that you be involved in the clean-ups.

Mr. Jaramillo would like to get more ideas on clean-ups because he would like to get more started. He would like to get schools involved, contractors.

### **NEW BUSINESS**

#### **A. Topics for Upcoming meetings**

Mr. Wood would like to have another Hispanic/Pakistani meeting

### **ADJOURNMENT**

There being no further business before the Committee, it was, on motion duly made by Mr. Takeuchi adjourned at 7:44 p.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:** November 6, 2009  
**Subject:** Staff Report for Regular Meeting of November 10, 2009

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**I. Announcements/Presentations**

**II. Agenda Items:**

**A. Review/Follow up on Action From Previous Meetings**

We are just past the mid-point in time between annual goal-setting sessions, and I wanted to review the status of what was discussed and decided at the April 2009 meeting.

**Affiliation with Keep California Beautiful**

In the past 6 months, Committee member Tim Mustin has looked into the issues of pursuing Local Affiliate status. At this point, we have not identified any additional funding sources to offset the cost of applying for and maintaining Local Affiliate status. We are however receiving benefit of our current status with KCB as was reported at the last meeting Executive Director Christine Flowers has submitted a grant application to Anheiser Busch for a Community Cleanup trailer that would be shared between the City of Lodi and the City of Riverbank.

**Additional Topics for 2009/10**

Lodi Avenue Improvement Project. Public Works Director Wally Sandelin has agreed to make a presentation at the January LIC meeting to provide an update on the Lodi Avenue Improvement Project, as well as the Infrastructure Replacement, the Water Meter Replacement and the Alley Drainage Improvement Projects.

Communication with the public. This has been a longstanding issue. How do we best communicate with the public? Our paid meeting advertisements in the Lodi News-Sentinel did not seem to generate any more response than the free public meeting announcements that are run each week. The paid advertisements have had to be discontinued due to budget constraints. Attendance at public meetings is an issue for all committees, commissions and the City Council. Maybe further discussion with the publishers of the News-Sentinel would be warranted.

Meeting with local agencies and organizations. We have subsequently met with the Community Partnership for Families, a representative from both the Hispanic Business Committee and the local California Human Development Corporation.

We've extended invitations to the Council for Spanish Speaking to no avail. We are planning on inviting members of the local Mosque and Pakistani community and still have organizations such as the LOEL Center and the Lodi Community Center to consider.

### **Affordable Housing**

Tienda Drive Senior Housing Project. We continue to work with Eden Housing on the development of 80 units of affordable housing for seniors.

Neighborhood Stabilization Program (NSP). Our NSP Developer has acquired a vacant, foreclosed property at 502 E. Oak. The existing, dilapidated, 3-unit structure will be demolished, the lot will be split and two new single-family dwellings will be built.

500 E. Oak Street Housing Project. Directly adjacent to the NSP development site, we have provided HOME Program funding to our NSP Developer to acquire this vacant parcel (two-parcels actually) in order to construct an additional two new single-family dwellings. The combination of the two projects will result in the addition of four new affordable housing units and will provide a dramatic improvement to that neighborhood.

### **Celebration on Central**

The last scheduled event was cancelled. Every indication I have so far is that this event may be dormant, but I am inquiring with Ms. Bohacek at the Community Partnership to see what she knows. Would the Improvement Committee consider co-sponsoring/organizing this event?

### **Historic Preservation/Bungalow Tour**

In the next two years, the Community Development Department is likely to conduct a housing condition survey to document its efforts at improving housing conditions and to identify future areas and housing types for targeting code enforcement, housing rehabilitation assistance, and neighborhood improvement efforts. During this survey, we could better document the inventory of classic Craftsman/Bungalow homes within the Eastside, which would be the first step toward planning a preservation effort.

### **Committee Membership**

Since this issue was brought up at the last goal-setting session, the LIC has started the process of transitioning from a 9-member to a 7-member body.

### **City Staff Attendance at Monthly Meetings**

This is a more recent issue that was brought up at the last LIC meeting. At that meeting it was noted that it had been 4 months since a Lieutenant/Watch Commander had attended an LIC meeting, and 2 months since a LPD-Community Improvement representative had been present. I am aware that Lt. Price has transitioned into a new assignment and Lt. Carillo was to replace him at the LIC meetings. I've been sure to copy him on the meeting announcements, but with the reduced number of Lieutenants within the department, scheduling may be an issue. Such was the case with the Community Improvement supervisor at the last meeting, as she had a scheduling conflict and could not attend.

Understanding that their presence has been beneficial at most meetings and sorely missed as of late, I have contacted Lt. Carillo and have asked that he confirm whether he will be in attendance and if not, whether he can assign a delegate to attend. Should this continue to be an issue at this next meeting or any future meetings, I would suggest that we direct something to Chief David Main before contacting the City Manager.

### **III. Department Reports**

#### **A. Community Development Department**

##### **Planning Commission**

- None

##### **Neighborhood Services Division**

###### Vending Ordinance

The City Council will be considering a revision of the current Vending Ordinance at the November 18<sup>th</sup> meeting, in order to cap the number of permits to lunch wagons.

#### **B. Police Department**

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

#### **C. Public Works**

### **IV. New Business**

#### **A. Looking Ahead**

- **December 8<sup>th</sup>**
- **January 12<sup>th</sup> – Public Works Projects**
- **February 9<sup>th</sup>**
- **March 9<sup>th</sup>**
- **April 13<sup>th</sup> – Election of Officers**
- **April 17<sup>th</sup> or 24<sup>th</sup> – Special Goal-Setting Session**
- **May 11<sup>th</sup>**
- **June 8<sup>th</sup>**