



# City of Salinas

200 Lincoln Ave., Salinas,  
CA 93901  
[www.cityofsalinas.org](http://www.cityofsalinas.org)

## Meeting Minutes - Unofficial

### City Council

**Mayor Dennis Donohue**

**Councilmembers:**

**Jose Luis Barajas, District 1 - Tony Barrera, District 2**  
**Margaret D'Arrigo, District 3 - Gloria De La Rosa, District 4**  
**Andrew Sandoval, District 5 - Aurelio Salazar, District 6**

**Rene Mendez, City Manager**

**Christopher A. Callihan, City Attorney**

**City Clerk's Office: (831) 758-7381**

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**Tuesday, April 22, 2025**

**4:00 PM**

**SALINAS ROTUNDA**

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### PLEDGE OF ALLEGIANCE

### ROLL CALL

**Present:** 7 - Councilmember Jose Barajas  
Councilmember Tony Barrera  
Councilmember Margaret D'Arrigo  
Councilmember Gloria De La Rosa  
Councilmember Aurelio Salazar  
Councilmember Jose Andrew Sandoval  
Mayor Dennis Donohue

### GENERAL PUBLIC COMMENTS

*Received public comment from members of the public in attendance and on Zoom.*

### CALIFORNIA GOVERNMENT CODE §84308 - LEVINE ACT

*No disclosures reported.*

### CONSENT AGENDA

[ID#25-094](#)

#### Minutes

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, the minutes of March 25, 2025 were approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

[ID#25-147](#)

#### Minutes

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, the minutes of April 8, 2025 were approved. The motion carried by the

following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

[ID#25-146](#)

**Rescind Financial Claims Report (April 8, 2025)**

*Councilmember Salazar recused himself from this item due to financial conflict of interest and left the meeting.*

**Upon motion by Councilmember Barrera, seconded by Councilmember Barajas, Motion to rescind Consent Agenda Item No. 25-108, Financial Claims Report for 04-08-25, approved by the City Council on April 8, 2025 was approved. The motion carried by the following vote:**

**Ayes:** 5 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa and Mayor Donohue

**Recused:** 1 - Councilmember Salazar

**Abstain:** 1 - Councilmember Sandoval

[ID#25-108](#)

**Financial Claims**

**The financial claims report was tabled.**

[ID#25-137](#)

**Financial Claims**

**The financial claims report was tabled.**

[ID#25-079](#)

**Sewer System Management Plan (SSMP) - Industrial Waste Collection System**

**Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution accepting and certifying the Sewer System Management Plan (SSMP) for the Industrial Waste Collection System as required by the State Water Resources Control Board was approved. The motion carried by the following vote:**

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23225

[ID#25-081](#)

**Sewer System Management Plan (SSMP) - Sanitary Sewer Collection System**

**Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution accepting and certifying the attached Sewer System Management Plan (SSMP) for the Sanitary Sewer Collection System as required by the State Water Resources Control Board was approved. The motion carried by the following vote:**

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23226

[ID#25-089](#)

**2024 Annual Comprehensive Financial Report**

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution receiving and accepting the Annual Comprehensive Financial Report (ACFR) for the Fiscal Year Ended June 30, 2024 was approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23227

[ID#25-112](#)

**Amendment No. 1 to Service Agreement with Environmental Systems, Inc. for Emergency Sherwood Hall HVAC Boiler Replacement, Chiller Maintenance and Water Treatment**

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution approving Amendment No. 1 to the agreement with Environmental Systems Inc. for the HVAC boiler and chiller system improvements at Sherwood Hall in an amount not to exceed \$182,044.50 and increase the total compensation to an amount not to exceed \$699,400.50; and delegating authority to the City Manager to execute Amendment No. 1 and authorizing a transfer from the Facilities Maintenance Reserve to the Recreation Department - Community Center Division fund of \$182,044.50, to cover the expenses related to the improvements was approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23228

[ID#25-129](#)

**Salinas Police and Fire 2025 Fireworks Enforcement Plan**

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, the 2025 Fireworks Enforcement Plan per Salinas Municipal Code section 5-02.22 was approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

[ID#25-136](#)

**Delegation of Settlement Authority to the City Attorney**

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution delegating authority to settle claims and pending actions against the City, including liability claims and Worker's Compensation claims, that do not exceed two hundred fifty thousand dollars (\$250,000) to the City Attorney was approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23229

[ID#25-144](#)

**Agreement with Monterey One Water for Treatment of Pond 3 Industrial Wastewater**

Upon motion by Councilmember D'Arrigo, seconded by Councilmember De La Rosa, Resolution delegating authority to the City Manager to execute agreement with Monterey One Water for the temporary diversion of industrial wastewater from the City's Industrial Wastewater Treatment Facility using the pond 3 pump station to Monterey One Water was approved. The motion carried by the following vote:

**Ayes:** 7 - Councilmember Barajas, Councilmember Barrera, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar, Councilmember Sandoval and Mayor Donohue

Enactment No: RES 23230

**PUBLIC HEARINGS - CONTINUED TO MAY 6, 2025**

[ID#25-110](#)

**Conditional Use Permit 2024-058; Request to establish and operate a proposed off-sale alcohol related use (Type 20 ABC license) at an existing food and beverage sales use located at 695 East Alisal Street in the Commercial Retail - East Alisal Street/East Market Street Focused Growth Overlay (CR-FG-5) Zoning District**

*Continued to May 6, 2025.*

**A motion to approve a resolution finding the project exempt pursuant to Section 15061(b)(3) of the CEQA Guidelines, affirming the findings, and approving Conditional Use Permit 2024-058**

[ID#25-036](#)

**City Development Impact Fees Annual Adjustment**

*Continued to May 6, 2025.*

**Approve a Resolution increasing the City Development Impact Fees by 1.6% effective July 1, 2025.**

[ID#25-120](#)

**Fiscal Year 2025-26 City-Wide Schedule of Fees and Service Charges Annual Update**

*Continued to May 6, 2025.*

**Approve a Resolution authorizing adjustments and additions to the City-Wide Schedule of Fees and Service Charges effective July 1, 2025.**

**CONSIDERATION**

[ID#25-141](#)

**Report on Residential Rental Registration and Rent Stabilization Program Implementation**

*Received report from Community Development Director Lisa Brinton regarding the residential rental registration and rent stabilization program implementation. On March 25, 2025, Salinas City Council Meeting, the City Council directed staff to provide a report*

*to the City Council on the Residential Rental Registration, Rent Stabilization, Tenant Protection and Just Cause Eviction, and Tenant Anti-Harassment ordinances (the "Ordinances"). The report provided a summary of each ordinance, implementation actions, identified implementation challenges and feedback, provided program data to date, and presented alternatives for the City Council's consideration.*

*Received public comment from the following members of the public in attendance and on Zoom:*

*Rose Clark, Translation provided by J.A.V. Language Solutions*

*Jose Guerra*

*Jesus Morales*

*Kathy Andersen*

*Unidentified audience member*

*Luis Xago Juarez, BHC/CCA/Centro Binacional/Monterey Central Business Council*

*Josie Topete*

*Nidia Soto, Translation provided by J.A.V. Language Solutions*

*Ignacio Fragoso*

*Ahelea Alvarado*

*Tony*

*Unidentified audience member, Translation provided by J.A.V. Language Solutions*

*Bill Felting, Pacific Valley Bank*

*Bella Sandoval*

*Unidentified audience member*

*Dr. John Silva*

*Lewis Aledo*

*Mark Foley*

*Adam*

*Eric Phelps*

*Juliet Valeria, Center for Community Advocacy*

*Unidentified audience member*

*Mike Hanely, Realtor*

*Unidentified audience member*

*Unidentified audience member*

*Carlos Veracruz Nava, Translation provided by J.A.V. Language Solutions*

*Eric Carson*

*Unidentified audience member*

*Victor Garcia, Teamsters*

*Manuel Garcia, Center for Community Advocacy*

*Erica Cruz*

*Craig Toban*

*Jose Guzman*

*Audrey Wardwell*

*Amy Salmina*

*Judy Myers*

*Laura Renos, Translation provided by J.A.V. Language Solutions*

*Columba Rios, Center for Community Advocacy Leader, Translation provided by J.A.V. Language Solutions*

*Guadalupe Hernandez*

*Maria Chavez, Translation provided by J.A.V. Language Solutions*

*Dr. Jaime Gonzalez, Physician*

*Michael Sepolis*

Jason Haeida  
Eloise Shimm  
Bill Freeman  
Elenore Elliot  
Joel Hernandez, Center for Community Advocacy  
Unidentified audience member, Translation provided by J.A.V. Language Solutions  
Brian Higgins  
David Maisonneuve  
Unidentified audience member  
Crystal  
Francisco Rodriguez, Central Labor Council  
Unidentified audience member  
Unidentified audience member, Building Healthy Communities  
Unidentified Audience Member  
Yatziri  
Lucia Ruiz, Translation provided by J.A.V. Language Solutions  
Marina Gomez, Translation provided by J.A.V. Language Solutions  
Josefina Martinez, Translation provided by J.A.V. Language Solutions  
Diego Perez, Translation provided by J.A.V. Language Solutions  
Hap Albert  
Derrick McClain, Aladdin Properties  
Antonio Aguilar, Translation provided by J.A.V. Language Solutions  
Nelson Vega  
Orlando Osornio, Former District 4 Councilmember  
Carla Viviana Gonzalez, Former District 1 Councilmember  
Rosa  
Liz Camacho  
Cesar  
Unidentified audience member, Translation provided by J.A.V. Language Solutions  
Omar Perez  
Yadi  
Sabino Lopez, Center for Community Advocacy  
Sofia, Translation provided by J.A.V. Language Solutions  
Jaime Villegas  
Bonnie  
Chris Barrera, Realtor and LULAC President  
Eric Petersen  
Miguel Pelayo  
Matt Huerta  
Wes White  
Unidentified audience member  
Erica  
Lori Mazzuca  
Anil Babar  
Nick  
Esther, Monterey County Renters United  
Karla Lobo  
Faraz, Physician  
Jennifer Mills  
Andrea Manzo  
Jamie, Translation provided by J.A.V. Language Solutions  
Alicia Metters  
Juanita Aguilar, Translation provided by J.A.V. Language Solutions  
Pedro Moreno

Airam Coronado

Emily

Unidentified audience member

Iveth Hernandez, Translation provided by J.A.V. Language Solutions

Rosalyn Green

Nayeli

Alma Loreda, Padres Unidos, Translation provided by J.A.V. Language Solutions

Tracy

#### MOTION

Councilmember D'Arrigo made a motion directing staff to return to the City Council as soon as possible with ordinances to repeal all four (4) of the Ordinances. Motion was second by Councilmember De La Rosa.

#### SUBSTITUTE MOTION

Councilmember Barajas made a motion to directing staff to return to the City Council as soon as possible with ordinances to repeal all four (4) of the Ordinances; bring back a rental assistance program and a monthly housing report to Council to hold the City accountable. Motion was second by Councilmember Salazar.

**Upon motion by Councilmember Barajas, seconded by Councilmember Salazar, Substitute Motion directing staff to return to the City Council as soon as possible with ordinances to repeal all four (4) of the Ordinances; bring back a rental assistance program; and a monthly housing report to Council was approved. The motion carried by the following vote:**

**Ayes:** 5 - Councilmember Barajas, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar and Mayor Donohue

**Noes:** 2 - Councilmember Barrera and Councilmember Sandoval

#### [ID#25-104](#)

#### **Sanitary Sewer Rate Increase**

*Received report from City Engineer Adriana Robles regarding the sanitary sewer rate study ("Study") for the wastewater enterprise program. The Study developed a ten-year financial plan to help ensure that the wastewater enterprise fund meets financial obligations for ongoing operations and maintenance, debt service, and capital improvements while maintaining prudent financial reserves. Salinas' wastewater program is a self-supporting enterprise of the City that includes the sanitary sewer system, staff, equipment, and supplies. Rate payer fees fund ongoing costs of operations, maintenance, administration, regulatory compliance, debt service, capital improvements and maintenance. The Study anticipates an increase to \$16.35 with a 2% annual escalation rate to meet the programmed capital improvement projects and maintenance costs. Proposition 218 requires a public hearing to be held for the proposed rate increase. The public hearing is proposed to be scheduled for the June 17, 2025, City Council meeting. Report filed with the City Clerk as the official record.*

*Received public comment from the following members of the public in attendance and on Zoom:*

*Amy Salmina*

*Liz Camacho*

*Mike, Salinas Resident*

*Karla Lobo*

**Upon motion by Councilmember Barajas, seconded by Councilmember D'Arrigo, Resolution accepting the Sewer Rate Study, approving the Sewer Rate**

**Schedule, and directing staff to distribute Proposition 218 Public Hearing Notices for proposed sanitary sewer rate increases with the public hearing to be held on June 17, 2025 was approved. The motion carried by the following vote:**

**Ayes:** 5 - Councilmember Barajas, Councilmember D'Arrigo, Councilmember De La Rosa, Councilmember Salazar and Mayor Donohue

**Noes:** 2 - Councilmember Barrera and Councilmember Sandoval

Enactment No: RES 23231

## **COUNCILMEMBERS' REPORTS, APPOINTMENTS AND FUTURE AGENDA ITEMS**

*Councilmember Sandoval expressed gratitude for a wonderful Easter spent with family. He acknowledged the community's engagement at various events and commended the city's communications team for effectively updating the public through the city website.*

*Councilmember Barrera requested a moment of silence to honor the 50th anniversary of the thirty-two Bracero field workers who lost their lives in a bus accident. He emphasized the significance of remembering both the deceased and the survivors.*

*Councilmember Barajas announced that the city is accepting applications for the Community Arts Grant Program through May and urged interested individuals to apply via the city website. He invited the community to attend the inauguration of the inclusive playground at Williams Ranch on May 1 at 3 p.m. Additionally, he announced he is hosting his first "Café con Jose" event on May 3 at 10 a.m. at Natividad Creek Park. He also reported that he will be attending the California League of Cities City Leader Summit in Sacramento and the California Community Choice Aggregation Conference in Irvine. In closing, he announced other upcoming events and meetings including the Lesbian Day of Visibility on May 3 from 5:00 to 7:30 p.m. at Heirloom Pizza in downtown Salinas, organized by Salinas Valley Pride and internship opportunity with Salinas Valley Recycles for high school students interested in environmental stewardship.*

*Councilmember Salazar shared updates on his recent activities in including visiting with local businesses to engage with owners and discuss district matters.*

*Councilmember De La Rosa reported she that she attended various meetings, including a SUBA meeting, a Solid Waste Authority Board meeting in Gonzales, and a Community Human Services meeting in Del Rey Oaks. She participated in the ribbon-cutting ceremony for Closter Park and expressed appreciation for the well-attended Easter egg hunts throughout the city. In closing, she expressed concerns regarding graffiti on private property and inquired about the time frame for property owners to remove it and requested a report on the status of streetlights on Laurel Drive.*

*Councilmember D'Arrigo reported that the Measure E and G Committees are functioning well, with active participation and a quorum. She also reported that she attended the CASP Awards breakfast and Salinas Valley Chamber of Commerce Award Lunch with the Mayor and other members of the Council. She also reported that she will be traveling to Sacramento for the California Cities Leaders Summit.*

*Mayor Donohue acknowledging the busy schedule of the Councilmembers and adjourned the meeting with a moment of silence in honor of the thirty-two Bracero field workers who lost their lives in a bus accident.*

**ADJOURNMENT**

*Meeting adjourned at 9:58 p.m.*