

**Tulelake City Council  
Regular Meeting Minutes  
Via Conference Call  
April 20, 2021 – 5:30 PM**

Mayor Henry Ebinger called the meeting to order at 5:31 PM. Council Members Penny Velador, Bryan Hendricks and Teresa Williams were all present. Finance Director, Will Sargent; Chief of Police, Tony Ross; City Hall Administrator, Jenny Coelho; Director of Public Works, Jose Perez; City Administrative Clerk, Heidi Cureton and City Clerk, Raul Figueroa were also in attendance. Present via the conference call was City Treasurer, Sara Luscombe and Contract City Planner, Rico Tinsman. Council Member Gary Fensler was absent.

**APPROVAL OF THE APRIL 06, 2021 REGULAR MEETING MINUTES**

Mayor Pro Tem Velador made a motion to approve the April 06, 2021 regular meeting minutes. The motion was seconded by Council Member Williams. Motion carried. All Council Members present voted Aye. (Motion 21-72)

**APPROVAL OF BILLS**

Mayor Pro Tem Velador made a motion to approve the bills presented. Council Member Williams seconded the motion. Motion carried. All Council Members present voted Aye. (Motion 21-73)

**COMMENTS FROM THE PUBLIC**

Lydia Gil expressed how grateful she was to everyone involved with promoting growth within the City of Tulelake. She wanted to let Council know that she was excited about the prospect of a Dollar General possibly building a store within the City.

Rose Worley was at the meeting and introduced herself as the Interim Supervisor for the Lava Beds National Park until July 10, 2021.

**COMMUNITY ORGANIZATIONS AND/OR TULELAKE BASIN JOINT UNIFIED SCHOOL DISTRICT UPDATE**

No Representatives were present at the meeting to give an update.

**PUBLIC HEARING: TO RECEIVE FEEDBACK ON RESOLUTION 21-06, A TENTATIVE PARCEL MAP FOR APN 050-112-030, PROPOSED BY E STREET ROD AND GUN CLUB, INC.**

Rico Tinsman, City Planner, was on the conference call to answer any questions the public or Council may have regarding the purposed tentative parcel map. He presented his Staff Report which explained the project was to subdivide an 8,934-square-foot parcel into two parcels, one approximately 2,805 square feet and the other approximately 6,129 square feet. After some discussion, Mayor Ebinger made a motion to approve Resolution 21-06 under the condition that prior to recordation of the parcel map, both parcels shall have separate sewer and water service. Mayor Pro Tem Velador seconded. Motion carried. All Council Members present voted Aye. (Motion 21-74)

**REQUESTING A VARIANCE TO PUT UP A 7-FOOT FENCE IN HIS SIDE YARD AT PROPERTY LOCATED AT 153 A STREET, TULELAKE**

This item was tabled until the property owner could be present.

**POSSIBLE USE OF CITY WELL #1 FOR IRRIGATION WATER**

Jeff Boyd was present to request the City Council write to County and State representatives regarding the water shortage in the Basin. He stated that their allotment of water was significantly less than what was actually needed to farm. He approached Council with the idea of using City water from Well #1 to help make up the loss. Jeff mentioned that a deal could be worked out where he paid the power bill plus a percentage to help cover the costs of wear and tear on the city pumps. Much discussion took place regarding which well would be the best to use and whether or not pumping all that extra water from the city well would cause a hardship on the city residents by potentially drying up the city water source. Mayor Ebinger finally made a motion for the Director of Public Works to get some quotes on the cost to reinstate a bigger pump on well #2. Council Member Williams seconded. Motion carried. All Council Members present voted Aye. (Motion 21-75)

#### **CONCERNS REGARDING SUSTAINABILITY TO LOCAL BUSINESSES WHEN CHAIN STORE IS BUILT**

Council Member Williams wanted to discuss the future of Tullake businesses after the rumored Dollar General is built. She stated she is not against growth but wants to make sure the local businesses don't suffer from a new competitor in the City. It was mentioned that in order for the City to continue to function, we needed to encourage new businesses since the City relies heavily on sales tax to supply the General Fund. Discussion took place with the Council Members all wanting to see new growth in the City while not hurting current businesses. Tony Ross approached the Council to make sure they were aware that he was worried about the potential negative effect a new business would have on Ross Market. This was discussion only. No action was taken.

#### **APPROVAL OF RADIO BIDS FOR REPLACEMENT OF CAR RADIOS IN POLICE VEHICLES**

The Chief of Police explained to Council that he needed to purchase new radios that were compatible with his current system. He is hoping to get Siskiyou County to purchase two and the City could purchase two, one now and one in the 21/22 fiscal year, depending on budget. Mayor Ebinger made a motion to approve the purchase of one radio now and one radio in the next fiscal year, depending on the approval from the Finance Director, Will Sargent. Council Member Hendricks seconded. Motion carried. All Council Members present voted Aye. (Motion 21-76)

#### **REVIEW AND POSSIBLE FIRST READING OF A NEW BURNING ORDINANCE 8.50 FOR THE CITY OF TULLAKE**

The Chief of Police presented to Council an ordinance regarding burning and restrictions within the City limits. The City Hall Administrator read the ordinance in its entirety. Conversation took place regarding the possible positive and negative reasons of open burning within the City limits during which a few changes were recommended before approval and the final reading of the ordinance. No action was taken.

#### **POSSIBLE APPROVAL OF BIDS FOR THE SB 1 ROAD REPAIR AND ACCOUNTABILITY ACT PROJECT**

This item was tabled until more bids are submitted.

#### **APPROVAL OF RESOLUTION 21-02 ESTABLISHING A LIEN ON CERTAIN REAL PROPERTY LOCATED AT 364 MAIN STREET, TULLAKE, CA 96134, COMMONLY KNOWN AS THE HOMESTEAD BAR**

The City Hall Administrator read the title of the resolution and explained that a lien was necessary due to non-payment of utility services for the past year. Mayor Ebinger made a motion to approve Resolution 21-02 which would establish a lien on the above listed property. Mayor Pro Tem Velador seconded. Motion carried. All Council Members present voted Aye. (Motion 21-77)

#### **APPROVAL OF RESOLUTION 21-07 APPROVING THE TRANSFER OF PROPERTY GENERALLY KNOWN AS 489 FIFTH STREET FROM THE TULLAKE MULTI-COUNTY FIRE DISTRICT TO THE CITY OF TULLAKE**

The City Hall Administrator read the title of Resolution 21-07 to Council and explained that a resolution was needed in order to complete the transfer of property located at 489 Fifth Street from the Tullake Multi-County Fire District to the City of Tullake. Mayor Ebinger made a motion to approve Resolution 21-07 approving the transfer. Mayor Pro Tem Velador seconded. Motion carried. All Council Members present voted Aye. (Motion 21-78)

#### **APPROVAL OF APPRAISED AMOUNT OF PROPERTIES LOCATED AT 285 AND 297 MODOC AVE. BLOCK 3, LOTS 11 – 16 AND PORTION OF LOT 17**

The above lots were appraised by Mark Gilman Appraisal. 285 Modoc, which includes 5 lots, was appraised for \$18,000 and 297 Modoc, which is about 1.5 lots, was appraised for \$5,000. After discussion, Mayor Ebinger made a motion to approve the appraisals. Council Member Hendricks seconded. Motion carried. All Council Members present voted Aye. (Motion 21-79)

#### **APPOINT CITY REAL ESTATE NEGOTIATORS FOR POSSIBLE PURCHASE OF CITY PROPERTIES. LOCATED AT 285 AND 297 MODOC AVE., TULLAKE AKA AP# 050-021-100-000 AND AP# 050-021-110-000. PERSONS WITH WHOM NEGOTIATORS WILL NEGOTIATE: \*\***

Mayor Ebinger made a motion to appoint Will Sargent, himself and Council Member Gary Fensler as negotiators for the City properties located at 285 and 297 Modoc Avenue. Mayor Pro Tem Velador seconded. Motion carried. All Council Members present voted Aye. (Motion 21-80)

**CLOSED SESSION: CONFERENCE WITH CITY REAL ESTATE NEGOTIATORS. GOVT C 54956.8.**

**PROPERTY: 285 & 297 MODOC AVENUE, TULELAKE, CA 96134**

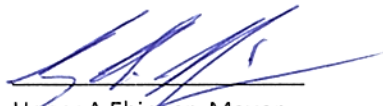
Council went into closed session at 6:59PM.

**ANNOUNCEMENT OF CLOSED SESSION**

Council returned to open session at 7:12PM. Mayor Ebinger announced that no action was taken during closed session.

**ADJOURNMENT**

At 7:29 PM Mayor Ebinger made a motion to adjourn the April 20, 2021 regular meeting. The motion was seconded by Mayor Pro Tem Velador. Motion carried. All Council Members present voted Aye. (Motion 21-81)

  
Henry A Ebinger, Mayor

Attest:

  
Raul Figueroa Tamayo, City Clerk