



## MINUTES

### City Council / ★ Redevelopment Successor Agency Joint Meeting

Council Chamber, Chowchilla City Hall  
130 S. 2nd Street, Chowchilla, CA 93610

**Tuesday, January 27, 2026**

Closed Session: 3:00 p.m. | Open Session: 4:00 p.m.

#### CALL TO ORDER/ROLL CALL

Mayor: Kelly Smith

Mayor Pro Tem: Jeff Troost

Council Members: Waseem Ahmed, Ray Barragan, John Chavez

**City staff and contract employees present:** City Administrator Rod Pruett, City Attorney Michael Prentice, Police Chief Jeff Palmer, Fire Chief Fred Gaumnitz, Public Works Deputy Director Joe Roman, Community & Economic Development Director Denise Munoz, Finance Director Daniel Seeto, Director of Recreation & Community Engagement Stacy Wisener, IT System Administrator Kurt Wlodarczyk, City Clerk Joann McClendon, Deputy City Clerk Vanessa Galvez-Escobar

**CONSIDERATION OF APPROVAL OF AGENDA** Additions and/or Deletions: None

#### PUBLIC ADDRESS – CLOSED SESSION

None.

#### CLOSED SESSION – 3:00 PM

##### 1. PUBLIC EMPLOYEE PERFORMANCE EVALUATION

Pursuant to Government Code Section 54957

Title: Police Chief

##### 2. CONFERENCE WITH LEGAL COUNSEL – EXISTING LITIGATION

Pursuant to Government Code Section 54956.9 (d) (1)

**Name of Case:** Chowchilla Real Estate Holdings, LLC v. City of Chowchilla, Madera Superior Court Case No. MCV090718

#### OPEN SESSION – 4:00 PM

**CLOSED SESSION REPORT:** No reportable action.

**PLEDGE OF ALLEGIANCE**

**INVOCATION:** Mayor Pro Tem Jeff Troost

#### PRESENTATIONS/WORKSHOP - Section 1

- 1.1 **State Resolution Presentations to Officer Barrantes Family on behalf of Senator Anna Caballero's and Assemblywoman Esmeralda Soria's and Assemblyman David Tangipa's Offices** – This item was delayed until after the approval of the Consent Calendar, Section 3, before the Public Hearing, Section 4.
- 1.2 **Proclamation – Recognizing January as National Mentoring Month Honoring Big Brothers Big Sisters of Central California**

**PUBLIC ADDRESS**

None

**COUNCIL AND STAFF VERBAL REPORTS – Section 2****2.1 COUNCIL VERBAL REPORTS**

Legislative, Collaborative Agency, Ad Hoc

Council Member Chavez attended the Mayor and Council Conference this week with Rod.

Council Member Ahmed attended the Chamber of Commerce Installation Dinner, a Madera County Transportation Commission (MCTC) meeting, which included discussion on the Regional Major T funding. There was a funding gap that received strong regional support, and we were able to secure nearly \$8 million for a City project.

Mayor Smith attended the ribbon-cutting and grand opening for AutoZone. All Council Members were in attendance. It was a first-class event, and highly recommends to tour the facility if there is an opportunity to. We're very glad to have AutoZone in our community.

**2.2 STAFF VERBAL REPORTS**

Police Chief Palmer reported that since last meeting, the Chowchilla PD responded to 1,356 calls for service, conducted 667 proactive stops, resulting in 18 misdemeanor arrests, 6 felony arrests, 15 citations issued. Code Enforcement responded to 21 calls for service and 7 code enforcement violations were addressed. The department currently has one person working code enforcement, evidence and investigations so that person is being spread pretty thin since last October.

Fire Chief Gaumnitz attended the Emergency Medical Care Committee (EMCC) meeting, which includes ambulance providers, first responders, and hospitals. As the Council is aware, American Ambulance took over services in mid-November. For the first time in recent memory, all compliance standards have been met. Approximately two years ago, the response-time standard was changed from 11 minutes at 90% compliance to 9 minutes, which was challenging for the prior provider. American Ambulance has exceeded this standard, achieving 94% compliance in November and 96–97% compliance in December. Staff and the community have noticed a significant improvement in response times. Additionally, his department is currently in the process of hiring our third full-time firefighter position and look forward to introducing all three when finalized.

Deputy Director of Public Works Roman reported that Public Works has been busy with several projects. Regarding Avenue 24½, a project progress meeting was held this week, striping has been completed, and the street has officially reopened. A final walkthrough inspection is scheduled for tomorrow to ensure all punch-list items have been addressed. Staff also met with PG&E to discuss city electrification options, including fleet electrification, transit infrastructure, and potential internal and public charging locations. The Kings Avenue and Riverside ADA Pedestrian Project is progressing well and slightly ahead of schedule due to favorable weather. Crews have completed concrete work on Kings Avenue and began work on Riverside this week, moving from 15th Street toward 1st Street. Intersection closures have been managed daily, with roads reopened at the end of each workday. Additionally, staff met with the Irrigation District to discuss potential groundwater recharge basin locations, including areas near Chowchilla Boulevard and the Mid-Valley Steel project. Discussions also included the possibility of utilizing the basin near Highway 99, pending property owner approval. City parks are being prepared for



the upcoming spring sports season, including Little League and girls' softball, which will be starting soon.

Community & Economic Development Director Munoz attended the AutoZone Grand Opening and the Chamber of Commerce Community Awards Dinner, which was well attended and a great opportunity to recognize community contributors. Fourth & Kings Sports Complex is projected to begin construction in February 2026, with an estimated completion date of April 2026. One-Up Smog has opened at 2427 Robertson Boulevard. Their soft opening is underway, and their grand opening is scheduled for February 6, 2026.

Director of Recreation & Community Engagement Wisener reported that staff has held several meetings to evaluate new software systems to improve project tracking and internal workflow. Work is also underway to integrate a citywide community application, with implementation beginning next week. A community survey for Music in the Park has been launched, and the music lineup is fully booked. Planning has begun for the Easter Event, and the Zumba Fitness Program continues to be very successful and well attended. Staff is also exploring an Arbor Day tree-planting initiative. The department assisted with preparation of the CFD flyer, website updates, and a Community Development brochure refresh. Ongoing coordination continues with Little League and adult softball organizations as their seasons begin. Information Technology successfully migrated the final two servers, including the Police Department RMS servers, completing the server migration project and improving system reliability and security. IT is reviewing a camera request from Chief Palmer and continuing progress on the Ed Ray Park camera project. Staff has also begun upgrading city computers to the new Microsoft Office platform.

City Administrator Pruett reported that staff has been working closely with the CFD refunding team. Informational materials have been finalized and mailed, including a QR code linking to an informational video on the city website. Ballots will be mailed out on February 3. Staff will also be walking the CFD neighborhoods to distribute flyers and answer questions from residents. Additionally, staff met with Caltrans regarding the roundabout project, which will be presented later tonight. He attended a League of California Cities Conference in Sacramento with Council Member Chavez, the MCTC meeting with Council Member Ahmed, and the Chamber Dinner. Staff is meeting with developers and property owners along Avenue 24 to explore tying into the Fairmead Sewer Consolidation Project, including potential water line installation for economies of scale. We are currently evaluating design costs and will keep Council updated.

### **CONSENT CALENDAR – Section 3**

- 3.1 Approval of the January 13, 2026 Special City Council Meeting Minutes (McClendon)**
- 3.2 Consideration and Acceptance of the December 2025 Financials Report (Seeto)**
- 3.3 a) Consideration and Adoption of a City Council Resolution Approving the Annual Recognized Obligation Payment Schedule for the Period from July 1, 2026 Through June 30, 2027 on Behalf of the Successor Agency of the Chowchilla Redevelopment Agency; and**
  - ★ b) Consideration and Adoption of a Redevelopment Successor Agency Resolution Approving the Annual Recognized Obligation Payment Schedule for the Period from July 1, 2026 Through June 30, 2027 (Seeto)**
- 3.4 Consideration and Acceptance of the Quarterly Fee Waiver (Seeto)**
- 3.5 Informational Item – Quarterly Project Management Update (McClendon)**

**3.6 Consideration and Acceptance of the Quarterly Financial Investment Report (Seeto)**

*Motion by Mayor Council Member Ahmed, Seconded by Council Member Chavez to Approve the Consent Calendar as Presented. Motion passed unanimously by roll call vote.*

**PUBLIC HEARINGS – Section 4****4.1 Consideration and Adoption of a City Council Resolution Amending the Master Fee Schedule to Add Recreation Class and Program Fees (Wisener)**

*Motion by Mayor Pro Tem Troost, Seconded by Council Member Barragan to Approve City Council Resolution #04-26, Amending the Master Fee Schedule to Add Recreation Class and Program Fees. Motion passed unanimously by roll call vote.*

**DEFERRED BUSINESS – Section 5****5.1 Request for Council Direction Regarding Preliminary Design and Cost Estimates for Potential Dog Park on 1<sup>st</sup> and Colusa (Roman)**

*Council directed staff to continue with design for a park, phasing in a dog park at a later time, and adding an alternate parking lot.*

**NEW BUSINESS – Section 6****6.1 City Council Reorganization – Election of the Mayor Pro Tem (McClendon)**

*Motion by Mayor Smith, Seconded by Council Member Ahmed to nominate Council Member Barragan as the Mayor Pro Tem for 2026. Motion passed unanimously by roll call vote.*

**6.2 Discussion and Direction Regarding the State Route 233 Roundabout Project (Pruett)**

*Motion by Mayor Smith, Seconded by Council Member Ahmed to Approve keeping the Same Appointments as Last Year. Motion passed unanimously by roll call vote.*

**ANNOUNCEMENTS – Section 7**

FEB 10	CITY COUNCIL MEETING, COUNCIL CHAMBERS, 4PM
FEB 16	PRESIDENTS DAY, CITY OFFICES CLOSED
FEB 18	PLANNING COMMISSION MEETING, COUNCIL CHAMBERS, 5PM

**ADJOURNMENT**

Mayor Smith Adjourned the January 27, 2026 Chowchilla City Council Meeting at 5:48 p.m.

ATTEST:

  
Joann McClendon, CMC, City Clerk

APPROVED:

  
Mayor Kelly Smith