

MINUTES CITY COUNCIL/SUCCESSOR AGENCY/PUBLIC FINANCE AUTHORITY MEETING AGENDA October 16, 2025

1. CALL TO ORDER 6:02 PM

Council Members Present: Vosburg, Horn, Ramirez, Schindler

Others Present: City Manager Sean Brewer, City Attorney Mario Zamora, Assistant City Manager Jesse Barron, Chief of Police Jose Garza, Financial Services Director Mai Vang, City Treasurer Dawn Kahikina, Fire Chief Greg DuPuis, Administrative Analyst Mercedes Garcia and City Clerk Shannon Jensen

Council Members Absent: Hedgecock

Others Absent: None

Changes to the Agenda: City Manager Sean Brewer announced the following Changes to the Agenda:
None

*Motion by Horn, Second by Schindler to Approve the Agenda for the meeting of October 16, 2025. Motion **Approved** by 4/0 Roll-Call Majority Vote. (Hedgecock – Absent)*

2. AWARDS, PRESENTATIONS, APPOINTMENTS AND PROCLAMATIONS

1. City Department Updates

City Manager Sean Brewer introduced Jesse Barron as the City's new Assistant City Manager and Jessenia Medina the new Public Outreach Coordinator.

Fire Chief Greg DuPuis provided a brief update for the Fire Department.

Police Commander Sean Young provided a brief update on the Police Department.

Financial Services Director Mai Vang provided a brief update on the Finance Department.

2. Presentation of the Fiscal Year 2023-2024 Audited Financial Statements by City Auditor

City Auditor Ryan Jolley presented the Fiscal Year 2023-2024 Audited Financial Statements.

3. Presentation by Helping Hands Club, Cambridge High School

Alt. Ed. Cambridge High School Principal Claudia Vosburg introduced their new student leadership and service initiative, the Helping Hands Club. The club focuses on improving engagement, behavior, attendance, and graduation outcomes. Principal Vosburg, School Social Worker Marie Montemayor, and student officers provided an overview of the club's mission, values, and volunteer efforts. The group expressed interest in partnering with the City and community organizations for volunteer opportunities.

3. CITIZEN COMMENTS

The following individual(s) spoke under Citizen Comments:

Katie with the Coalinga Women's Club announced that they will be hosting the First Responder Dinner at 6:00pm on Thursday, October 23, 2025 at Zenith Hall located at 145 W. Cedar Avenue. Tickets are on sale now for \$10 and seating is limited.

Scott Netherton with the Coalinga Chamber of Commerce announced the following upcoming events:

Saturday, October 25th - CoalingaFest
Saturday, November 8th - Annual Friends & Fine Wine Walk
Saturday, November 29th – Annual Holiday Boutique
Saturday, December 6th – Annual Christmas Parade

The following individual(s) submitted written comment(s):

Edward Post

Lauren Wolfer, Outreach and Advocacy Director for Cookalliance.org

4. PUBLIC HEARINGS

1. Annual Natural Gas Report and Consideration and Approval of Resolution No. 4293 Approving the Recommendation to Increase Rates 20 Percent
Dan Bergmann, IGS

Dan Bergmann of IGServices presented the Annual Natural Gas Report.

*Motion by Schindler, Second by Horn to Adopt Resolution No. 4293 Approving a 10% Amended Rate Increase. **Failed** by 2/2 Roll-Call Vote. (Hedgecock – Absent)*

*Motion by Vosburg, Second by Ramirez to Adopt Resolution No. 4293 Approving a 5% Amended Rate Increase and Authorizing the use of \$200,000 from the Reserve Fund to be used for the replacement of Two Anode Beds. **Approved** by 4/0 Roll-Call Vote. (Hedgecock – Absent)*

5. CONSENT CALENDAR

1. Approve MINUTES – September 18, 2025
2. Check Register: 8/01/2025 – 8/31/2025
3. Strategic Plan Implantation – Envision Coalinga Project List Monthly Update (August 2025)

*Mayor Vosburg **Pulled** Item No. 5.3 for discussion.*

City Manager Sean Brewer provided updates on the Ramsey Splash Pad, Animal Shelter, and Food Court projects.

4. Waive Second Reading of Ordinance No. 874 Amending the Planning and Zoning Code to Implement Four (4) 6th Cycle Housing Element Programs
5. Authorize City Manager to Approve Engagement Letter received from Bryant L. Jolley, CPA for Auditing Services for Fiscal Year 2024/2025
6. Adopt Resolution No. 4291 Approving Budget Adjustment No. 26-004 for FY 2023/2024 Audit Services
7. Approval of MOU between the Fresno County Sheriff's Office and the Coalinga Police Department for Assistance with Dispatch Services
8. Approve Annual Renewal of Dispatch Services and Incident Response Software
9. Authorization to Surplus Police Equipment and Vehicles

*Councilman Schindler **Pulled** Item No. 5.9 for discussion.*

Chief of Police Jose Garza provided a brief overview of the item.

Councilman Schindler discussed alternatives to salvaging the vehicles, with Staff confirming they can conduct a local auction or use GovDeals, which has been used in past years.

Consensus of the Council was for Staff to incorporate a local auction option into the process.

10. Proposal with MKN to Provide Engineering / Design Services for the 6-Inch Water Main Replacement Project along North Garfield Street and Consideration and Approval of Resolution No. 4294 Approving the Transfer of Appropriations No. 26-007
11. Approval of Proposal with MKN and Associates to Develop a Corrosion Control Study for Coalinga's Water Treatment Plant
12. Adopt Resolution No. 4295 Opposing California Proposition 50 (2025)

*Mayor Vosburg **Pulled** Item No. 5.12 for discussion.*

City Manager Sean Brewer provided a brief overview of the item, stating this was a Future Agenda Item requested by Mayor Vosburg.

13. Council Consideration and Approval of Resolution No. 4296 Authorizing the Submission of a Grant Application for the Coalinga Safe Routes to School Safety Improvements Project

*Mayor Vosburg **Pulled** Item No. 5.13 for discussion.*

City Manager Sean Brewer provided a brief overview of the item.

14. Approve Merchant Services Provider Agreement with InvoiceCloud for Digital Payment Processing Services for Customers of Utility Accounts

*Mayor Vosburg **Pulled** Item No. 5.14 for discussion.*

Financial Services Director Mai Vang presented digital payment provider options and discussed associated fee models. Council directed staff to proceed with the Submitter model, which would pass all convenience fees to the customer and eliminating City subsidization of processing costs.

15. Notice of Completion for Phelps Ave Rehabilitation Ph II Project
16. Notice of Completion for Water Meter Replacement Project
17. Adopt Resolution No. 4297 and Consideration of Approval of the Transfer of Appropriation No. 26-008 for the Fire Alarm Update Change Order
18. Authorize the City Manager to Execute a Credit Card Service Agreement between World Fuel Services and the City of Coalinga

*Mayor Vosburg **Pulled** Item No. 5.18 for discussion.*

City Manager Sean Brewer provided a brief overview of the credit card processing agreement with World Fuel Services, which would enable point-of-sale and self-serve fuel purchases at the Coalinga airport once minor equipment medications have been completed. This will restore the airport's ability to sell fuel after an extended period without service.

*Motion by Schindler, Second by Horn to Approve Consent Calendar Item Nos. 5.1 through 5.18 with Modifications to Item No. 5.9 (Add Local Auction Option into Process) and Item No. 5.14 (Selection of Submitter Option). **Approved** by 4/0 Roll-Call Majority Vote. (Hedgecock – Absent)*

Mayor Vosburg called for a 5-minute recesses.

Mayor Vosburg resumed the meeting at 8:47pm.

6. ORDINANCE PRESENTATION, DISCUSSION AND POTENTIAL ACTION ITEMS

1. Review and Discussion of a Draft Ordinance that would Amend Chapter 1 of Title 6 of the Coalinga Municipal Code relating to Animal Control, Fines, Cruelty, Licensing, and Pet Responsibility
Sean Brewer, City Manager

City Manager Sean Brewer provided a brief overview of the item.

An unnamed resident spoke in opposition to the mandatory spay/neuter language.

Mr. Richard Hill spoke in opposition to the existing requirement that dogs over five months be spayed/neutered.

Consensus of the Council is for Staff and the City Attorney to bring the item back along with a copy of the full chapter, including clearer definitions and revisions to the licensing terms and mandatory spay/neuter provisions, for formal introduction and consideration at a future meeting.

2. Direction to Staff regarding Micro-Enterprise Home Kitchen Operations (MEHKOs)
Sean Brewer, City Manager

City Manager Sean Brewer provided a brief overview of the item, stating this would be a discussion for Council to determine whether to support Microenterprise Home Kitchen Operations (MEHKOs) as requested by Fresno County.

Angelica Ortega, Project Coordinator for Cultiva La Salud of Fresno, spoke in favor of allowing MEHKOs.

Mr. Scott Netherton, Coalinga Chamber of Commerce, spoke in opposition of allowing MEHKOs.

Consensus of the Council is for Staff to submit a neutral position to Fresno County pending release of additional reports and data later this year.

3. Discussion, Direction and Potential Action regarding Revisions to the City Council Code of Conduct, Councilmember Rights and Duties, Procedures for Filling Vacancies, and City Treasurer Responsibilities
Mario Zamora, City Attorney

City Attorney Mario Zamora provided a brief overview of the item.

Consensus of the Council is for Staff to incorporate various housekeeping and process changes regarding:

- *Public Decorum – revise to allow drinks (beyond water), permit medically necessary food, and allow individuals with disabilities or extenuating circumstances to use the mobile microphone.*
- *Meeting Times – earliest start time to 5:30, with exceptions to allowed only by majority Council approval for extenuating circumstances.*
- *Agenda Review – Council may give consensus at the meeting to place a requested item on a future agenda.*
- *Applicant Interviews for Council Vacancies – Increase opening statements to 5 minutes, audience questions to 1 minute and closing statements to 3 minutes.*
- *Nomination Process for Council Vacancies – replace first nomination/first vote method with a system where all nominations are taken at once and support is shown by each Councilmember is made.*
- *Order Discussion – keep current discussion process but add the ability to remove items during Changes to the Agenda when a majority opposes an item moving forward.*
- *Motion to Reconsider – remove requirement that only the prevailing side may request reconsideration and allow one reconsideration attempt per item.*

Consensus of the Council regarding the City Treasurer duties section is to clearly state that the Treasurer will have access to all necessary financial records, including receipts, disbursements, fund balances, bank statements, and Accounts Receivable Aging Reports in order to independently prepare the required monthly and annual financial reports.

4. City Council Vacancy Options and Recommendations to Appoint a Replacement for Mayor Pro-Tem Horn
Mario Zamora, City Attorney

City Attorney Mario Zamora provided a brief overview of the item.

Council directed staff to proceed with filling the upcoming District 2 vacancy by appointment. Upon receipt of Mayor Pro-Tem Horn's written resignation, staff will advertise the vacancy for a two-week application period using the same process used for prior Council appointments, with applicant interviews and selection to occur at the next available meeting, or special meeting if needed.

7. ANNOUNCEMENTS

City Manager's Announcements:

City Manager Sean Brewer announced that the EV charges next to City Hall have been replaced and are fully operational, and that installation of the new electronic archway sign is scheduled for the week of October 27th, with partial road closures expected at Fifth and Elm during installation.

Council Member's Announcements:

City Attorney Mario Zamora announced that 16 members of his office attended the airshow, all enjoyed the event, and he praised the event and staff.

Councilman Ramirez complemented the airshow and thanked staff for all their hard work in hosting the event and making it such a success.

The City Treasurer Kahikina congratulated staff on the airshow's success and suggested that a post-event report be prepared showing a financial breakdown, explanation for ticket pricing, and documentation of the Chamber's involvement.

Mayor's Announcements:

Mayor Vosburg announced that he would provide a League of California Cities conference report will be at a later meeting due to the later hour. Mayor Vosburg reported that significant contacts were made at the conference and airshow that may generate economic development opportunities. Mayor Vosburg thanked staff, sponsors, and the Council for their work on the success of the airshow event.

8. FUTURE AGENDA ITEMS

Councilman Ramirez requested a Future Agenda Item to research the purchase of three electronic scooters for use at the airport during events.

Councilman Ramirez requested a Future Agenda Item for the installation of a yield sign near Dollar General at First and Glenn due to traffic incidents in this area.

Mayor Vosburg requested a Future Agenda Item for a full report of the success of the airshow.

9. CLOSED SESSION

1. CONFERENCE WITH LABOR NEGOTIATORS – Government Code 54957.6. CITY NEGOTIATORS: City Manager, Sean Brewer and City Attorney, Mario Zamora. EMPLOYEE (ORGANIZATION): Police Officers Association
2. REAL PROPERTY NEGOTIATIONS – Government Code Section 54956.8. Conference with Real Property Negotiators. PROPERTY(S): APN: 070-041-51S located in the City of Coalinga. CITY NEGOTIATORS: City Manager Sean Brewer. NEGOTIATING PARTIES: Latchkey Partners. UNDER NEGOTIATION: Price and Terms of Payment
3. CITY MANAGER'S PERFORMANCE EVALUATION – Government Code 54957(b)

10. CLOSED SESSION REPORT

None

11. ADJOURNMENT 10:38 PM

APPROVED:



Nathan Vosburg, Mayor

ATTEST:



Shannon Jensen, City Clerk

January 6, 2026

Date

From: [Bueya Kasha](#)
To: [Shannon Jensen](#)
Subject: Citizens comment for next City Council Meeting.
Date: Thursday, September 18, 2025 7:35:27 PM

Good Evening Honorable City Council members.

I want the City of Coalinga to regain its greatness.

My house has been broken into 5 times. The homeless population is growing in Wartham creek as every tree in the creek has been claimed in every conceivable direction.

Homeless "Rudy" has 5 dogs with the largest dog skinny with ribs showing as it's impossible for him to feed him with the dog needs for food and it's just a matter of time before he's a bunch of bones scattered in the creek.

"Rebecca" another homeless woman whom I met rummaging through my yard and asked to leave was probably raped from what my neighbor told me he told me he hearing her screams deep in the creek late in the middle of night in the creek. Might have been her or any other homeless woman in the creek. Who knows?

"Michael" another long time homeless man in the creek I found on my property crushing aluminum cans I left out on my front porch and had to ask him to leave.

Another homeless woman that I don't know her name filled up my empty compose bin with water to take a bath was reported to me my by my neighbor because I wasn't here in Coalinga. She also broke into my house and scribed cryptic poetry on my walls.

There is an extreme unregulated lawless homeless problem in Coalinga.

My house was hit by a drunk driver that smashed through my gate causing \$5,000 worth of damage. He fled on foot and Coalinga Police towed his car. Was he captured? Who knows?

Tyler Roberts who broke into my house stole everything including credit cards, pink slips, TVs, computers, keys just everything I own. This was the guy along with his wheelchair bound mother that was rescued by Coalinga Police Officers honored at the city council meeting I first attended from a fire from their home on Pleasant Street whom after being displaced and homeless were placed on the street causing Tyler to push his mother's wheelchair to find a place to live homeless in Wartham creek.

Many retired residents of Coalinga on social security and fixed incomes that paid 30 years to pay off their mortgages now have the constant threat of their rent "property taxes" increased until they cannot pay it and fines, penalties and interest accumulate over 5 years and the Sheriffs come to pull them out of their house and they try finding a tree to live under in Wartham creek if there are any left.

The homeless population is exploding in Wartham creek. It's outside the Coalinga Police Department jurisdiction and it's all forwarded to the Sheriffs Department 50 miles away whom can't contend with garbage being dumped daily, dumped derelict cars abandoned, hazardous waste dumped, endless crime, thefts, rape and unauthorized fires which threaten homes which has already happened and only by the grace of God no home burned down.

There are no social services, no Community Service Officer, no homeless advocates, no City Council plans or agenda to stop this from continuing or offer help or support to the homeless population. Property taxes are increasing also contributing to pushing more people into homelessness.

I hope that the newly elect City Manager and City Mayor will see that being short sighted and ignoring these problems will only cost so much more money in the long tem.

I have faith in my local Government to solve this problem. You were elected because you are the best and brightest that Coalinga has to offer and I believe in my City Council of Coalinga.

Kindest regards,

Edward Post
408 807 7691



October 15, 2025

Dear Mayor Vosburg and Coalinga City Council Members,

On behalf of the COOK Alliance, I'm writing to share information about the Microenterprise Home Kitchen Operation (MEHKO) program and its proven success across California. As a nonprofit organization, we are dedicated to uplifting home-based culinary entrepreneurs through education, resources, and technical assistance.

The MEHKO program gives residents the freedom to earn income from their own kitchens while creating a safe, regulated alternative to the informal food economy that already exists in nearly every community. It supports small-scale entrepreneurship, encourages self-sufficiency, and expands access to fresh, locally made food throughout the state.

COOK Alliance works directly with MEHKO operators and environmental health agencies and has seen the success of this program firsthand. We collaborate closely with the California Conference of Directors of Environmental Health (CCDEH) and county agencies in Santa Clara, Los Angeles, San Diego, Contra Costa, Santa Cruz, and many other jurisdictions across California.

We respectfully ask the Council not to oppose the MEHKO program and instead to review the forthcoming results of our statewide MEHKO Research Project, conducted in partnership with the University of Washington's Evans School of Public Policy, CAMEO Network, and EMC Research. This effort has taken more than a year and included hundreds of public records requests to provide a comprehensive picture of the program's performance five years after its launch. The findings will be published later this year and shared with local and state policymakers.

In the meantime, we would like to directly address some of the concerns listed for discussion in the staff report to ensure an accurate understanding of how the program operates in practice.

Enforcement Limitations

Concern: Inspections must be pre-arranged and cannot be unannounced, making it difficult to ensure compliance with safety and sanitation standards.

Response: While this inspection format differs from restaurant protocols, it has not led to any safety issues. MEHKOs are inspected by county Environmental Health and must comply with all applicable food safety standards. Operators are required to complete Food Protection Manager Certification, the same advanced training required of restaurant managers. The data shows that this approach works: MEHKOs have maintained an excellent safety record statewide since the program's launch. It's also worth noting that inspections for Cottage Food Operators, who have operated successfully under similar regulations since 2013, are likewise scheduled in advance.

Public Safety Concerns

Concern: Exemptions from many standard food facility requirements (ventilation, multiple sinks, grading systems, etc.) may increase the risk of foodborne illness.

Response: MEHKOs are intentionally scaled for home environments and have proven to be both safe and effective. In the first five years of implementation, more than 900 permits have been issued across participating counties, with only two foodborne illness complaints reported statewide. This outstanding record demonstrates that the program's safety measures are working as intended. Allowing MEHKOs also brings existing home cooks into a regulated system, ensuring proper training, inspection, and accountability while giving consumers confidence that food prepared in homes meets professional health standards.

Neighborhood Impacts

Concern: Operating a commercial food business from a residence could generate increased vehicle traffic, odors, and waste, potentially creating conflicts with surrounding neighbors.

MEHKOs are subject to the same local ordinances as other residences, and while many cities have understandably expressed concerns about increased enforcement obligations, these issues have not materialized. In fact, **preliminary findings from the MEHKO Research Project show that 97% of MEHKOs that have operated since the inception of the program have never received a single complaint.** Additionally, the California Conference of Directors of Environmental Health (CCDEH) has been administering a state-funded grant to reimburse local code enforcement agencies for MEHKO-related costs. However, despite extensive outreach efforts, these funds have largely gone unused over the past year due to a lack of enforcement activity.

Equity and Fairness

Concern: Traditional restaurants and food trucks are subject to more stringent permitting, inspections, and compliance costs. Allowing MEHKOs could place them at a disadvantage.

For more than ten years, the county has successfully operated a Cottage Food program that allows residents to make and sell certain nonperishable foods from home under rules that differ from those for commercial bakeries. The MEHKO program follows the same model, applying residential standards appropriate for small, home-based businesses while maintaining food safety and accountability. This approach is far fairer than leaving the informal food economy unregulated, which can disadvantage compliant businesses. With strict meal and revenue limits, MEHKOs do not compete with restaurants but instead serve as incubators for future food entrepreneurs, helping local cooks test ideas, build experience, and strengthen the local economy.

Building a Pathway for Inclusive Economic Growth

The MEHKO program presents an invaluable opportunity to support entrepreneurship and grow the local food economy. **We respectfully urge the Council not to stand in the way of**

aspiring micro-entrepreneurs who are seeking a safe and legal way to support themselves and their families. By embracing this program, the City can foster economic empowerment, protect consumers, and bring greater stability to families navigating today's economy.

We're happy to answer any questions and would welcome the opportunity to meet with staff or councilmembers to discuss the program further. We look forward to sharing the MEHKO Research Report later this year and continuing to support your efforts to strengthen local opportunity and community well-being. Thank you for your time and thoughtful consideration.

Sincerely,
Lauren Wolfer
Outreach and Advocacy Director
COOK Alliance