



**October 14, 2025
MINUTES**

COUNCIL MEMBERS PRESENT:

Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

COUNCIL MEMBERS ABSENT:

STAFF MEMBERS PRESENT:

Alaniz, Avila, Chastain, Hurtado, James, Lew, Montejano, Patlan

1. OPENING CEREMONIES

1.1. Welcome and Call to Order

Mayor Nerio-Guerrero called the meeting to order at 6:30 p.m.

1.2. Invocation

The Invocation was led by Chaplain Garcia.

1.3. Pledge of Allegiance

The Pledge of Allegiance was led by Vice Mayor Prado.

2. AGENDA CHANGES OR DELETIONS

To better accommodate members of the public or convenience in the order of presentation, items on the agenda may not be presented or acted upon in the order listed. Additions to Agenda may be added only pursuant to California Government Code section 54954.2(b).

None.

3. NEW EMPLOYEE/PROMOTIONS

3.1. Promotion Recognition for Michael Banks (GC)

Fire Chief Chastain introduced Michael Banks in recognition of his promotion from Firefighter/Paramedic to Engineer/Paramedic. Chief Chastain gave a brief history of Bank's experience and employment history. Banks was joined by his family and friends, and pinned by his wife, Michelle.

The Council gave words of support and encouragement.

Banks thanked the Council, the department, and his family.

3.2. Promotion Recognition for Jesse Garcia (GC)

Fire Chief Chastain introduced Jesse Garcia in recognition of his promotion from Firefighter/Paramedic to Engineer/Paramedic. Chief Chastain gave a brief description of Garcia's experience and work with the department. Garcia was joined by his family and friends and pinned by his wife, Tiffany.

The Council gave words of support and encouragement.

Garcia thanked the Council, the department, and his family.

4. REQUEST TO ADDRESS COUNCIL

This portion of the meeting is reserved for any person who would like to address the Council on any item that is not on the agenda. Please be advised that State law does not allow the City Council to discuss or take any action on any issue not on the agenda. The City Council may direct staff to follow up on such item(s). Speakers are limited to three (3) minutes. If there is any person wishing to address the City Council at this time please approach the podium and state your name and nature of the request.

Dr. Christina Alva approached the podium to address the rezoning of her property to accommodate a horse.

5. CONSENT CALENDAR

Matters listed under the Consent Calendar are considered routine and will be enacted by one motion and one vote. There will be no separate discussion of these items. If discussion is desired, a member of the audience or a Council Member may request an item be removed from the Consent Calendar and it will be considered separately.

5.1. SUBJECT

Approval of City Council Meeting Minutes (MA)

RECOMMENDATION

Council to review and approve the City Council meeting of September 23, 2025.

5.2. SUBJECT

Resolution No. 2025-55 Approving the Benefit Guidelines for Administrative, Professional and Confidential Employees (MA)

RECOMMENDATION

Council to adopt Resolution No. 2025-55 approving the Benefit Guidelines to the Administrative, Professional and Confidential employees to comply with the CalPERS reporting requirements and to reflect current practice and regulatory federal and state laws.

5.3. SUBJECT

Resolution Number 2025-57, Authorization to Submit Clean Water State Revolving Fund (CWSRF) Program Application (JW)

RECOMMENDATION

Council adopt Resolution No. 2025-57, authorizing the City Manager, or his designee, to sign and file, on behalf of the City of Dinuba, a Financial

Assistance Application with the State Water Resources Control Board under the Clean Water State Revolving Fund (CWSRF) Program for the planning and design of the "Dinuba Downtown Storm Drain Infrastructure Improvements" project.

A motion was made by Council Member Thusu, seconded by Council Member Reynosa, to approve the Consent Calendar as presented.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None

6. WARRANT REGISTER

6.1. SUBJECT

Warrant Register September 26, October 3, & October 10, 2025. (KS)

RECOMMENDATION

Council to review and approve the Warrant Register as presented.

A motion was made by Council Member Launer, seconded by Vice Mayor Prado, to approve the Warrant Register as presented.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None.

7. PUBLIC HEARING

7.1. SUBJECT

Ordinance No. 2025-04, Adoption of the 2025 California Building Standards Code (Title 24, California Code of Regulations) Amending Title 14 of the Dinuba Municipal Code (GA)

RECOMMENDATION

Council conduct a public hearing, receive testimony, and take the following actions by one motion:

1. Introduce and waive the full reading of Ordinance No. 2025-04, amending Title 14 of the Dinuba Municipal Code, adopting by reference the 2025 California Building Standards Code and any local amendments.
2. Schedule second reading and adoption of the Ordinance for October 28, 2025.

Building Official Little introduced Ordinance No. 2025-04, adopting by reference the 2025 California Building Standards Code. Little reported that this ordinance brings the City of Dinuba into compliance with state law.

Mayor Nerio-Guerrero opened the Public Hearing.

No comments were made.

Mayor Nerio-Guerrero closed the Public Hearing.

A motion was made by Council Member Launer, seconded by Council Member Thusu, to take the following actions by one motion: introduce and waive the full reading of Ordinance No. 2025-04, amending Title 14 of the Dinuba Municipal Code, adopting by reference the 2025 California Building Standards Code, and any local amendments and schedule second reading and adoption of the Ordinance for October 28, 2025.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None.

7.2. SUBJECT

Public hearing for adoption of amendments to the Dinuba Housing Element. (KSch)

RECOMMENDATION

Council to adopt Resolution No. 2025-56 approving amendments to the draft Dinuba Housing Element.

City Planner Schoettler reported a series of amendments required after the Housing Element was reviewed by the State of California, Department of Housing and Community Development. Updates are included in the housing plan and chapter plan updates. Schoettler shared that the Planning Commission passed the revisions in a previous meeting.

Mayor Nerio-Guerrero opened the public hearing.

No comments were made.

Mayor Nerio-Guerrero closed the public hearing.

A motion was made by Council Member Thusu, seconded by Vice Mayor Prado, to adopt Resolution No. 2025-56 approving amendments to the draft Dinuba Housing Element.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None

7.3. SUBJECT

Public hearing to amend the Dinuba Zoning Ordinance to incorporate action plans of the Dinuba Housing Element (KSch)

RECOMMENDATION

City Council conduct a public hearing and vote to introduce Ordinance 2025-03, implementing action plans of the Dinuba Housing Element, and also implementing "cleanup" amendments to the Zoning Ordinance.

City Planner Schoettler introduced Ordinance 2025-03, which implements the action plans of the Dinuba Housing Element and amends the Zoning Ordinance. Schoettler shared that amendments included the parking chapter and the definitions chapter to resemble state law. Schoettler shared that the Planning Commission voted to approve at the last meeting.

Mayor Nero-Guerrero opened the Public Hearing.

No comment were made.

Mayor Nerio-Guerrero closed the Public Hearing.

A motion was made by Vice Mayor Prado, seconded by Council Member Reynosa, to introduce Ordinance 2025-03, implementing action plans of the Dinuba Housing Element, and implement "cleanup" amendments to the Zoning Ordinance.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None

7.4. SUBJECT

Public Hearing Accepting South of El Monte Revitalization Study Report and Closing-Out; Project No. 21-CDBG-PL-30006(JW)

RECOMMENDATION

Staff recommends the City Council take the following actions:

1. Open the public hearing to receive comments regarding the South El Monte Neighborhood Revitalization Plan.
2. Close the public hearing after receiving public input.
3. Accept the South El Monte Neighborhood Revitalization Study Report and authorize the formal close-out of Project No. 21-CDBG-PL-30006.
4. Approve Resolution No. 2025-58

City Engineer Watts presented the South El Monte Revitalization Study Report and Closing, Project No. 21-CDBG-PL-30006. Addressing strategies for infrastructure, housing, public safety, and community amenities.

Mayor Nerio-Guerrero opened the Public Hearing

No comments were made.

Mayor Nerio-Guerrero closed the Public Hearing.

A motion was made by Council Member Launer, seconded by Council Member Thusu, to accept the South El Monte Neighborhood Revitalization Study Report, authorize the formal close-out of Project No. 21-CDBG-PL-30006, and approve Resolution No. 2025-58.

Ayes: Rachel Nerio-Guerrero, Maribel Reynosa, Benjamin Prado, Kuldip Thusu, Linda Launer

Absent: None

8. MAYOR/COUNCIL REPORTS

The Council shared community events and meetings they attended.

9. CITY MANAGER COMMUNICATIONS

City Manager Patlan shared that the Alta Historical Society, Dia de Los Muertos event is scheduled for October 25th. Patlan gave an update on the Entertainment Plaza project

and shared that he will be out of the office from October 24–29, 2025.

10. CITY STAFF COMMUNICATIONS

Assistant City Manager James shared that the County of Tulare will host a hazardous waste cleanup event on November 22, 2025, at the county fire station.

City Attorney Lew reported he attended the League Conference.

Fire Chief Chastain gave an update on the firehouse remodel and shared that classrooms have been moved to the training facility.

Parks and Community Service Director Hurtado shared that Dog Days was a success, and about the Fall Festival on October 31st.

City Engineer Watts gave an update on the Englehart/Sierra intersection and ongoing developments.

Public Works Director Avila shared that crews were out addressing storm-related issues, and no major flooding was reported. Avila gave a recruitment update for his department.

11. ADJOURNMENT

The meeting was adjourned at 7:41 p.m.

[MIN_SIGNATURES]