



**January 14, 2025
MINUTES**

District 1 Rachel Nerio- Guerrero Mayor	District 2 Maribel Reynosa Council Member	District 3 Benjamin Prado Vice Mayor	District 4 Kuldip Thusu Council Member	District 5 Linda Launer Council Member
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COUNCIL MEMBERS PRESENT:

Launer, Nerio-Guerrero, Reynosa, Prado, Thusu

COUNCIL MEMBERS ABSENT:

None.

STAFF MEMBERS PRESENT:

Alaniz, Avila, Chastain, Iriarte, James, Lew, Montejano, Patlan, Solis, Watts

1. Work Session - 6:00 PM

1.1. Update on Comprehensive Dinuba Zoning Ordinance Update (KSch)

Mayor Nerio-Guerrero opened the Work Session at 6:00 p.m.

City Planner Schoettler presented an update to the Comprehensive Dinuba Zoning Ordinance and other code amendments. Shoettler advised that the next step is to finalize the ordinance and host a public hearing for adoption.

2. OPENING CEREMONIES - 6:30 PM

2.1. Welcome and Call to Order

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

2.2. Invocation

Chaplain Garcia led the Invocation.

2.3. Pledge of Allegiance

Fire Chief Chastain led the Pledge of Allegiance.

3. 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.

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.

Roxanne Serna representing Senator Melissa Hurtado's office approached the podium to share with staff and the Council that Hurtado is open to hearing concerns and requests for the new budget.

Rosalie Ware approached the podium to express her concern about the Haden apartment fire.

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 December 10, 2024 as presented.

5.2. SUBJECT

Resolution No. 2025-02 Approving Budget Amendment No. 2025-10 Authorizing the Purchase of Police Body-Worn Cameras for FY 2024/25 Budget Amendment No. 2025-10 (AI)

RECOMMENDATION

Council to adopt Resolution No. 2025-02 approving Budget Amendment No. 2025-10 authorizing the purchase of 34 (Axon Body 4) body-worn cameras and budgeting \$141,379.03 in Fiscal Year 2024/25 to fund the purchase.

5.3. SUBJECT

Authorization to Execute an Agreement Between the City of Dinuba and College of the Sequoias (GC)

RECOMMENDATION

Council to authorize the Fire Chief to execute an agreement between the City of Dinuba and College of the Sequoias to provide emergency medical technician (EMT) and paramedic field training.

5.4. SUBJECT

Resolution Nos. 2025-03 and 2025-04 Establishing a loan agreement and Budget Amendment in the sum of \$1,000,000 from the City of Dinuba General Fund to the City of Dinuba Transportation Impact Fee Fund for the funding of the Alta/Kamm Roundabout Project (KS)

RECOMMENDATION

Council in one motion, approve Resolutions Nos. 2025-03 and 2025-04 Establishing a loan agreement and Budget Amendment in the sum of \$1,000,000 from the City of Dinuba General Fund to the City of Dinuba Transportation Impact Fee Fund for the funding of the Alta/Kamm Roundabout Project.

5.5. SUBJECT

Resolution No. 2025-06 Amending the Fiscal Year 2024-25 Salary Schedule to Reflect Minimum Wage Adjustments (MA)

RECOMMENDATION

Council adopt Resolution No. 2025-06 amending the FY 2024/25 salary schedule to reflect increase in the minimum wage as required by law.

5.6. SUBJECT

Authorization to Execute Fire Reporting and EMS Charts Software Contract(GC)

RECOMMENDATION

Approve the sole source contract for fire reporting and ePCR software from Image Trend LLC in the amount of \$44,610 for year one and \$34,700 in subsequent years.

5.7. SUBJECT

Resolution No. 2025-05 Approving Vision Zero Policy for the City of Dinuba (GA)

RECOMMENDATION

Council to adopt Resolution No. 2025-05 approving goals and policies for the Vision Zero Program aimed at zero traffic fatalities or serious injuries on Dinuba roadways.

5.8. SUBJECT

Acceptance of Donation from Valley Strong Credit Union (GC)

RECOMMENDATION

Council to accept a donation from Valley Strong Credit Union in the amount of \$10,000 for the purchase of an inflatable fire safety house.

5.9. SUBJECT

Approval of Contract for Zoll Data Systems Cloud-Based Ambulance Billing Software Upgrade (GC)

RECOMMENDATION

Council to approve contract with Zoll Data Systems to upgrade to cloud-based ambulance billing software in the amount of \$35,172 for year one and \$24,672 for each subsequent year up to five years and authorizing the City Manager or designee to execute all necessary documents related to the contract.

5.10. SUBJECT

Resolution No.2025-01 Approving a Budget Amendment for Dinuba Sportsplex Restoration Project and contract approval between Dynamic Sports Construction and City of Dinuba (SH)

RECOMMENDATION

Council to adopt Resolution No. 2025-01 approving 'Exhibit 1' Budget Amendment for the Sportsplex Restoration Project in the amount of \$55,750.00 and authorize agreement between Dynamic Sports Construction and City of Dinuba.

A motion was made by Mayor Reynosa, second by Council Member Launer, to review and approve the Consent Calendar as presented.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

6. WARRANT REGISTER

6.1. SUBJECT

Warrant Register December 13, 20 & January 3, 10, 2025 (KS)

RECOMMENDATION

Council to review and approve the Warrant Register as presented.

A motion was made by Council Member Prado , second by Council Member Thusu, to review and approve the Warrant Register as presented.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

7. PUBLIC HEARING

7.1. SUBJECT

Development Impact Fee Annual Report for FY 2023/24 (GA)

RECOMMENDATION

Council to conduct a public hearing on the Fiscal Year 2023/24 Development Impact Fee Annual Report and file the report with the Office of the City Clerk.

Fiscal Analyst I Anna Santillan presented on the Fiscal Year 2023/24 Development Impact Fee Annual Report.

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, second by Council Member Launer, to conduct a public hearing on the Fiscal Year 2023/24 Development Impact Fee Annual Report and file the report with the Office of the City Clerk.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

8. MAYOR/COUNCIL REPORTS

The Council reported attending various meetings and community events.

9. CITY MANAGER COMMUNICATIONS

City Manager Patlan shared that he is looking forward to the new year.

10. CITY STAFF COMMUNICATIONS

Assistant City Manager James is looking forward to the new year.

Fire Chief Chastain gave an update on the crew assigned to the Palisades fire. Chastain reported that he will be traveling to Nebraska to inspect the new ladder truck. Chastain reported that Fire Captain Greco has submitted her resignation. Her last day is February 1st.

Police Chief Iriarte congratulated Sergeant Aguayo for graduating from a leadership course. Iriarte reported on current recruitments within the department and shared that the department is providing additional traffic support at the new Dinuba High School.

Engineer Watts shared an update on Viscaya Park and the Fire training facility.

11. CLOSED SESSION

11.1. Liability Claim (MA)

Pursuant to GC 54956.95; Claimant(s): Isabel Ayala
Agency Claimed Against: City of Dinuba

The claim was rejected.

11.2. Conference with Real Property Negotiators

Pursuant to GC 54956.8, Purchase of Real Property
Agency Negotiator(s): Luis Patlan, City Manager and Daniel James, Assistant City Manager, and Public Works Director, George Avila
Under Negotiation: Sale of City Property

No reportable action.

11.3. Conference with Real Property Negotiators

Pursuant to GC 54956.8, Purchase of Real Property
Agency Negotiator(s): Luis Patlan, City Manager and Daniel James, Assistant
City Manager
Under Negotiation: Use and sale of City Property (APNs: 017-153-007 and 017-
141-003)

No reportable action.

12. ADJOURNMENT

Mayor Nerio-Guerrero adjourned the meeting at 7:25 p.m.



Department: Planning and Development

January 14, 2025

To: Mayor and City Council
From: Karl Schoettler, City Planning Consultant
Subject: Update on Comprehensive Dinuba Zoning Ordinance Update (KSch)

RECOMMENDATION

Council to receive update on the Comprehensive Dinuba Zoning Ordinance update (and other code amendments) and provide input and direction to staff.

EXECUTIVE SUMMARY

Staff has completed work on a comprehensive update of the Dinuba Zoning Ordinance and an informational overview is being presented to receive input and direction from City Council, prior to scheduling a public hearing for adoption. Several "cleanup" amendments to other parts of the Dinuba Municipal Code are also presented for review and consideration.

OUTSTANDING ISSUES

None.

DISCUSSION

More than any other law or policy, the Zoning Ordinance helps to shape the character of the City. City staff have been working on a comprehensive update of the Dinuba Zoning Ordinance with the goal of improving the City's planning processes in order to make these processes clearer for developers, and the general public.

In general, the Zoning Ordinance does the following:

- Divides the City into zones, based primarily on uses, such as residential, commercial, industrial, public and agriculture. The intent is to establish a harmonious community by separating and buffering incompatible land uses to the degree practical
- Establishes which uses are permitted in each zone.
- Establishes standards regulating the size, height and bulk of buildings.
- Establishes standards relating to the size of building setbacks and yards.
- Establishes standards for the number of parking spaces required for various uses, and the design of parking facilities.
- Establishes standards for landscaping, fencing and screening.
- Establishes regulations for signs, to ensure businesses can identify themselves (while avoiding visual clutter and blight that can result from numerous and large signs).
- Establishes regulations for special uses (such as businesses that sell adult-oriented material)
- Establishes procedures for various types of zoning permits

The existing ordinance has been updated at various times in the past; the oldest portions date back to 1993, with more recent updates being in 2008. Most recently the City Council adopted new regulations for permitted uses in commercial zones. Given the age of the Zoning Ordinance, staff felt it prudent to review, update, and modernize several sections of the Zoning Ordinance. These updates are intended to accomplish a number of goals, including:

- Ensuring the ordinance is legally sound and consistent with State housing and zoning laws including laws on Accessory Dwelling Units and the new SB 9 (housing) requirements;
- Simplify and clarify complicated planning permit processes;
- Implement policies of the Dinuba General Plan, including promoting walkable neighborhoods by incorporating smart-growth and form-based zoning standards and mechanisms;
- Revising, updating and clarifying permitted use lists in each zone district;
- Updating definitions and terminology;
- Adding new zones where desired.
- Eliminating unused zone districts;
- Updating standards pertaining to specific issues like fencing, parking, accessory uses and structures, etc.;
- Making the Ordinance more user-friendly through the addition of tables and graphic illustrations of complex zoning standards;
- Eliminating unneeded and repetitious sections of the Zoning Ordinance;
- Correcting other problem issues identified by staff, Commission, etc.

Staff presented the Zoning Ordinance updates to the Planning Commission several times, who offered valuable input and feedback. The draft Ordinance has also been reviewed by the City Attorney, who provided minor edits. The ordinance is now ready for adoption in public hearings but before that, staff would like to share the ordinance with the City Council on an informational basis, to receive feedback and questions prior to public hearings and adoption.

A summary of the proposed updates is attached herein as 'Attachment A.' This summary summarizes key changes and amendments within each chapter in the ordinance and is intended to provide a clear outline of the proposed changes for the City Council's consideration.

Other Code Amendments

As staff worked on the Zoning Ordinance update, it was observed that code amendments in several other areas outside of the Zoning Ordinance were also outdated. Staff felt it would be efficient to update and modernize these areas as well. These updates are proposed as "cleanup" measures, and include the following:

City Funding of the Chamber of Commerce

The City of Dinuba and the Dinuba Chamber of Commerce have recently work together to update and modernized the agreement between the two agencies. The execution of this new agreement means that the language contained in Section 5.04.130 of the Municipal Code regarding the funding of the Dinuba Chamber of Commerce is no longer required, as it is redundant.

Alcohol in City Parks

Section 9.36 of the Dinuba Municipal Code prohibits the consumption of alcoholic beverages in City parks, however as written, it does allow for alcohol sales during city-approved events like the annual Barbeque and Brew Fest, car shows and fairs - where the sales of such beverages may be appropriate.

Accordingly, this section is proposed to be amended to exempt city-approved events from the prohibition of alcohol (provided that proper City review of the event occurs, and permits are obtained from the State of California, Department of Alcoholic Beverages (ABC).

A copy of the full Draft Zoning Ordinance Update is attached herein as 'Attachment B.' Staff recommends City Council receive information on the Comprehensive Dinuba Zoning Ordinance update (and other code amendments) and provide input and direction to staff. Upon receiving input from Council, a public hearing will be scheduled for a future City Council meeting.

FISCAL IMPACT

The City Council previously budgeted for the update of the Zoning Ordinance.

PUBLIC HEARING

Public hearing notices will be published prior to public hearings scheduled with the Planning Commission and City Council, for adoption of the Zoning Ordinance update and other code amendments.

ATTACHMENTS:

Description

[A. Summary of Changes to Zoning Chapters](#)

[B. Draft Zoning Ordinance Update](#)

ATTACHMENT “A”

Summary of Amendments to Dinuba Zoning Ordinance

The following is an overview/summary of draft chapters of the updated Dinuba Zoning Ordinance. For each chapter the overview provides a summary of the chapter and changes/improvements over the same chapter or similar topics in the existing Zoning Ordinance.

General Changes and Improvements

Throughout the ordinance the consultant has made the following general changes to individual chapters and topics

- Simplified language has been used where possible
- Graphics have been added where appropriate to summarize zoning standards and make it easier to digest standards
- An icon graphic is included next to the chapter title – to symbolize the content of the chapter
- More white space and separation of text, to make it easier to read.

Chapter 1: The Zoning Ordinance

This chapter establishes the Zoning Ordinance as a distinct topic within the Dinuba Municipal Code.

Key Changes/Improvements

- Simplified language
- A chapter icon/graphic has been added to the first page.

Chapter 3: Administration

The “Administration” chapter establishes responsibilities for administering the Zoning Code, including city staff, the Planning Commission and City Council.

Key Changes/Improvements

- Simplified language
- A chapter icon/graphic has been added to the first page.

Chapter 5: Public Hearings

This chapter establishes procedures for the conduct of public hearings for those projects that are subject to public hearings.

Key Changes/Improvements

- This section now has its own chapter for greater ease of use. In the existing code it is combined with other information, making it less easy to find.
- Simplified language.
- A chapter icon/graphic has been added to the first page.

Chapter 9: Zoning Districts

This chapter summarizes all of the City's zones. Among other items this chapter includes references to the official zoning map, overlay zones, definitions of zone boundaries and connections to other city codes.

Key Changes/Improvements

- Simplified language and better organization of topics
- A chapter icon/graphic has been added to the first page.

Chapter 11: RCO Zone (Resource, Conservation and Open Space)

The RCO zone is applied to numerous public properties around Dinuba including public schools, parks, the wastewater treatment plant, stormwater basins, City Hall, and other facilities.

Key Changes/Improvements

- Simplified language, standards and organization
- Graphic to illustrate key zoning standards.
- A chapter icon/graphic has been added to the first page.

Chapter 13: AN zone (Agriculture)

The AN zone is intended to be applied to parcels in the city that are used for agriculture and which likely will not be urbanized for many years. In this sense the AN zone functions as a "reserve" zone – keeping land in agricultural use until it is needed (and deemed appropriate) to be developed with urban uses.

Key Changes/Improvements

- Simplified language, standards and organization
- Graphic to illustrate key zoning standards.
- A chapter icon/graphic has been added to the first page.

Chapter 15: RA Zone (Residential Acreage)

The RA zone typically is applied to "large lot" residential areas that may also feature some aspects of agriculture, such as the limited keeping of farm animals. The minimum lot size of this zone is 20,000 square feet, which is double the minimum lot size of the largest R-1 zone.

Key Changes/Improvements

- Simplified language, standards and organization
- Graphic to illustrate key zoning standards, such as setbacks, building height, lot coverage and others.
- Graphic to illustrate fencing regulations.
- A chapter icon/graphic has been added to the first page.

Chapter 17: R-1 Zones (Single Family Residential)

This chapter establishes standards for development in Dinuba's Single Family Residential zones, including the R-1-6, R-1-7.5 and R-1-10 zones.

A major change is to add a new single family residential zone (R-1-5). This zone will allow lot sizes down to 5,000 square feet (versus the current minimum lot size of 6,000 square feet (per the R-1-6 zone). This reflects the current market demand for smaller lot sizes in Dinuba and throughout the Valley (and State).

Key Changes/Improvements:

- All development standards have been simplified and clarified.
- Revised standards for:
 - Rear and side yard fencing changed from 6 to 7 feet high
- Graphics have been added to illustrate and clarify certain zoning standards, including
 - Lot size, width and depth
 - Setbacks
 - Fencing
- New R-1-5 zone created with new/updated standards, including a requirement that garages be set back to create a driveway area that is large enough to accommodate

parking for four vehicles. This is in response to Council concerns over the lack of space for parking with neighborhoods that are more dense.

- Tables have been added to help clarify certain standards
- The chapter refers to the new Residential Design Guidelines
- A chapter icon/graphic has been added to the first page

Chapter 19: RM Zones (Multi-Family Residential)

The RM zones contain development standards for Dinuba's three multi-family residential zones (RM-1.5, RM-2 and RM-3).

Key changes/improvements:

- A graphic is provided to illustrate nine key zoning standards all on one page:
- Additional diagrams are provided for:
 - Front Orientation and Porch Requirement (Implementation of General Plan policy)
 - Fencing
- Tables are provided to summarize certain standards
- The chapter refers to the City's Residential Design Guidelines
- The existing RM zone has extremely complex requirements for open space requirements for multi-family developments. The new ordinance simplifies these to require that 5% of the project site be set aside in open space (that could be landscaped and include amenities such as swimming pools, tennis courts, play equipment, sand boxes, etc.).
- A chapter icon/graphic has been added to the first page

Chapter 21: Permitted Uses in Residential Zones

This chapter contains the list of uses that are permitted in Dinuba's 7 residential zones.

Key Changes/Improvements

- The list of uses has been reorganized and updated to make it easier to read and understand.
- Uses have been organized into five groups to make the list easier to navigate
- Graphics have been added to make the list more user-friendly.
- The list has been updated to comply with recent State laws on housing issues.
- A chapter icon/graphic has been added to the first page

Chapter 23: PO Zone (Professional Office)

The "PO" zone is the Professional Office zone and is primarily intended to facilitate the development of offices and in particular the conversion of older homes into attractive office space.

Key Changes/Improvements

- Specifies that parking be located behind the structure so the front of the site is maintained with attractive landscaping (exceptions are provided).
- Simplified and clarified language and standards
- Graphics to illustrate key zoning standards, including a matrix to summarize standards on one page.
- A chapter icon/graphic has been added to the first page

Chapter 25: C-1 Zone (Neighborhood Commercial)

This zone establishes standards for development in the Neighborhood Commercial zone. This zone is intended to allow for commercial uses in close proximity to residential neighborhoods with uses that are typically needed on a frequent basis.

Key Changes/Improvements

- Language has been simplified to make it easier to interpret the code
- A graphic has been added to illustrate most standards contained in the zone.
- A chapter icon/graphic has been added to the first page

Chapter 27: C-2 Zone (Downtown Commercial)

This zone establishes standards for development in the Downtown Commercial zone. This zone applies to parcels in the downtown area and standards are established to help foster the creation of a pedestrian-oriented shopping, dining and cultural district.

Key Changes/Improvements

- The zone now requires new buildings to be set at the front of the lot with parking to the rear or to the side. This technique is used in many downtowns and helps to strengthen the pedestrian-oriented shopping environment of the downtown.
- New buildings must also include significant window coverage on the walls that front the street. Again, this is to help reinforce the pedestrian-shopping quality of downtown.
- Some language standards have been simplified to make it easier to interpret the code
- A graphic has been added to illustrate most standards contained in the zone.
- A chapter icon/graphic has been added to the first page.

Chapter 29: C-3 Zone (Community Commercial)

This zone is intended to create areas for larger-scale unified shopping centers that cater to the community and the region.

Key Changes/Improvements

- A graphic has been added to illustrate key standards contained in the zone.
- Language has been simplified to make it easier to interpret the code
- A chapter icon/graphic has been added to the first page

Chapter 31: C-4 Zone (General Commercial)

This zone establishes standards for a wide variety of commercial uses, including service activities like auto repair, tire shops, paint and body shops, cabinet shops, equipment repair activities and also traditional retail commercial uses, stores, offices and restaurants.

Key Changes/Improvements

- Language has been simplified to make it easier to interpret the code
- A graphic has been added to illustrate key standards contained in the zone.
- A chapter icon/graphic has been added to the first page

Chapter 33: Permitted Uses in Commercial zones

This chapter lists uses that are permitted (and conditionally-permitted) in the five commercial zones in Dinuba.

Key Changes/Improvements

- A new spreadsheet has been created that groups uses into similar categories, for ease of use and navigation
- Icons have been included in the spreadsheet to make it more user-friendly
- The list of uses has been reviewed and updated to respond to current practices
- A chapter icon/graphic has been added to the first page

Chapter 35: Industrial zones

This chapter establishes standards for both of Dinuba's industrial zones – the "M-1" (Light Industrial zone) and the "M-2" (Heavy Industrial).

Key Changes/Improvements:

- Language has been clarified and simplified,
- A graphic has been added that illustrates key zoning standards
- A chapter icon/graphic has been added to the first page

Chapter 39: Permitted Uses in Industrial Zones

This chapter lists uses that are permitted (and conditionally-permitted) in the two industrial zones in Dinuba.

Key Changes/Improvements

- A new spreadsheet has been created that groups uses into similar categories, for ease of use and navigation
- Icons have been included in the spreadsheet to make it more user-friendly
- The list of uses has been reviewed and updated to respond to current practices. Many commercial uses (inappropriate in industrial zones) that are in the current chapter have been deleted.
- A chapter icon/graphic has been added to the first page

Chapter 41: PUD Zone (Planned Unit Development overlay)

The PUD overlay zone is intended to facilitate creativity in project design by allowing applicants to deviate from certain zoning standards, such as lot size, setbacks, density and others.

Key Changes/Improvements

- Language has been simplified and clarified
- For residential projects the chapter lists upgrades the City may require in order for the project design to truly be considered of superior design.
- The zone requires at least 5% of a project site to be developed as open space.
- A chapter icon/graphic has been added to the first page

Chapter 45: Special Uses Standards

This zone establishes standards for certain uses (and standards) that may require extra consideration and review. In the existing zoning ordinance these uses and standards are scattered in various location of the code. This new chapter brings them all together in one place. Uses and standards listed in this zone include:

- Home Occupations
- Mixed Uses
- Service Stations
- Temporary Uses
- Caretaker Facilities
- Temporary Modular Structures
- Recycling/Buyback Centers
- Accessory Dwelling Units

Attachment "A" (Summary of Zoning Ordinance Changes)

- Wireless Telecommunication Equipment
- Sexually Oriented Businesses
- Outdoor Storage Yards
- Building height.
- Swimming Pools in Residential Zones
- Garage conversions
- Bed and Breakfast Facilities.
- Sight Distance
- Regulation of Adult Material
- Businesses Selling Alcoholic Beverages
- Wireless Communication Facilities
- Manufactured housing.
- Garage Sales
- Mobile Home Parks

Key Changes/Improvements

- This chapter brings certain uses that are currently scattered around the existing ordinance into one easy-to-navigate chapter.
- Language has been simplified and clarified.
- A graphic has been provided to illustrate standards for mobile home parks
- A chapter icon/graphic has been added to the first page

Chapter 47: Landscaping and Irrigation

This chapter establishes requirements for landscaping and irrigation improvements that are required for new development projects.

Key Changes/Improvements

- The chapter includes standards so that future landscaping designs comply with the State of California's standards for low-water-using landscape designs (known as the Model Water Efficient Landscape Ordinance (MWELo)).
- The chapter also refers readers to the Dinuba Landscape Design Guidelines.
- A chapter icon/graphic has been added to the first page

Chapter 49: Parking and Loading

This chapter establishes standards for the installation of parking and loading facilities for various types of land uses (residential, commercial, industrial and public/institutional).

Key Changes/Improvements

- Uses are sorted into similar categories and a graphic added, to help make it easier to find and understand the requirements.
- Language has been simplified and clarified.
- To promote and facilitate bicycling in Dinuba, the chapter establishes standards for bicycle racks for certain types of uses.
- Standards for restaurants have been updated (reduced).
- Graphics have been added to illustrate standards of parking lot design and landscaping.
- A chapter icon/graphic has been added to the first page

Chapter 51: Signs and Advertising

This chapter establishes standards for the regulation of signs in Dinuba. The chapter is mostly unchanged since these standards were overhauled in 2018.

Key Changes/Improvements

- Businesses will be able to place multiple signs on building walls – as long as the total area (size) of all the signs does not exceed the maximum sign area that is allowed by the sign ordinance's size calculation. The current ordinance limits buildings to one sign per wall.
- The ordinance has also been amended to allow additional freestanding signs along commercial frontages (reducing the distance from 1,000 feet to 250 feet between signs on an individual site). This change is based on recent commercial developments in the City.
- A chapter icon/graphic has been added to the first page

Chapter 53: Zoning Ordinance Amendments

This section establishes procedural actions when someone wishes to change the zoning on property, and also when a change to the text of the Zoning Ordinance is proposed.

Key Changes/Improvements

- The process has been pulled out of the existing Permits chapter and given its own chapter, for greater ease of use and understanding
- Language has been clarified and simplified
- A flow chart has been added to summarize the process
- A chapter icon/graphic has been added to the first page

Chapter 55: Site Plan Review

This chapter establishes procedures and findings for development projects that are required to undergo Site Plan Review. These include new commercial, industrial and multi-family developments (or additions to such developments).

Key Changes/Improvements

- The Site Plan Review process has been pulled out of the existing Permits chapter and given its own chapter, for greater ease of use and understanding
- Language has been clarified and simplified
- A flow chart has been added to summarize the process
- A chapter icon/graphic has been added to the first page

Chapter 57: Conditional Use Permits

This chapter establishes procedures and findings for development projects that are required to obtain a Conditional Use Permit (CUP).

Key Changes/Improvements

- The CUP process has been pulled out of the existing Permits chapter and given its own chapter, for greater ease of use and understanding
- Language has been clarified and simplified
- A flow chart has been added to summarize the process.
- A chapter icon/graphic has been added to the first page

Chapter 59: Variances, Minor Deviations and Reasonable Accommodations

This chapter prescribes the procedure and findings for applicants seeking relief from certain zoning standards. The Chapter also includes a process for Minor Deviations (which can be approved by staff when the requested deviation is less than 20 percent of the specific standard). Finally, a Reasonable Accommodations process has been added, which is the modification of a zoning standard to allow disabled individuals the ability to fully enjoy their property. An example might be a covered wheelchair ramp that protrudes into a required setback area.

Key Changes/Improvements

- The Variance process has been pulled out of the existing Permits chapter and given its own chapter for greater ease of use and understanding
- Language has been clarified and simplified
- A Minor Deviations process has been added

- As required by State law, a Reasonable Accommodations section has been added
- A flow chart has been added to summarize the processes.
- A chapter icon/graphic has been added to the first page

Chapter 61: Non-Conforming Uses and Structures

This chapter establishes standards to govern uses and structures that do not conform with zoning standards for the zone in which they are located. A common example would be a residential unit in a commercial zone. Procedures and time frames are established that determine when non-conforming uses can no longer exist or when non-conforming structures can be expanded and when they cannot.

Key Changes/Improvements

- Language has been clarified and simplified
- A chapter icon/graphic has been added to the first page

Chapter 63: Appeals

This chapter establishes procedures when an appeal has been filed. An appeal can be filed when anyone disagrees with the action of the City Planner (to approve or deny a project) or an action of the Planning Commission. Any decision of the City Planner on a project may be appealed to the Planning Commission. Further, any decision of the Planning Commission may be appealed to the City Council. All decisions of the City Council are final.

Key Changes/Improvements

- The Appeals process has been pulled out of the existing Permits chapter and given its own chapter, for greater ease of use and understanding
- Language has been clarified and simplified
- A chapter icon/graphic has been added to the first page

Chapter 65: Enforcement

This chapter establishes the legal basis for enforcement of the Zoning Ordinance.

Key Changes/Improvements

- Language has been clarified and simplified
- A chapter icon/graphic has been added to the first page

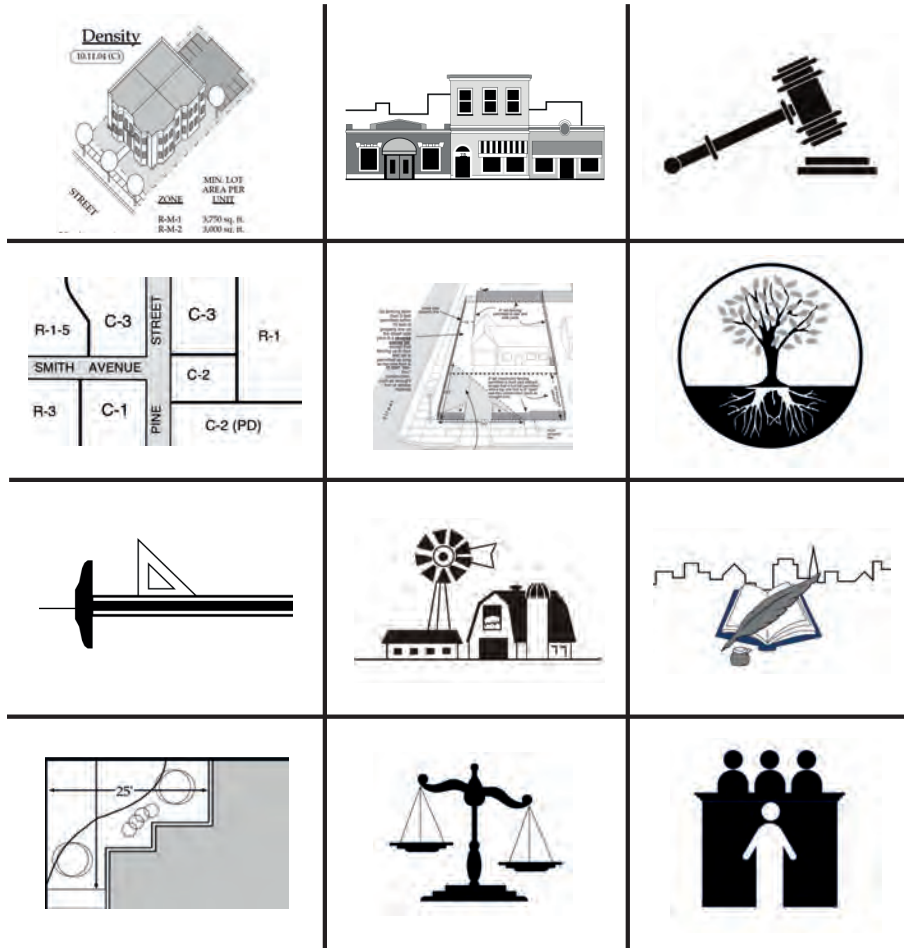
Chapter 67: Definitions

This chapter establishes definitions for terms that are used throughout the Zoning Ordinance.

Key Changes/Improvements

- Language has been clarified and simplified
- Definitions no longer needed have been deleted while some new terms have been added
- Graphics have been added for some definitions
- A chapter icon/graphic has been added to the first page

DRAFT Dinuba Zoning Ordinance



City of Dinuba



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City of Dinuba

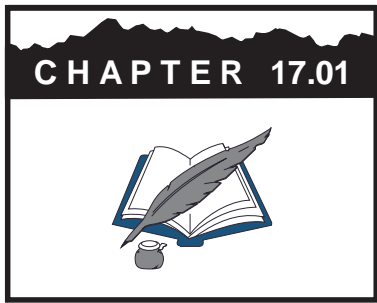
Prepared by



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The Zoning Ordinance

Sections

17.01.010	Adoption
17.01.020	Purpose and Objectives
17.01.030	Short title.
17.01.040	Components of the zoning ordinance.
17.01.050	Severability.
17.01.060	Compliance required.
17.01.070	Interpretation.
17.01.080	Application

17.01.010 Adoption

Pursuant to California Government Code Section 65000 et. seq., a zoning ordinance is hereby adopted by the City of Dinuba. The Zoning Ordinance, hereinafter referred to as the “Ordinance”, is a document that regulates the use of land in the city limits of Dinuba.

17.01.020 Purpose and Objectives

The Ordinance is enacted to protect and promote the public health, safety and general welfare, and to facilitate the planning of the City of Dinuba in a precise and orderly manner consistent with the Dinuba General Plan. In support of this purpose, the Ordinance is adopted in order to implement the following objectives:

- Provide standards for the orderly development of Dinuba;
- Conserve natural resources;
- Maintain and protect the value of property;
- Ensure the provision of adequate open space for light, air, and recreation;

- Promote the economic stability of existing land uses that conform to the General Plan and protect them from intrusions by inharmonious or harmful land uses;
- Permit the development of residential, office, commercial and industrial land uses in accordance with the general plan in order to strengthen Dinuba's economic base;
- Protect the character of Dinuba's downtown and its residential neighborhoods;
- Provide the private sector with a document upon which it can base investment decisions;
- Inform the public where certain types of development will occur in the community as well as the development standards to which they will develop;
- Coordinate with the County of Tulare with regards to the use of land within Dinuba's General Plan planning area, and the standards to which development will conform if it occurs outside the city limits.

17.01.030 Short title.

The ordinance codified in this title shall be known as the "Zoning Ordinance." The words "ordinance" and "code" as used herein shall have the same meaning.

17.01.040 Components of the zoning ordinance.

The zoning title shall consist of a zone plan designating certain districts and a set of regulations controlling the uses of land; the density of population; the uses and locations of structures; the height and bulk of structures; the open spaces around structures, the appearance of certain uses and structures; the areas and dimensions of sites; the location, size and illumination of signs; location and height of fencing; and requiring the provision of off-street parking and off-street loading facilities.

17.01.050 Severability.

If any provisions, or the application to any person or circumstances, is held invalid, the remainder of this title (and the application of such provisions to other persons or circumstances) shall not be affected.

17.01.060 Compliance required.

No building or structure shall be constructed or reconstructed, moved, altered, converted or located nor shall any building or land be used for any purpose other than as permitted by (and in conformance with) this title, and all other applicable statutes, ordinances, rules and regulations, maps, plans and other requirements and documents referred to herein.

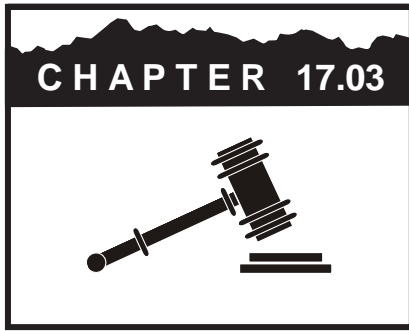
17.01.070 Interpretation.

- A. In the interpretation and application, the provisions of this title are held to be minimum requirements except where they are expressly stated to be otherwise. No provision of this title is intended to interfere with any existing ordinance of the City of Dinuba, except as specifically repealed herein, or deed restriction, covenant, easement or other agreement between parties; provided, that where this title imposes greater restrictions or regulations than are imposed by an existing ordinance, deed restriction, covenant, easement or agreement between parties, this title shall control.

- B. In event of need for clarification or interpretation, the Planning Commission shall ascertain all pertinent facts and by resolution shall set forth its findings. Said resolution shall be transmitted to the City Council and, if approved by the Council, said clarification or interpretation shall govern until modified by resolution adopted in like manner or by appropriate amendment of this title. The foregoing shall apply in the following cases:
 - 1. If ambiguity arises concerning the appropriate classification of a particular use within the meaning and intent of this title;
 - 2. If ambiguity exists with reference to matters of height, yard, area and other requirements;
 - 3. If uncertainty exists with reference to a zone boundary;
 - 4. If unforeseen conditions arise or technological changes have been introduced;
 - 5. If ambiguity or uncertainty arises as to the meaning of any word or provision contained in this title.

17.01.080 Application

This Ordinance shall apply to all property inside the Dinuba city limits whether owned by private persons or by public entities, including the federal government, the State of California or any of its agencies or political subdivisions; by school districts or special districts, by any city or county, or by any authority or district organized under the laws of the State. Lands that are exempt from these regulations include: public streets and alleys, and railroad rights-of-way.



Administration

Sections

- 17.03.01 Authority**
- 17.03.02 City Council**
- 17.03.03 Planning Commission**
- 17.03.04 Planning Director**
- 17.03.05 Head Building Official**
- 17.03.06 City Engineer**

17.03.01 Authority

This Ordinance is the primary tool for implementing the goals, policies and action programs of the Dinuba General Plan, the Dinuba Subdivision Ordinance and any planned unit developments, specific plans or master plans. The authority to execute this Ordinance shall be vested with the City Council, Planning Commission and other named city officials and public bodies.

17.03.02 City Council

The Dinuba City Council shall be the final authority on zoning ordinance amendments, appeals, general plan and specific plans and their amendments, development agreements, and other permit procedures that may be included in or added to this Ordinance.

The City Council shall also be responsible for appointing persons to the Planning Commission and other decision-making bodies that may be named in this Ordinance.

17.03.03 Planning Commission

The Dinuba Planning Commission shall be the final authority on Conditional Use Permits, Variances, Classification of Uses, and other permits that may be included in or added to this Ordinance. In addition, the Commission shall provide recommendations to the City Council by means of a resolution that details findings on zoning ordinance amendments, general and specific plans and amendments thereto, development agreements and other permit procedures that may be added to the Ordinance.

17.03.04 Planning Director

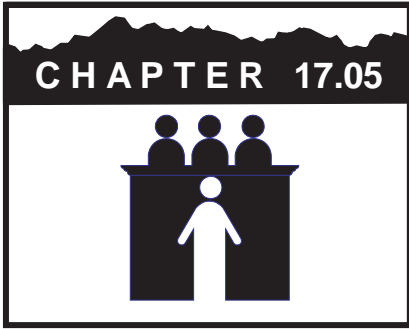
The Planning Director, or assigned representative, shall be the authority on the interpretation, administration and enforcement of the Ordinance. Further, the Planning Director shall be the final authority on Site Plan Reviews, minor deviations and administrative planning permits. Other duties of the Director shall include preparation of reports, resolutions and ordinances that come before the Planning Commission and City Council.

17.03.05 Chief Building Official

The Chief Building Official, or assigned representative, shall be the authority on the interpretation, administration and enforcement of the Uniform Building Code. Other duties of the Building Official shall include enforcement of specified provisions of this Ordinance, securing Ordinance clearance prior to issuing a building permit, notification of persons who are in violation of specified provisions of this Ordinance and other responsibilities that may be included in or added to this Ordinance.

17.03.06 City Engineer

The City Engineer, or assigned representative, shall be the authority on the interpretation, administration and enforcement of the Subdivision Ordinance, the City of Dinuba Improvement Standards Manual, and other responsibilities that may be included in or added to this Ordinance. Other duties of the City Engineer shall include preparation of reports and recommendations on all engineering matters that come before the Planning Commission and City Council, and notification of persons who are in violation of specified provisions of this Ordinance.



Public Hearings

Sections

- 17.05.010** **Notice Requirements**
- 17.05.020** **Contents**
- 17.05.030** **Failure to Receive Notice**
- 17.05.040** **Continuation**

17.05.010 **Notice Requirements**

Where this Ordinance requires a public hearing notice, notice shall be given in all of the following ways:

- a. A public hearing notice shall be published in a newspaper of general circulation not less than 10 days prior to said hearing. If there is no such paper of general circulation, the public hearing notice shall be posted at least 10 days prior to the hearing in at least three public places within the City of Dinuba.
- b. A notice shall be mailed or delivered not less than 10 days prior to the hearing to the owner of the subject property or the owner's authorized agent, the project applicant, and to owners of properties within 300 feet of the subject property (as shown on the latest equalized tax assessment role) and all occupants within 100 feet of the site. If the number of properties exceeds 1,000, the City of Dinuba, in lieu of a notice that is mailed or delivered, may provide a notice by placing a display notice of at least one-eighth page in at least one newspaper of general circulation at least 10 days prior to the meeting.
- c. A public hearing notice shall be posted at least 10 days prior to the hearing in at least three public places within the City of Dinuba.

17.05.020 Contents

The public hearing notice, whether published in a newspaper of general circulation or posted at a public place within the City, shall include the following information: date, time and place of the public hearing; the hearing body or officer that will consider the public hearing item; and a general description of the project and its location.

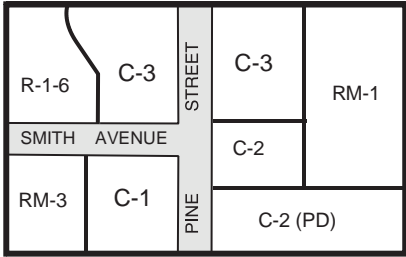
17.05.030 Failure to Receive Notice

Failure of any person or entity to receive a public hearing notice shall not invalidate any proceedings or applications authorized by this Ordinance.

17.05.040 Continuation

Any public hearing conducted under this Ordinance may be continued for reasons including, but not limited to, the need to procure more information to allow a greater understanding of the issue being considered. The Commission or Council shall announce the time and place to which the hearing is to be continued. No further public hearing notice shall be required.

CHAPTER 9



Zoning Districts

Sections

- 17.9.010 Purpose**
- 17.9.020 Definition**
- 17.9.030 Districts**
- 17.9.040 Combining Districts**
- 17.9.050 Official Zoning Map**
- 17.9.060 District Boundaries**
- 17.9.070 District Regulations**
- 17.9.080 Effect of Annexation, Vacation or Abandonment on District Boundaries**
- 17.9.090 Effect on Other Regulations**

17.9.010 Purpose

Pursuant to Government Code Section 65800 et. seq., the State of California grants to the City of Dinuba the power to apply zoning to lands within its city limits. The purpose of zoning is to protect the public health, safety and general welfare. The constitutionality of zoning has been upheld by the United States Supreme Court since 1926, *Euclid v. Amber Realty Company* (272 US 365).

17.9.020 Definition

Zoning is the division of a city into districts, and the regulation within those districts of the height, appearance and bulk of buildings and structures; the area of a lot that may be occupied and the size of required open spaces; the density and intensity of development; and the use of buildings and land for commercial, agricultural, industrial, residential and other purposes.

17.9.030 Districts

Districts are areas within the City of Dinuba within which certain zoning regulations apply. The districts hereby established and into which the City is divided are as follows:

<u>District Symbol</u>	<u>Zone District</u>
RCO	Resource Conservation, Public Use and Open Space
AN	Agriculture
RA	Residential Acreage
R-1-6	Single Family Residential (6,000 square foot minimum lot size)
R-1-7.5	Single Family Residential (7,500 square foot minimum lot size)
R-1-10	Single Family Residential (10,000 square foot minimum lot size)
RM-1.5	Multi-Family Residential (one dwelling per 1,500 square feet of lot area)
RM-2	Multi-Family Residential (one dwelling per 2,000 square feet of lot area)
RM-3	Multi-Family Residential (one dwelling per 3,000 square feet of lot area)
PO	Professional Office
C-1	Neighborhood Commercial
C-2	Downtown Commercial
C-3	Community Commercial
C-4	General Commercial
M-1	Light Industrial
M-2	Heavy Industrial
PUD	Planned Unit Development (Overlay Zone)

17.9.040 Overlay Districts

Overlay districts are areas in Dinuba that may require special regulations due to unique locational features, architecture, historical significance, resources or hazards. These districts may be combined with any of the base districts identified in this Chapter. For purposes of identification on the Official Zoning Map for Dinuba, districts that are joined with an overlay district shall be suffixed with the name of the overlay district. As an example, the zoning for an area of Dinuba that is classified Downtown Commercial (C-2) and contains the historic downtown, which demands unique design regulations, would read as C-2 (PUD), Central Commercial, Planned Unit Development District. Dinuba overlay districts are as follows:

PUD Planned Unit Development

17.9.050 Official Zoning Map

The zoning boundaries of the aforementioned districts and overlay districts shall be shown on the Official Zoning Map of Dinuba. The Official Zoning Map shall be a part of this Ordinance and shall remain on file with the Dinuba Planning and Building Department.

The Dinuba Planning and Building Department shall be responsible for amending the Official Zoning Map when land is annexed into the city or when property is reclassified from one zone to another.

17.9.060 District Boundaries

Where uncertainty exists as to the boundary of any district shown on the Zoning Map, the following rules shall apply.

- a. District boundaries shall coincide with either streets, alleys, property lines or railroad rights-of-way unless otherwise shown on the Zoning Map.
- b. Where doubt exists as to the location of a district boundary within a block, the boundary line shall be the nearest interior lot line existing at the effective date of this Ordinance.

17.9.070 District Regulations

Except as provided for in this Ordinance, no structure or part thereof shall be erected, altered or enlarged, nor shall any site or structure be used in a manner other than is included among the uses hereinafter listed as permitted or conditionally permitted in the district in which the structure or site is located. In addition, no structure or part thereof shall be erected, reconstructed, enlarged or moved into any district that exceeds the development standards for the district in which the structure is located.

17.9.080 Effect of Annexation, Vacation or Abandonment on District Boundaries

Where property is annexed into Dinuba or where property is vacated or abandoned, the following zoning rules shall apply:

- a. Dinuba may pre-zone unincorporated territory adjoining the city for the purpose of determining the zoning that will apply to such territory in the event of annexation. Zoning of the subject territory will be conducted consistent with Section 17.53 (Zoning Ordinance Amendments) and will become effective when annexation has been completed.
- b. All property that lacks zoning because property has been vacated or abandoned shall be zoned to the centerline of the subject property consistent with the zoning on the adjoining property.

17.9.090 Effect on Other Regulations

Where more restrictive standards, use regulations or rules are established by any other applicable statutes, ordinances or regulations than is established by this Ordinance, the provisions of such statutes, ordinances or regulations shall govern.

CHAPTER 11



RCO Zone (Resource Conservation, Public Use and Open Space)

- 17.11.010 Purpose.
- 17.11.030 Permitted uses.
- 17.11.030 Development Standards
- 17.11.040 Site area.
- 17.11.050 Frontage, width and depth of site.
- 17.11.060 Lot Coverage
- 17.11.070 Yard requirements.
- 17.11.080 Distances between structures.
- 17.11.090 Height of structures.
- 17.11.100 Fences, walls and hedges.
- 17.11.110 Signs.
- 17.11.120 Off-street parking and off-street loading facilities.
- 17.11.130 Site plan review.

17.11.010 Purpose

The RCO district is intended to provide for public facilities as well as permanent open spaces in areas of the community which exhibit scenic qualities, recreation potential and which are designated as open space, school, ponding basin or public facility by the general plan.

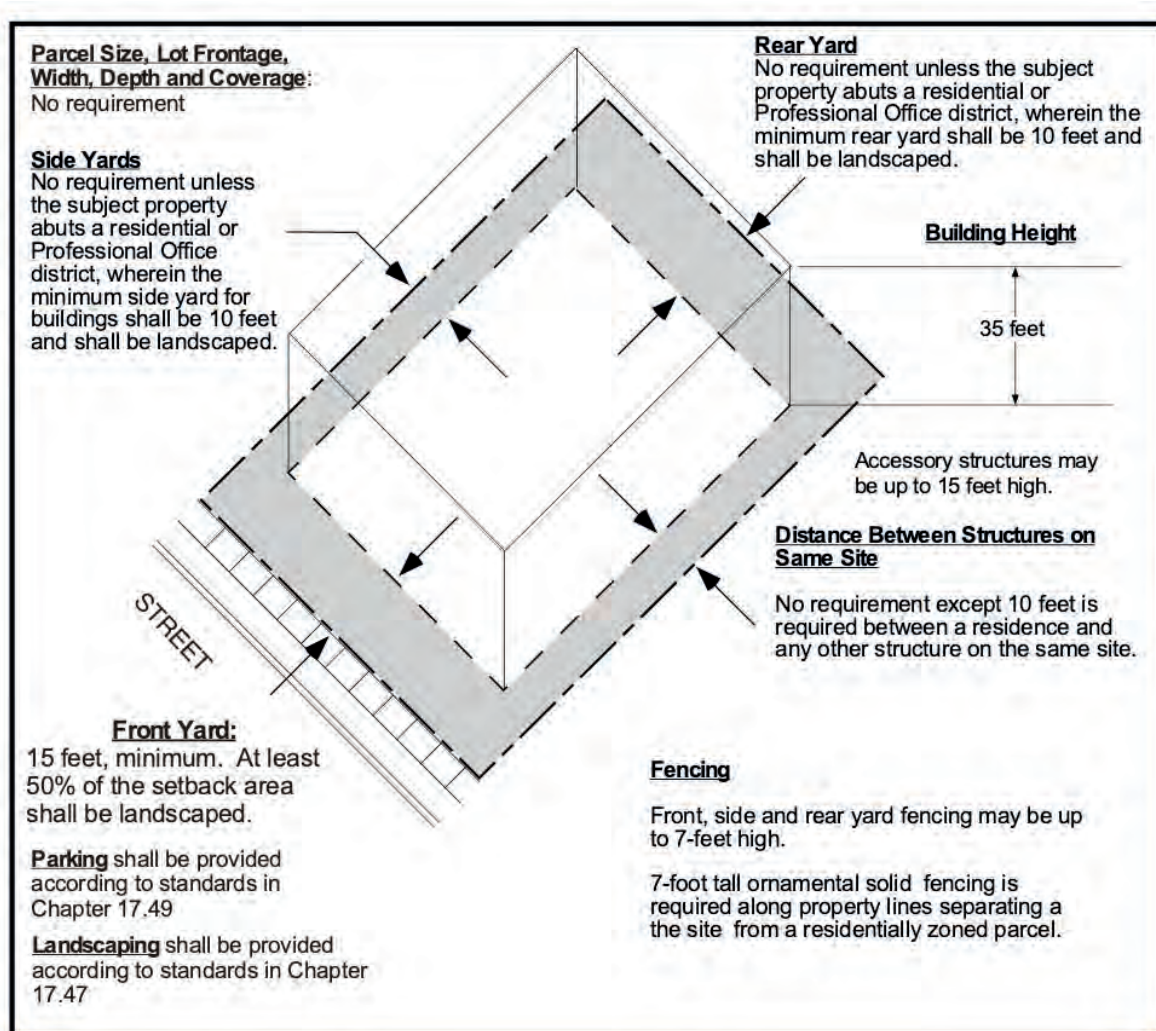
17.11.020 Permitted uses.

Uses permitted by right and subject to approval of an Administrative Site Plan Review or Conditional Use Permit in the RCO district shall be as listed in Section 17.21.

17.11.030 Development Standards

Development standards are prescribed below and key standards are illustrated in Exhibit 11-1.

Exhibit 11-1: Key Development Standards for Parcels in the RCO Zone



17.11.050 Site area.

In the RCO district, the minimum site area for any newly-created lot is one-half acre.

17.11.060 Frontage, width and depth of site.

In the RCO district, there are no limitations on frontage, width and depth of site.

17.11.070 Coverage.

In the RCO district, there are no limitations on coverage.

17.11.080 Yard requirements.

Yard requirements in the RCO district are as follows:

- A. The minimum front yard shall be fifteen feet. A minimum of fifty percent of the required front yard shall be landscaped.
- B. Except as specified in this subsection, no side yard or rear yards shall be required.
- C. The minimum side yard abutting any residential or PO district shall be ten feet and shall be landscaped.
 - 1. The minimum rear yard abutting any residential or PO district shall be ten feet and shall be landscaped.

17.11.090 Distances between structures.

In the RCO district, the minimum distance between a one-family dwelling and another structure shall be ten feet. There is no requirement for minimum distance between structures for other types of uses.

17.11.100 Height of structures.

In the RCO district, no building or structure shall have a height greater than thirty-five feet.

17.11.040 Fences, walls and hedges.

In the RCO district:

Chapter 11: RCO Zone (Resource Conservation, Public Use and Open Space)

- A. Where a site containing educational, administrative, institutional, office, or commercial uses adjoins any residential district, an ornamental solid wall or fence, six feet minimum in height, or such other height or type of screening device as may be required by the city, shall be located on the property line common to such districts, except in a required front yard.
- B. Open storage of materials and equipment associated with a permitted use or conditional use shall be permitted only within an area surrounded or screened by a solid wall or fence six feet minimum in height. Said storage shall not be visible above said fence or wall.
- C. Street trees and other forms of landscaping may be required under the provisions of Chapter 17.47 (Landscaping and Irrigation)

17.11.110 Signs.

In the RCO district, signs are permitted as prescribed in Chapter 17.51

17.11.120 Off-street parking and off-street loading facilities.

In the RCO district, off-street parking facilities and off-street loading facilities shall be provided on the site for each use as prescribed in Chapter 17.49

17.11.130 Site plan review.

In the RCO district, site plan review shall be required for permitted recreation areas, parks and playgrounds and all administrative and conditional uses pursuant to the provisions of Chapter 17.55

CHAPTER 13



AN Zone (Agriculture)

Sections:

- 17.13.010 Purpose.
- 17.13.020 Permitted uses.
- 17.13.030 Development Standards
- 17.13.030 Site area.
- 17.13.040 Frontage, width and depth of site.
- 17.13.050 Coverage.
- 17.13.060 Yard requirements.
- 17.13.110 Distance between structures.
- 17.13.120 Location of structures containing animals or fowl.
- 17.13.070 Building height.
- 17.13.080 Fences, walls and hedges.
- 17.13.090 Signs.
- 17.13.100 Off-street parking and off-street loading facilities.

17.13.010 Purpose.

The AN district is intended to preserve lands best suited for agriculture from the encroachment of incompatible uses; to protect lands designated for eventual urban development to ensure the orderly and beneficial conversion of these lands to nonagricultural use; and to provide appropriate areas for certain predominantly open uses of land which are not injurious to agricultural uses but which may not be harmonious with urban uses.

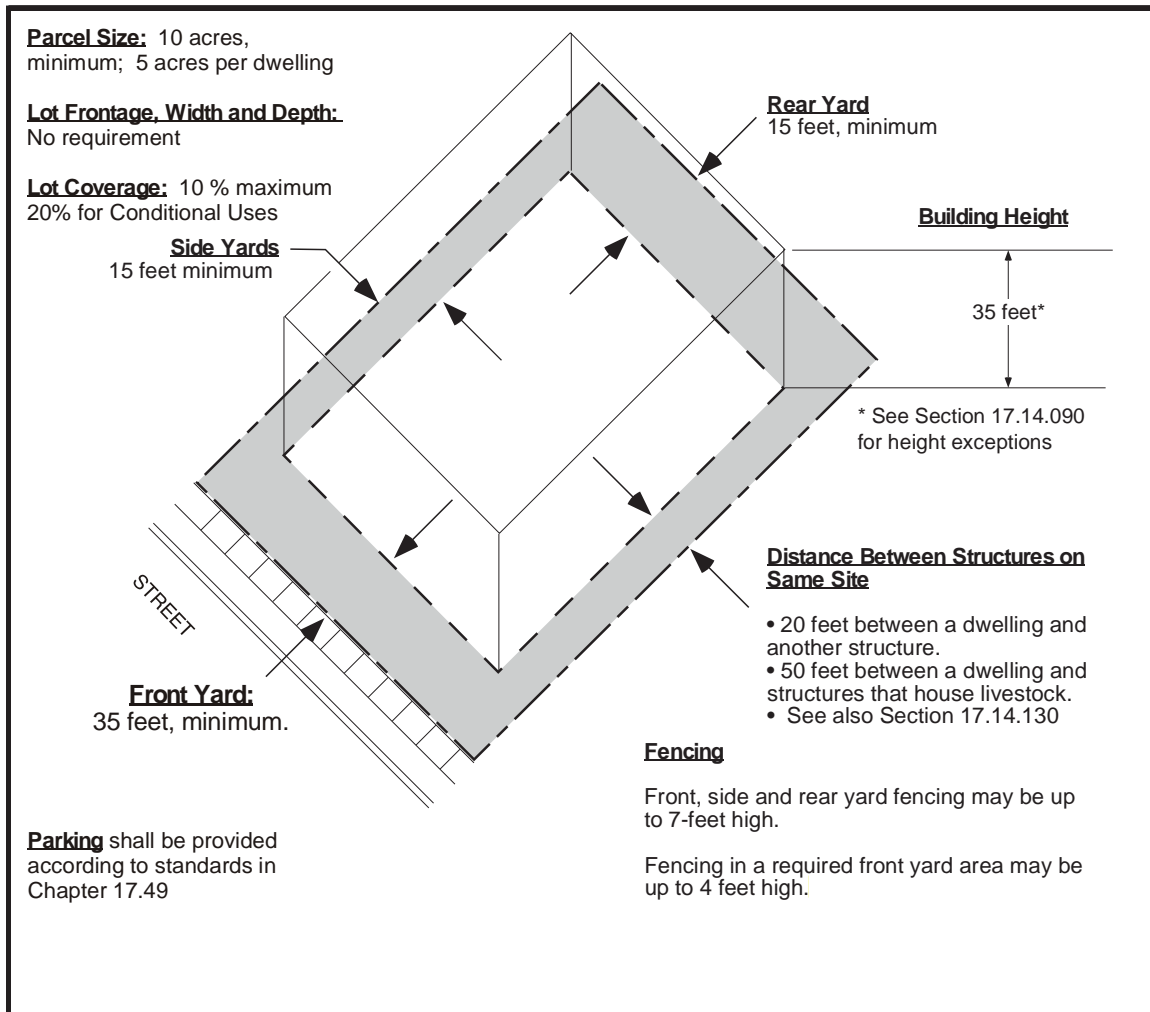
17.13.030 Permitted uses.

Permitted uses and conditionally-permitted uses are listed in Section 17.21 (Permitted Uses in Residential Zones)

17.13.030 Development Standards

Development standards are prescribed below and key standards are illustrated in Exhibit 13-1.

Exhibit 11-1: Key Development Standards for Parcels in the AN Zone



17.13.050 Site area.

- A. The minimum site area shall be ten acres for all permitted uses.
- B. Site Area Per Dwelling Unit. Each site in the AN district shall have not less than five acres for each dwelling unit located on the site, subject to the exception that employee housing may be located on a site with a lesser area for each dwelling unit (see

Chapter 17.21 (Permitted Uses in Residential Zones)

17.13.060 Frontage, width and depth of site.

There are no minimum requirements for frontage, width and depth of site.

17.13.070 Coverage.

The maximum site area covered by structures shall be ten percent.

17.13.080 Yard requirements.

- A. Front yard: 35 feet, minimum.
- B. Side yards: 15 feet, minimum.
- C. Rear yard: 15 feet, minimum.

17.13.090 Distance between structures.

Where there is more than one structure on a site, the minimum distance between a structure used for human habitation and another structure shall be twenty feet. The minimum distance between a structure used for human habitation and a structure housing livestock or poultry shall be fifty feet.

17.13.100 Location of structures containing animals or fowl.

Any structure in an AN zone in which animals or fowl are contained shall be at least two hundred feet distance from any lot in any RA, R, RM, PO or C district, or from any school or institution for human care.

17.13.110 Building height.

- A. 35 feet high, maximum for primary and accessory structures, subject to the exception that tank houses, storage tanks, windmills and silos may exceed thirty-five feet in height.

17.13.120 Fences, walls and hedges.

Fences, walls and hedges shall not exceed four feet in height in a required front yard and seven feet in height elsewhere on a site.

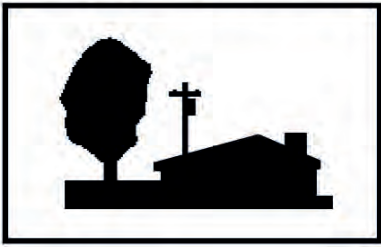
17.13.100 Signs.

Signs shall be permitted subject to the regulations contained in Chapter 17.51 (Signs)

17.13.110 Off-street parking and off-street loading facilities.

Parking facilities and off-street loading facilities shall be provided on the site of each use as prescribed in Chapter 17.49 (Parking)

CHAPTER 15



RA Zone (Residential Acreage)

- 17.15.010 Purpose.
- 17.15.020 Permitted uses.
- 17.15.030 Fences, walls and hedges.
- 17.15.040 Site area.
- 17.15.050 Frontage, width and depth of site.
- 17.15.060 Coverage.
- 17.15.070 Yard setback requirements.
- 17.15.080 Distance between structures.
- 17.15.090 Building height.
- 17.15.100 Signs.
- 17.15.110 Off-street parking and off-street loading facilities.

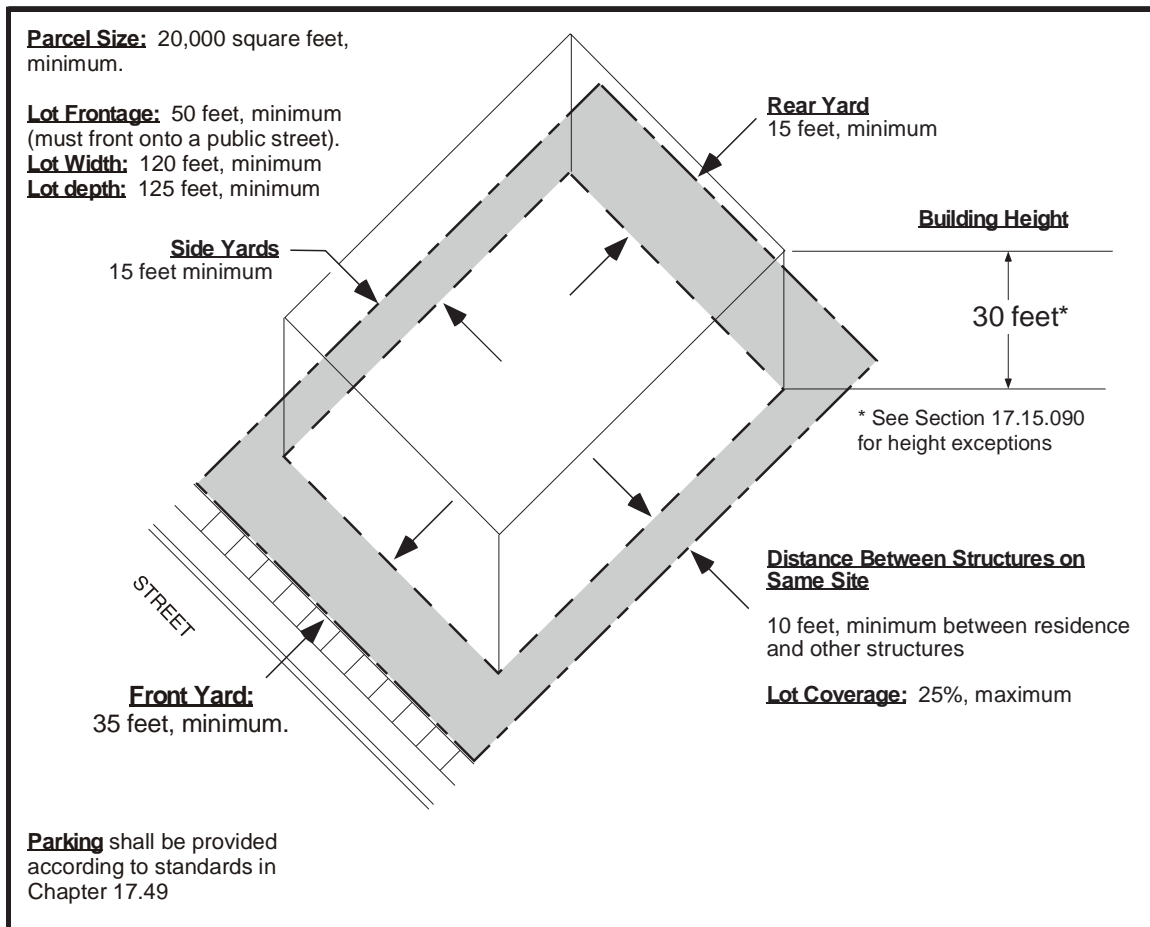
17.15.010 Purpose.

The RA district is intended to provide living areas within the city limited to very low density concentration of one-family dwellings; where limited numbers of animals may be kept for pleasure as hobbies; where regulations are designed to promote a suitable environment for family life on large parcels, and to prohibit all activities of a commercial nature (except for permitted Home Occupations).

17.15.030 Permitted uses.

Uses permitted by right and subject to approval of an administrative site plan or conditional use permit in the RA district shall be as listed in Section 17.21 (Permitted Uses in residential zones).

Exhibit 15-1: Key Development Standards for Parcels in the RA Zone



17.15.050 Site area.

- A. 20,000 square feet, minimum

17.15.060 Frontage, width and depth of site.

Each site shall have not less than fifty feet of frontage on a public street. The minimum width shall be one hundred twenty feet. Each site shall have a depth of not less than one hundred twenty-five feet.

17.15.070 Coverage.

The maximum site area covered by structures shall be twenty-five percent.

17.15.080 Yard setback requirements.

- A. Front yard: 35 feet, minimum.
- B. Rear yard: 15 feet, minimum
- C. Side yards (including on corner lots): 15 feet, minimum.
- D. Accessory structures such as sheds, gazebos and similar may have a zero side or rear yard setback provided the structure is to the rear of the primary dwelling, and the accessory structure is no taller than 12 feet. Accessory structures taller than 12 feet shall observe setback requirements for primary structures.

17.15.120 Distance between structures.

The minimum distance between a structure used for human habitation and another structure shall be ten feet.

17.15.090 Building height.

The maximum height of a permitted use and its accessory structures shall be thirty feet. The maximum height of a conditional use and its accessory structures shall be fifty feet, except as may be allowed under provision of Chapter 17.45.

17.15.040 Fences, walls and hedges.

Fences, walls and hedges are permitted subject to the following standards regarding location and fence height.

a. Front Yards:

Fences, walls and hedges in a required front yard setback area shall not exceed four feet in height, and the fence must be at least 50% open “see-through” (such as wrought-iron) from top to bottom.

b. Rear and Side Yards:

Fences, walls, and hedges in the area behind the required front yard setback shall not exceed seven feet in height, however fencing on corner lots within the required street side yard shall not exceed four feet in height, and the fence must be at least 50% open “see-through” (such as wrought-iron) from top to bottom.

c. Corner Safety visibility triangle

Street Intersection

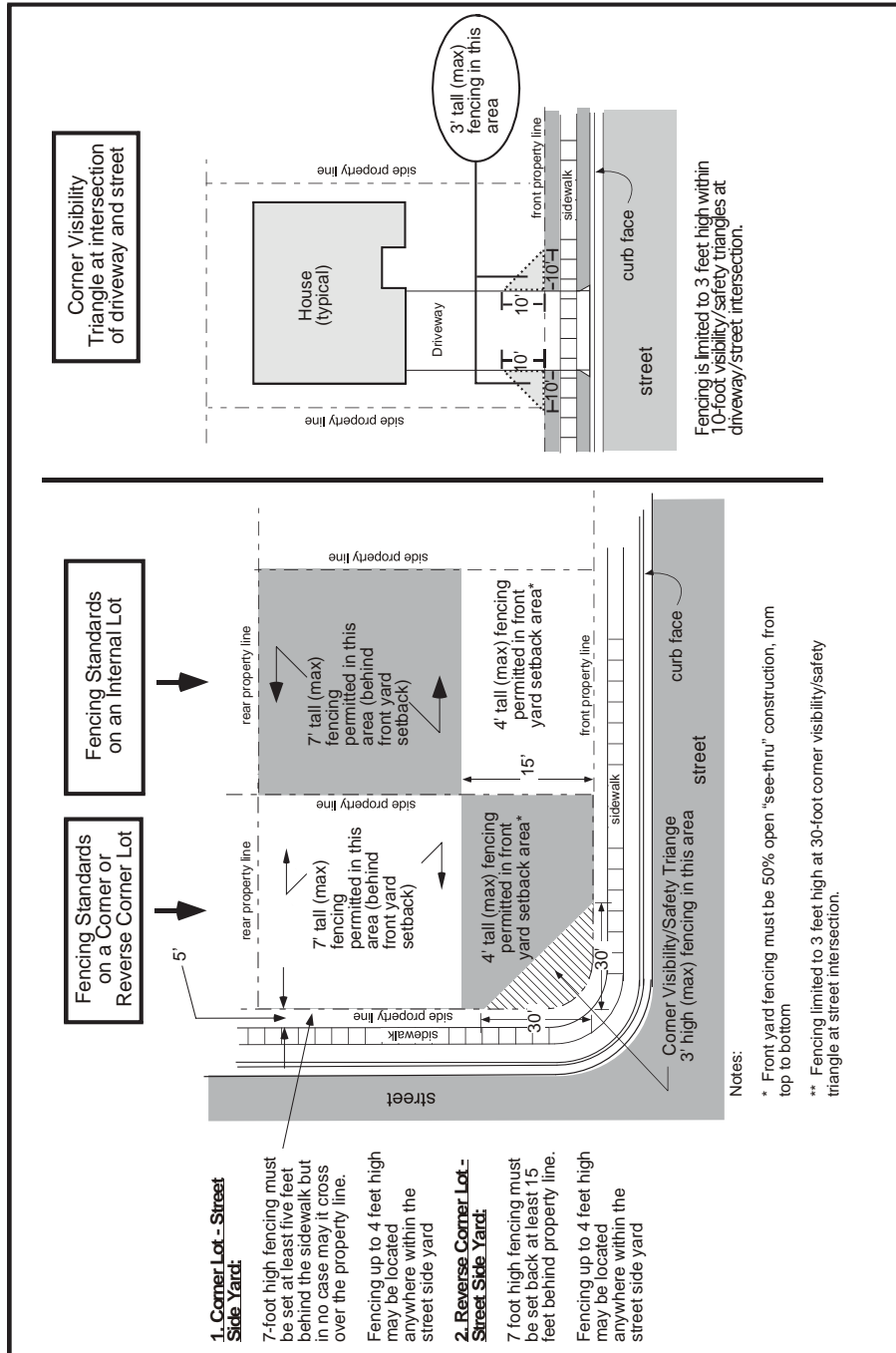
No fencing higher than 3 feet shall be placed in the corner area of a lot formed by a triangle with its right angle at corner of the lot adjacent to the street intersection and right angle sides measuring 30 feet long.

Driveway/Street Intersection

No fencing higher than 3 feet shall be placed in triangular areas situated where a driveway intersects a street. The affected area is defined as a triangle where the right angle corner is set at the point where the driveway intersects the property line, and the right angle sides measure ten feet long.

- e. Materials such as razor wire and barbed wire are prohibited in residential zones (except for temporary construction yards associated with a development project).
- f. For non-residential uses, the fencing standards of Chapter 17.25 (C-1 Zone) shall apply.

Exhibit 15-2: Fencing Standards Shown on Typical Lots



1. Corner Lot - Street Side Yard:

7-foot high fencing must be set at least five feet behind the sidewalk but in no case may it cross over the property line.

Fencing up to 4 feet high may be located anywhere within the street side yard

2. Reverse Corner Lot - Street Side Yard:

7 foot high fencing must be set back at least 15 feet behind property line.

Fencing up to 4 feet high may be located anywhere within the street side yard

17.15.100 Signs.

Signs are permitted as prescribed in Chapter 17.51 (Signs)

17.15.110 Off-street parking and off-street loading facilities.

Off-street parking facilities shall be provided on the site for each use as prescribed in Chapter 17.49 (Parking and Loading).

CHAPTER 17



R-1 Zones (Single Family Residential)

Sections

- 17.17.010 Purpose
- 17.17.020 Subdistricts
- 17.17.030 Permitted and Conditional Uses
- 17.17.040 Design Guidelines
- 17.17.050 Development Standards
- 17.17.060 Fences, Walls and Hedges
- 17.17.070 Off-Street Parking and Loading Facilities
- 17.17.080 Signs
- 17.17.090 Landscaping

17.17.010 Purpose

The purpose of the R-1 zones is to provide living areas within Dinuba where development is consistent with the Dinuba General Plan and is generally limited to low density concentrations of single-family dwellings, and where regulations are designed to promote the following:

- (1) Encourage a suitable environment for family life,
- (2) Neighborhood design that embraces the street as a vital part of the community
- (3) Walkable neighborhoods
- (4) Provide space for community facilities, including parks, schools, churches and other facilities that will complement the residential environment;
- (5) A circulation system that is pedestrian-friendly, is properly connected to the community at-large and adjacent residential developments, and provides for alternative forms of transportation;
- (6) An attractive and unique neighborhood design that ranges from streetscape to the residential dwellings themselves; and
- (7) The conservation of valuable resources ranging from water to energy.

17.17.020 Subdistricts

In order to adequately plan for single family development at various densities, the R-1 district is further divided into the following subdistricts:

- R-1-5 (single family residential, 5,000 square foot minimum lot size)
- R-1-6 (single family residential, 6,500 square foot minimum lot size)
- R-1-7.5 (single family residential, 7,500 square foot minimum lot size)
- R-1-10 (single family residential, 10,000 square foot lot size);

17.17.030 Permitted and Conditional Uses

Permitted Uses and Conditionally-Permitted Uses in the R-1 zones are listed in Chapter 17.21 (Permitted Uses in Residential Zones).

17.17.040 Design Guidelines

The City has adopted Design Guidelines within a separate document. Applicants are encouraged to review and implement recommendations of the Design Guidelines.

17.17.050 Development Standards

a. Lot Size

The minimum lot size for Dinuba’s single family residential districts are as follows:

<u>District</u>	<u>Minimum Site Area</u>
R-1-5	5,000 square feet
R-1-6	6,000 square feet
R-1-7.5	7,500 square feet
R-1-10	10,000 square feet

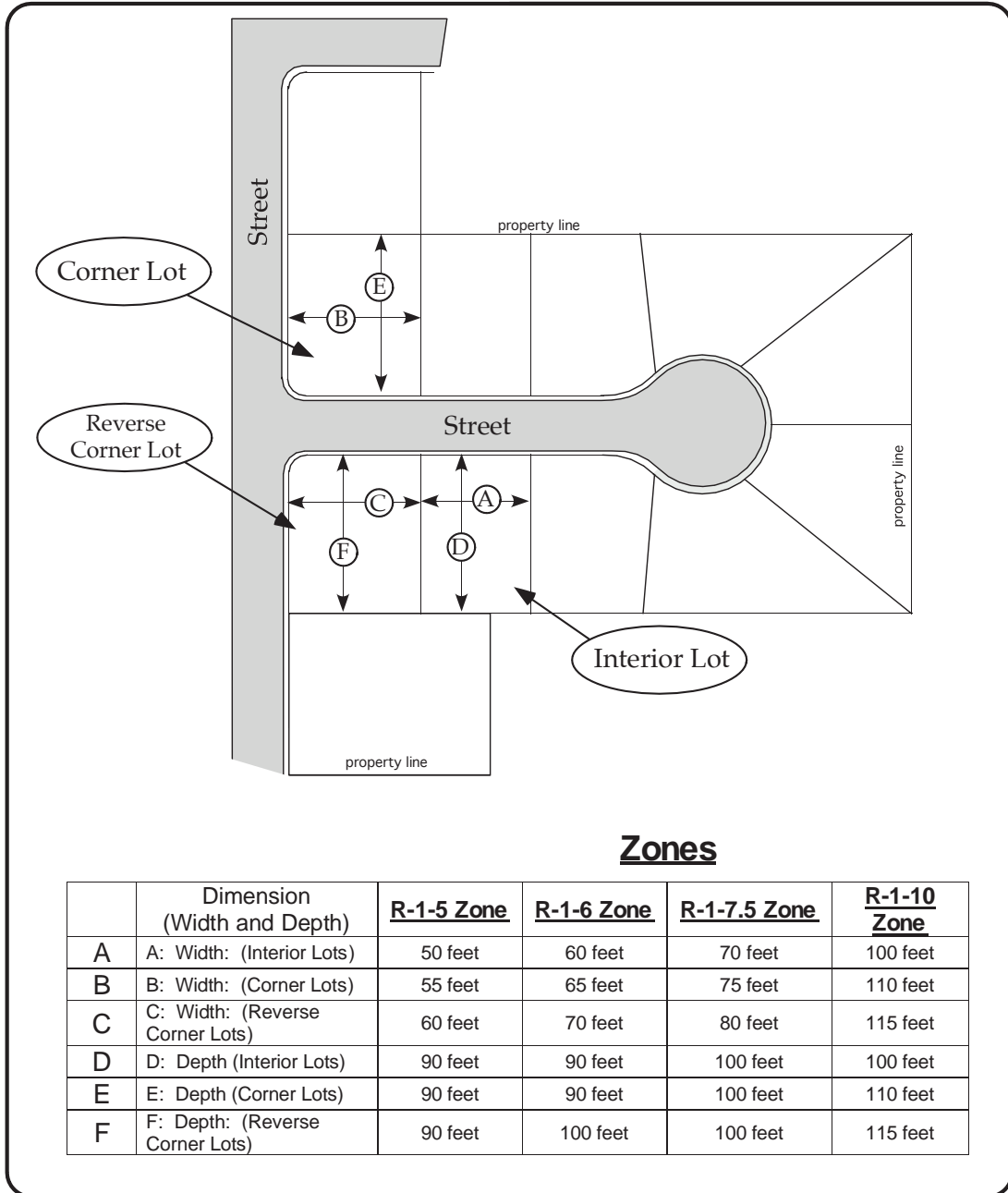
b. Lot Frontage and Depth (see also Exhibit 17-1)

1. The minimum lot frontage and depth requirements for each of Dinuba’s single family residential districts are as shown in Exhibit 17-1. It should

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be noted that different lot widths are required for interior lots and for corner lots:

Exhibit 17-1: Lot Width and Depth Requirements Shown on Typical Lots, by Zone



c. Building Height

Residential structures shall not exceed 35 feet/two stories in height; Accessory structures shall not exceed 12 feet in height.

d. Yard Requirements (see also Exhibit 17-2)

Yard setback areas shall be maintained on lots in the single-family zones as shown in Exhibit 17-2.

Exhibit 15-2: Yard Setback Requirements in the R-1 Zones illustrated on typical lot types

Note: A "Reverse Corner lot" is a corner lot where the rear yard of the lot abuts the side yard of the lot behind it.

Setbacks Table

Standard	Zones			
	R-1-5	R-1-6	R-1-7.5	R-1-10
Front Yard(1)	15 feet, minimum, however a garage opening to the street must be set back at least 40 feet	15 feet, minimum, however a garage opening to the street must be set back at least 20 feet	15 feet, minimum, however a garage opening to the street must be set back at least 20 feet	15 feet, minimum, however a garage opening to the street must be set back at least 20 feet
Side Yards:				
Interior	5 feet	5 feet	5 feet	5 feet
Corner Lot Street Side	10 feet	10 feet	10 feet	10 feet
Reverse Corner Lot Street Side	10 feet	15 feet	15 feet	15 feet
Rear Yard	10 feet	10 feet	10 feet	20 feet
Space between structures on same lot	6 feet	6 feet	6 feet	6 feet

Notes

1. A Front yard setback of 10 feet is permitted where the dwelling has a covered, unenclosed front porch measuring at least 10 feet wide and 6 feet deep. Notwithstanding, where there is a garage that opens directly to the street, that portion of the structure must be set back at least 20 feet in all R-1 zones (except 40 feet is required in the R-1-5 zone).
2. All dimensions are to be treated as minimums.
3. In an existing neighborhood where the front yard setback of existing adjacent homes is less than required, the setback of the proposed dwelling may be the average of the two adjoining setbacks.
4. Accessory structures not over 12 feet high may have a zero rear yard and internal side yard setback.
5. Architectural features, including eaves, sills, chimneys, cornices, and bay windows may extend up to 30 inches into a required yard.
6. No building shall be located closer than 5 feet to an alley.
7. Portable carports are prohibited between a dwelling and any street abutting the lot.
8. Swimming pools shall not be located in any required front yard, or a required side yard on the street side of a corner lot. Swimming pools located in a rear or side yard must be set back at least 3 feet from the rear and side property lines.

e. Lot Coverage

The maximum lot coverage of all structures shall not exceed 45%.

17.17.060 Fences, Walls and Hedges (see also Exhibit 17-3)

a. Front Yards:

Fences, walls and hedges in a required front yard setback area shall not exceed four feet in height, and the fence must be at least 50% open “see-through” (such as wrought-iron) from top to bottom.

b. Rear and Side Yards:

Fences, walls, and hedges in the area behind the required front yard setback shall not exceed seven feet in height, however fencing on corner lots within the street side yard are subject to the requirements in Subsection 17.17.6 c. and d.

c. Fences on the Street Side Yards of Corner Lots and Reverse Corner Lots

Regular Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a corner lot shall not exceed seven feet in height, provided the fence is set back at least five feet behind the sidewalk or property line, whichever distance is greater.

Reverse Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a reverse corner lot shall not exceed four feet in height.

d. Corner Safety visibility triangle

Street Intersection

No fencing higher than 3 feet shall be placed in the corner area of a lot formed by a triangle with its right angle at corner of the lot adjacent to the street intersection and right angle sides measuring 30 feet long.

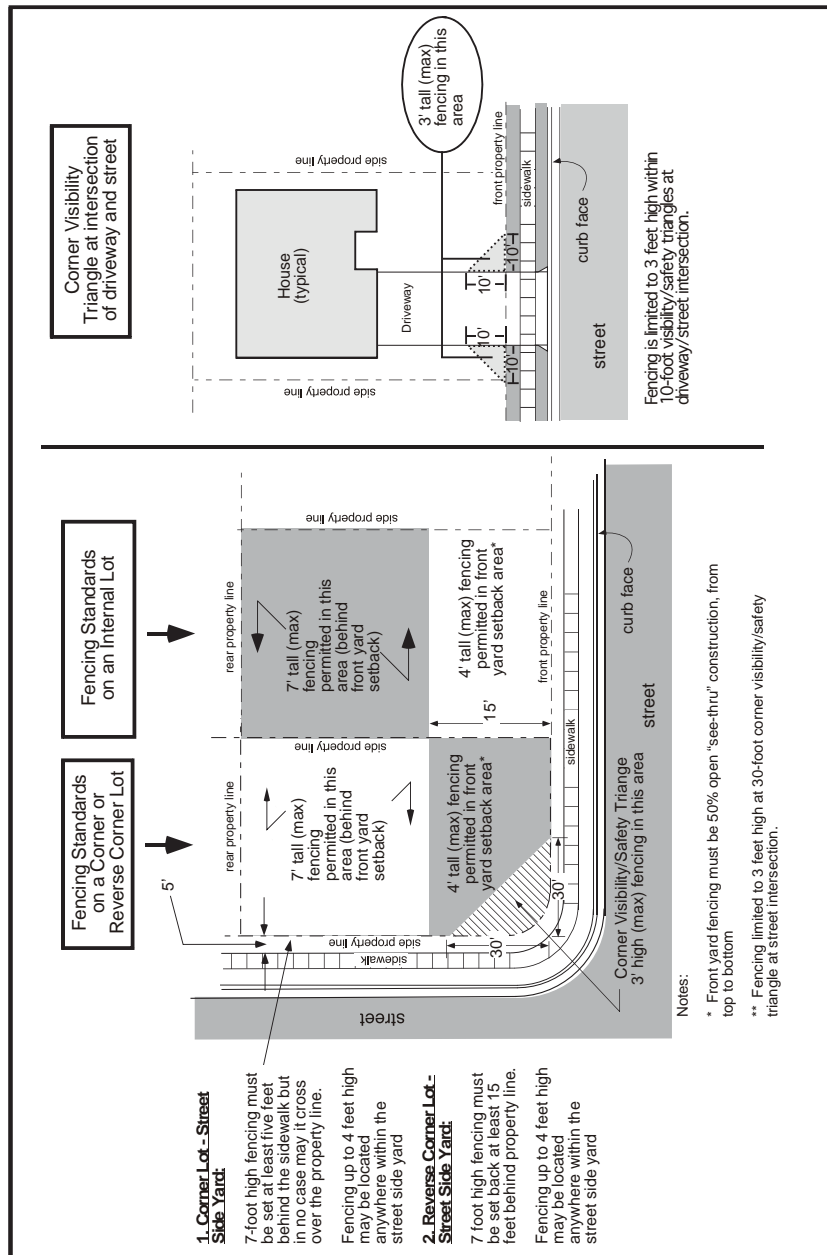
Driveway/Street Intersection

No fencing higher than 3 feet shall be placed in triangular areas situated where a driveway intersects a street. The affected area is defined as a triangle where the right angle corner is set at the point where the driveway intersects the property line, and the right angle sides measure ten feet long.

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- e. Materials such as razor wire and barbed wire are prohibited in residential zones (except for temporary construction yards associated with a development project).
- f. For non-residential uses, the fencing standards of Chapter 17.25 (C-1 Zone) shall apply.

Exhibit 17-3: Fencing Standards Shown on Typical Lots



17.17.070 Off-Street Parking

- a. In the R-1 and R-1-5 zones a minimum of two covered parking stalls (within a garage or permanent carport) shall be provided for each single family dwelling. Each space shall have a minimum width of 10 feet and a minimum depth of 20 feet. All parking spaces and driveways shall have a concrete or asphalt surface. Where a garage or carport is open to a public street, a driveway of at least 20 feet in length shall be provided between the face of the garage and the back of sidewalk or property line, whichever distance is greater.
- d. Non-residential uses in this district shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).
- c. Carports shall be stick-built structure using materials consistent with those used in the primary dwelling. Portable and metal frame carports are not permitted in the space between the dwelling and a public street.
- d. Boats, RV's, trailer campers and similar vehicles may not be stored in a front yard or the street side yard of a corner lot.

17.17.080 Signs

Signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

17.17.090 Landscaping

Landscaping and irrigation shall be installed and maintained in the yards adjacent to streets of all uses in the R-1 zones, within six months of occupancy. Landscaping shall be consistent with Chapter 17.47 (Landscaping and Irrigation) and shall consider the Dinuba Landscape Design Guidelines.

CHAPTER 19



RM Zones (Multiple Family Residential)

Sections

17.19.010	Purpose
17.19.020	Subdistricts
17.19.030	Permitted and Conditional Uses
17.19.040	Site Plan Review
17.19.050	Design Guidelines
17.19.060	Development Standards
17.19.070	Fences, Walls and Hedges
17.19.080	Off-Street Parking and Loading Facilities
17.19.090	Landscaping and Irrigation
17.19.100	Open Space
17.19.110	Signs

17.19.010 Purpose

The purpose of the RM districts is to provide living areas within Dinuba where development is consistent with the Dinuba General Plan and is limited to medium and high density areas of multi-family dwellings, along with other uses suitable to the intent of the zone, and where regulations are designed to promote the following:

- (1) a suitable environment for family life, recognizing that a significant part of the multi-family population is adult, including senior citizens;
- (2) New multi-family development that integrates well into the surrounding neighborhood and that are designed to promote a welcoming, pedestrian-friendly environment;
- (3) space for community facilities, including parks, schools, churches and other facilities that will complement the residential environment;
- (4) attractive and unique development projects that encompasses well-designed buildings with ample landscape and off-street parking;
- (5) housing that is affordable to low- and moderate-income households and to households that have special housing needs.

17.19.020 Subdistricts

In order to adequately plan for multi-family development at various densities, the following sub-districts are established:

RM-1.5 (Medium-High Density Multi-Family Residential (one unit per 1,500 square feet of lot area));

RM-2 (Medium Density Multi-family residential (one unit per 2,000 square feet of lot area)

RM-3 (Low Density Multi-family Residential (one unit 3,000 square feet of lot area).

17.19.030 Permitted Uses

Permitted Uses and Conditionally-Permitted Uses in the RM zones are listed in Chapter 17.21 (Permitted Uses in Residential Zones)

17.19.040 Site Plan Review

No multi-family uses may be established on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.55 (Site Plan Review).

17.19.050 Design Guidelines

The City has adopted Design Guidelines within a separate document. Applicants are encouraged to review and implement recommendations of the Design Guidelines. Projects that are subject to processing under State law (SB 35 and SB 330) are subject to all Objective Development Standards contained in the City's application packet for subject projects (see Section 17.19.7).

17.19.060 Development Standards (also illustrated in Exhibit 19-1).

The following establishes zoning standards for the development of uses in the RM zones, including:

- Density (the number of units allowed on a given site)
- Lot size, width and depth
- Building Height
- Setbacks

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- Distance between buildings
- Outdoor Recreational Areas
- Porches
- Fences
- Landscaping
- Parking
- Signs

a. Unit Density

The maximum unit densities for Dinuba's multi-family residential districts are as follows:

<u>District</u>	<u>Maximum Unit Density</u>
RM-1.5	One dwelling per 1,500 square feet of lot area. Residential development on parcels larger than $\frac{3}{4}$ acre shall have a minimum density of 20 units per acre to ensure affordability, consistent with State affordability standards, unless it can be demonstrated that affordability (to State of California standards) can be achieved with a lesser density.
RM-2	One dwelling per 2,000 square feet of lot area
RM-3	One dwelling per 3,000 square feet of lot area

i. Density Bonus

The purpose of a density bonus is to encourage the private sector to construct affordable housing for "target households" as defined by the Government Code. A density bonus can be approved by Farmersville if a private sector housing developer agrees to construct a certain percentage of units for target households and agrees to maintain their affordability for a specific time period, pursuant to State Density Bonus Law or Government Code Sections 65915 through 65917.5. All density bonus applications will be reviewed and processed pursuant to the applicable laws in place at the time the request is received.

b. Lot Frontage, Depth and Area

1. The minimum lot frontage for newly-established lots in all multi-family residential zones is as follows:

50 feet, all zones

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Lots on cul-de-sacs or curve-frontage lots must have a minimum width of 40 feet at the street right-of-way.

2. The minimum lot depth for newly-established lots in all multi-family residential zones is as follows:

100 feet.

3. The minimum area of all newly-created lots for all multi-family residential zones is as follows:

7,000 square feet, minimum

c. Building Height

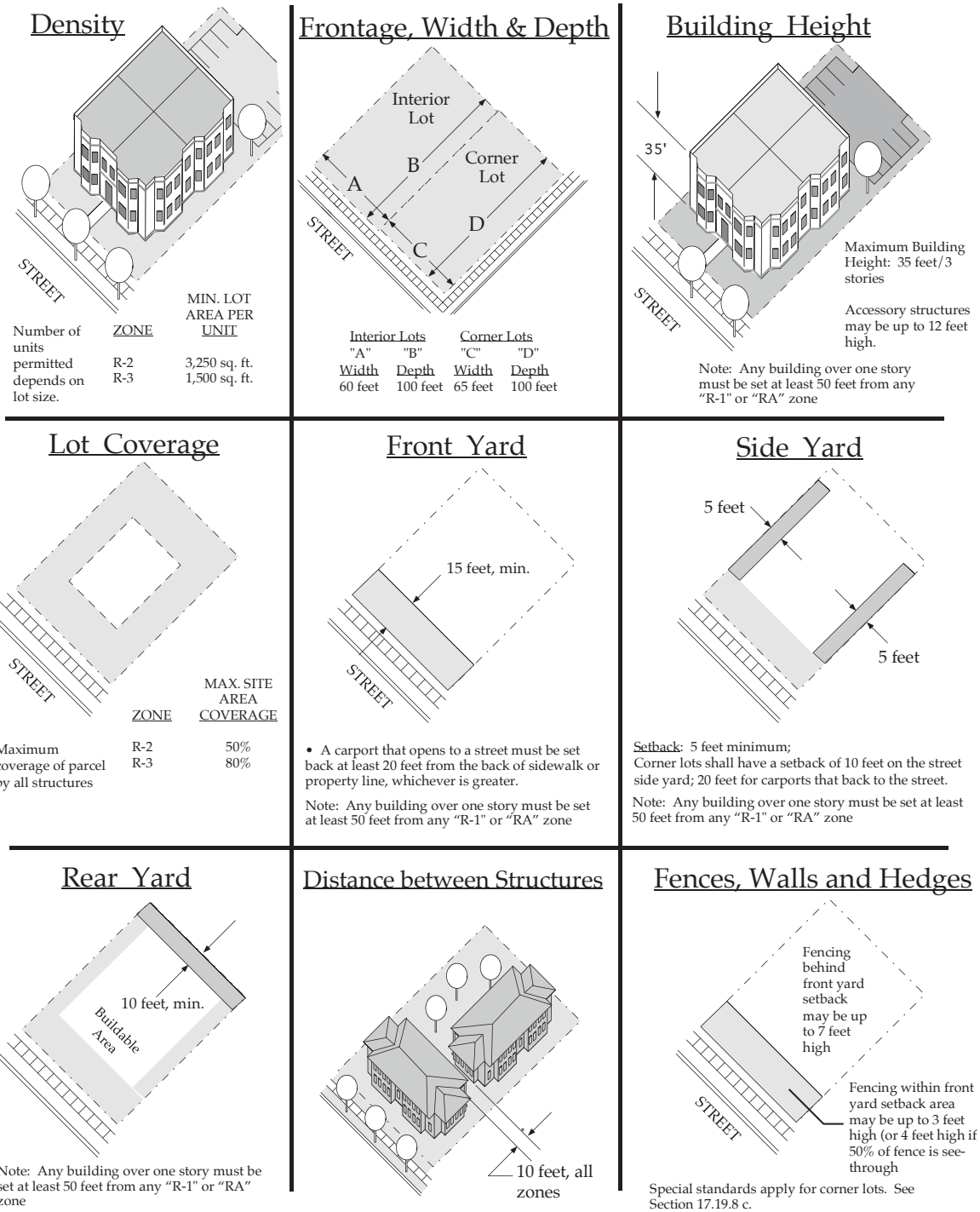
The maximum height of all structures shall be 35 feet (two stories); the maximum height of accessory structures shall be 12 feet.

d. Lot Coverage

<u>District</u>	<u>Coverage</u>
RM-1.5	60 percent, maximum
RM-2	55 percent, maximum
RM-3	50 percent, maximum

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Exhibit 19-1: Selected Development Standards in the RM Zones



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e. Yard Requirements (see Table 19-1)

Yard requirements (building setbacks) for structures in all multi-family residential zones shall be as follows:

Table 19-1: Setback Requirements

Front Yard:	15 feet, minimum, however a garage or carport with driveway opening directly to the street must be set back at least 20 feet behind the sidewalk. (1)
Side Yards:	
Interior side yard:	5 feet, minimum plus five feet for additional story (1)
Corner lot street side:	10 feet, minimum, except a garage or carport with driveway opening directly to the street must be set back at least 20 feet behind the sidewalk. (1)
Reverse corner lot, street side	15 feet, minimum, except a garage or carport with driveway opening directly to the street must be set back at least 20 feet behind the sidewalk. (1)
Rear Yard:	10 feet, minimum plus 10 feet per additional story (1)
Special Requirements:	
<ul style="list-style-type: none"> (1) Regardless of all other setback requirements, any building over one story must be set back at least 50 feet from any lot zoned “R-1” or “R-A” (2) Detached accessory structures no taller than 12 feet may have a zero rear or side yard setback if set back behind the front yard setback, and behind the side yard setback on the street side yard of a corner lot or reverse corner lot (3) A detached Accessory Dwelling Unit no higher than 12 feet may be set back a minimum of four feet from a rear or interior side property line, provided the structure is behind the front yard setback. (4) Architectural features, including eaves, sills, chimneys, cornices, and bay windows may extend up to 30 inches into a required side yard. (5) No building shall be located closer than 5 feet to an alley. (6) Portable carports are prohibited between a dwelling and any street abutting the lot 	

f. Minimum Distance Between Buildings on the Same Lot:

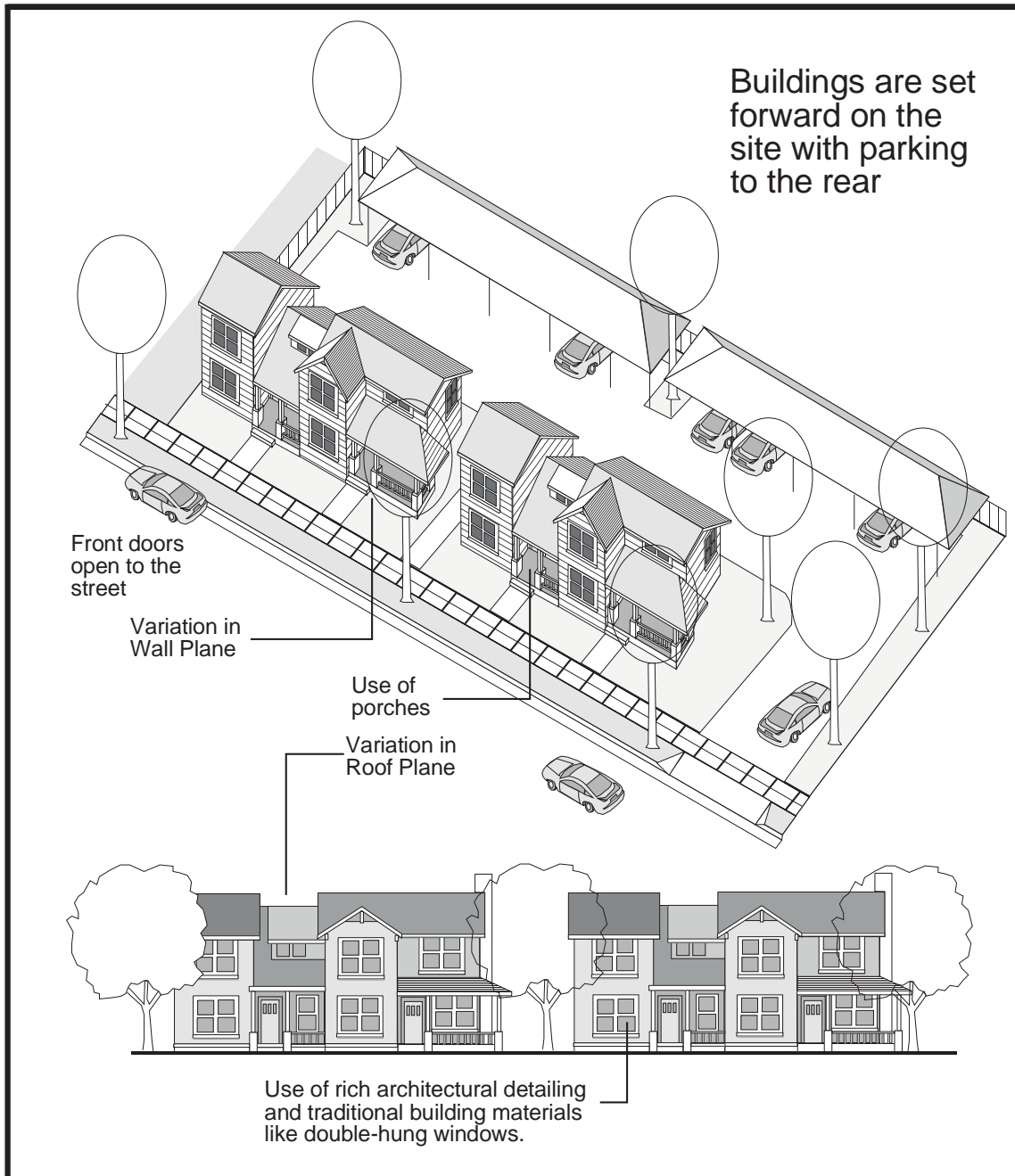
The minimum distance between a structure used for human habitation and another structure (such as another dwelling, detached garage, carport, or storage shed, etc.) shall be ten feet.

g. Building Orientation and Porch requirements (also see Exhibit 19-2)

For sites abutting roadways that are designated by the Circulation Element of the Dinuba General Plan as a “Local” or “Collector” street, the multi-family project shall be designed with dwellings abutting (and facing) the street, and parking to the rear. Further, at least

50% of the ground floor units abutting the street shall feature a useable covered porch measuring at least eight feet wide and six feet deep.

Exhibit 19-2: Front Orientation and Porch Requirement



Ground floor units along streets shall be oriented to face the street with the front door opening onto a useable porch. Parking is to the rear.

17.19.070 Objective Design Standards

For multi-family development projects seeking approval through the SB35 and SB 333 procedures, objective design standards apply and these can be found in the application form for these types of projects.

17.19.080 Fences, Walls and Hedges (see Exhibit 19-3)

a. Front Yards:

Fences, walls and hedges in a required front yard setback area shall not exceed four feet in height, and the fence must be at least 50% open “see-through” (such as wrought-iron) from top to bottom.

b. Rear and Side Yards:

Fences, walls, and hedges in the area behind the required front yard setback shall not exceed seven feet in height, however fencing on corner lots within the street side yard are subject to the requirements in Subsection 17.19.8 c.

c. Fences on the Street Side Yards of Corner Lots and Reverse Corner Lots

Regular Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a corner lot shall not exceed seven feet in height, provided the fence is set back at least five feet behind the sidewalk or property line, whichever distance is greater.

Reverse Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a reverse corner lot shall not exceed four feet in height.

d. Corner Safety visibility triangle

Street Intersection

No fencing higher than 3 feet shall be placed in the corner area of a lot formed by a triangle with its right angle at corner of the lot adjacent to the street intersection and right angle sides measuring 30 feet long.

Driveway/Street Intersection

No fencing higher than 3 feet shall be placed in triangular areas situated where a driveway intersects a street. The affected area is defined as a triangle where the

- right angle corner is set at the point where the driveway intersects the property line, and the right angle sides measure ten feet long.
- e. Materials such as razor wire and barbed wire are prohibited in residential zones (except for temporary construction yards associated with a development project).
 - f. For non-residential uses, the fencing standards of Chapter 17.25 (C-1 Zone) shall apply.
 - f. For non-residential uses, the fencing standards of Chapter 17.25 (C-1 Zone) shall apply.

17.19.090 Off-Street Parking and Loading Facilities

- a. For multi-family dwellings, a minimum of 1.5 on-site parking stalls per dwelling shall be provided on-site, plus one guest space per five dwelling units. One stall per unit shall be covered with a carport or garage. All parking spaces, driveways and parking lots shall have a concrete or asphalt surface, consistent with the Dinuba Improvement Standards.

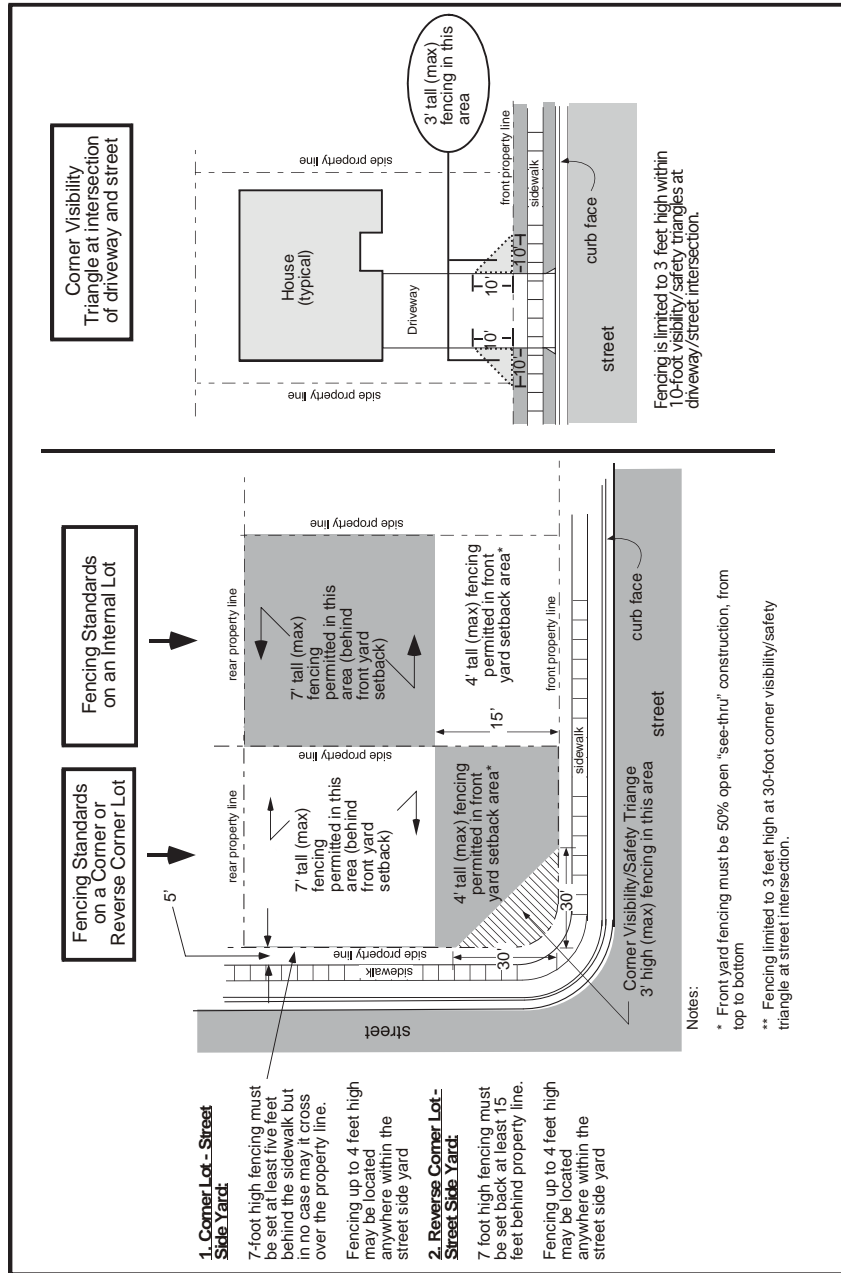
Parking lots shall be designed to preclude backing on vehicles onto public streets.

- b. Non-residential uses in this District shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).

17.19.100 Landscaping and Irrigation

Landscaping and irrigation improvements shall be installed in all setback and open space areas that are not otherwise occupied by improvements. All landscaping and irrigation shall be consistent with Chapter 17.47 (Landscaping and Irrigation) and the Dinuba Landscape Design Guidelines.

Exhibit 19-3: *Fencing Standards Shown on Typical Lots*



17.19.110 Open Space

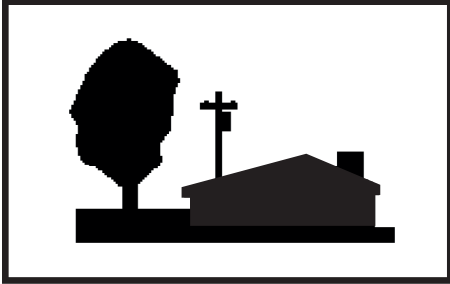
At least five percent of the subject site shall be improved with landscaping and recreational facilities. Required setback areas adjacent to public streets shall not be counted toward the required five percent open space area, nor shall parking and vehicle

maneuvering areas. Shared open space can include parks, playgrounds, sports courts, swimming pools, gardens, and covered patios or gazebos. The calculated space shall not include enclosed meeting or community rooms.

17.19.120 Signs

Signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

CHAPTER 21



Permitted Uses in Residential and Public Zones

Sections

- 17.21.010 Purpose
- 17.21.020 Permitted Uses Table

17.21.010 Purpose.

This chapter establishes a list of uses that are permitted in residential zones and the public zone within the City of Dinuba. The intent is to ensure (to the degree practical) that residential and public uses function in a harmonious manner and that uses with similar operating characteristics are reasonably grouped and do not conflict with one another or surrounding areas and zones.

17.21.020 Permitted Uses Table

Table 21-1 lists uses that are permitted in Dinuba's residential and public zones. Permitted uses are listed in the left column and the residential and public zones are listed across the top. To determine whether a particular use is permitted (and whether it is subject to any special requirements) each box is marked with one of the following:

- "P" Permitted
- "C" Permitted by Conditional Use Permit
- "--(S)" Where the use is listed as permitted (or Conditionally Permitted) along with the letter "(S)", the use is permitted subject to special standards contained in Chapter 17.45 (Special Uses).
- A box in the table with no letter indicates that the use is not permitted in this zone.


Any use that is judged by the City Planner to be reasonably similar in nature to other permitted uses may be considered a permitted use. Further, any use judged by the City Planner to be reasonably similar in nature to a Conditionally Permitted use may be considered as such (permitted by Conditional Use Permit).


For ease of use, the uses in Table 21-1 are grouped into similar categories, as follows:


- A. Residential Uses
- B. Accessory Uses
- C. Agricultural Uses
- D. Public and Quasi-Public Uses
- E. Other Uses


Table 21-1: Permitted Uses in Residential and Other Zones


 <i>Residential Uses, including:</i>	<u>Zones</u>				
	R	RM	RA	AN	RCO
Accessory Dwelling Units (ADU's)	P(S)	P(S)	P(S)	P(S)	
Bed and breakfast inns	C	C	C	C	
Duplex	P	P	P		
Emergency shelter		P			
Employee housing(seven or more employees)	C	C	C	C	
Employee housing(six or fewer employees)	P	P	P	P	
Farm employee housing (seven or more employees) up to thirty-six beds in a group quarters or up to twelve units or spaces designed for use by a single family or household	C	C	P	P	
Farm employee housing (six or fewer employees)	C	C	P	P	
Farm employee housing over thirty-six beds in a group quarters or over twelve units or spaces designed for use by a single family or household			P	P	
Licensed family day care centers for 15 or more children as an accessory use	C	C	C		


 Residential Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Licensed family day care centers for up to 14 children as an accessory use	P	P	P		
Low Barrier Navigation Centers (LBNC)		P			
Mobile home parks	C(S)	C(S)	C(S)		
Multi-Family Dwellings		P			
Planned unit development subject to provisions of Chapter 17.41	C	C			
Residential care facilities (six or fewer patients)	P	P	P	P	
Residential care facilities (seven or more patients)	P	P	P	P	
Single Family Dwelling	P	P	P	P	
Single Room Occupancy units		P			
Swimming pool	P(S)	P(S)	P(S)	P(S)	P
Supportive Housing		P			
Transitional housing		P			


 Accessory Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Accessory structures and uses located on the same site as a conditional use	C	C	C	C	C

 Accessory Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Accessory structures and uses located on the same site as a permitted use	P	P	P	P	P
Flower and vegetable gardens, agricultural crops, orchards and vineyards, horticultural collections, nursery stock (but excluding the following: any sign or structure for the purpose of sale of any product, commercial greenhouses and commercial farming buildings)	P	P	P	P	
Home occupations	P(S)	P(S)	P(S)	P(S)	P(S)
Marijuana cultivation (medical and nonmedical) in accordance with Section 5.86.040	P	P	P		
Swimming pools provided, that no swimming pool shall be located in a required front or side yard; and further provided, that all fencing comply with the Uniform Building Code or city standards	P	P	P	P	P
Temporary construction materials storage yards required in connection with a development project	P	P	P	P	P
Tennis courts, including related fencing over seven feet in height located on the same site as a permitted or conditional use	P	P	P	P	P

 <i>Agricultural Uses, including:</i>	<u>Zones</u>				
	R	RM	RA	AN	RCO
Agricultural crops raised for commercial purposes			P	P	
Agricultural products processing produced on the premises (except commercial animal slaughter)				P	
Farm equipment service and repair establishments				C	
Fertilizer plants and yards				C	
Fruit and nut trees raising, vegetables and horticultural specialties	P	P	P	P	P
Grain elevators				C	
Livestock raising (no slaughtering)			P	P	
Stand (“fruit stand”) for the sale of agricultural produce grown on the site				C	

 <i>Public and Quasi-Public Uses, including:</i>	<u>Zones</u>				
	R	RM	RA	AN	RCO
Cemeteries, crematories and columbariums				C	
Churches, parsonages, and other religious institutions	C	C	C		

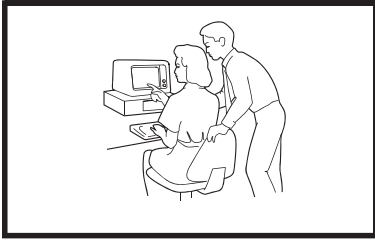
 Public and Quasi-Public Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Communication and wireless facilities, with stealthing					C
Communication and wireless facilities, without stealthing					
Communications equipment buildings			C		C
Electric transmission lines, transmission substations and distribution substations			C	C	
Flood control channels, water pumping stations and reservoirs, irrigation ditches and canals, settling and water conservation recharge basins, drainage ponds and streets and roads necessary for access to permitted uses					P
Gas and electric transmission lines, electrical transmission and distribution substations, gas regulator stations, communications equipment buildings, public service pumping stations and elevated pressure tanks	P	P	P	P	P
Gas and oil wells				C	
Health care facilities, including hospitals and sanitariums					C
Public uses of an administrative, recreational, public service or cultural type including city, county, state or federal administrative centers and courts, libraries, museums, art galleries, police and fire stations and other public buildings, structures and facilities, public playgrounds, parks and community centers					C
Pumping stations (public service)			C	C	

 Public and Quasi-Public Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Recreation areas, parks, playgrounds and such buildings, structures and facilities as are appropriately related thereto	P	P	P	P	P
Recreational facilities (operated for profit or otherwise), including golf courses, golf driving ranges, swimming pools, riding academies, drive-in theaters, playgrounds, parks, community centers and stadiums.				C	C
Schools, colleges, and similar educational facilities.	C	C	C	C	C
Stormwater ponding basins			C	C	C

etc. Miscellaneous Uses, including:	<u>Zones</u>				
	R	RM	RA	AN	RCO
Kennels and animal hospitals				C	
Medical buildings, professional medical buildings, including dentists, physicians, podiatrists, ophthalmologists, and similar practitioners					C
Planned unit development subject to provisions of Chapter 17.41	C	C			
Solar electricity generating plant					C
Solar energy system	P	P	P	P	P
Veterinarians' offices		C			

<p>etc. <i>Miscellaneous Uses, including:</i></p>	<p><u>Zones</u></p>				
	<p>R</p>	<p>RM</p>	<p>RA</p>	<p>AN</p>	<p>RCO</p>
<p>Other uses determined to be reasonably similar in nature and intensity to those that are permitted in that particular zone, as determined by the City Planner.</p>	<p>P</p>	<p>P</p>	<p>P</p>	<p>P</p>	<p>P</p>
<p>Other uses determined to be reasonably similar in nature and intensity to those that are conditionally permitted in that particular zone, as determined by the City Planner.</p>	<p>C</p>	<p>C</p>	<p>C</p>	<p>C</p>	<p>C</p>

CHAPTER 23



PO Zone (Professional Office)

Sections

- 17.23.010 Purpose**
- 17.23.020 Permitted and Conditional Uses**
- 17.23.030 Site Plan Review**
- 17.23.040 Design Guidelines**
- 17.23.050 Development Standards**
- 17.23.060 Fences, Walls and Hedges**
- 17.23.070 Off-Street Parking and Loading Facilities**
- 17.23.080 Signs**

17.23.010 Purpose

The purpose of the PO district is to provide areas in Dinuba where professional offices can be constructed outside of commercial districts; to provide opportunities for older residential dwellings to be converted to an office use; and to protect offices from noise, disturbances, traffic hazards and other objectionable influences which would adversely affect professional practices from being exercised.

17.23.020 Permitted and Conditional Uses

Permitted Uses and Conditionally-Permitted Uses in the PO zone are listed in Chapter 17.33 (Permitted Uses in Commercial Zones).

17.23.030 Site Plan Review

No office, or other uses listed as permitted may be established on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.55 Site Plan Review. Uses listed as Conditionally Permitted shall secure a Conditional Use Permit.

17.23.040 Design Guidelines

The City has adopted Design Guidelines to improve the quality of development in the PO zone. The Design Guidelines are available from the City of Dinuba.

17.23.050 Development Standards (also see Exhibit 23-1)

A. Site Area

The minimum lot area for newly-established parcels is 6,000 square feet.

B. Lot Frontage and Depth

1. The minimum lot frontage for the PO district is 60 feet for all lot types
2. The minimum lot depth for the PO district is 100 feet for all lot types

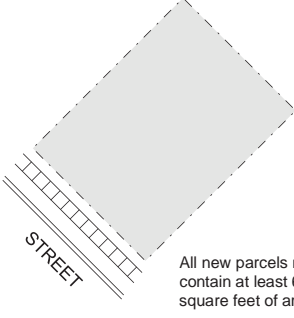
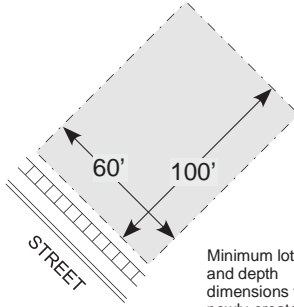
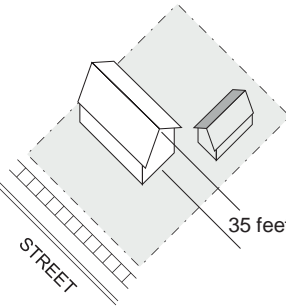
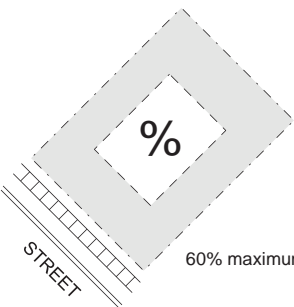
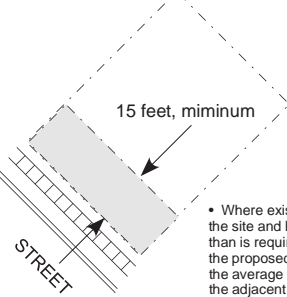
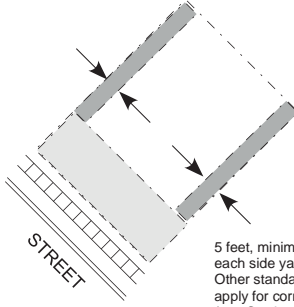
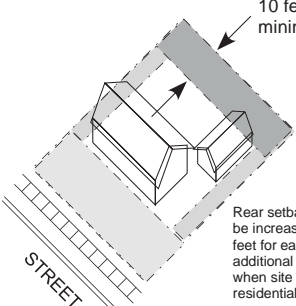
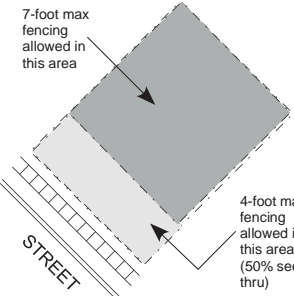
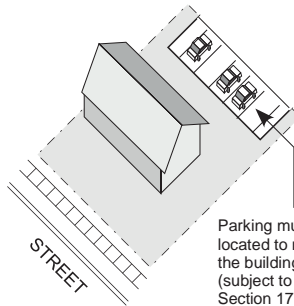
C. Building Height

The maximum height of residential structures shall be 35 feet; the maximum height of accessory structures shall be 12 feet.

D. Lot Coverage

The maximum lot coverage by structures constructed on a lot in this district shall be 65 percent.

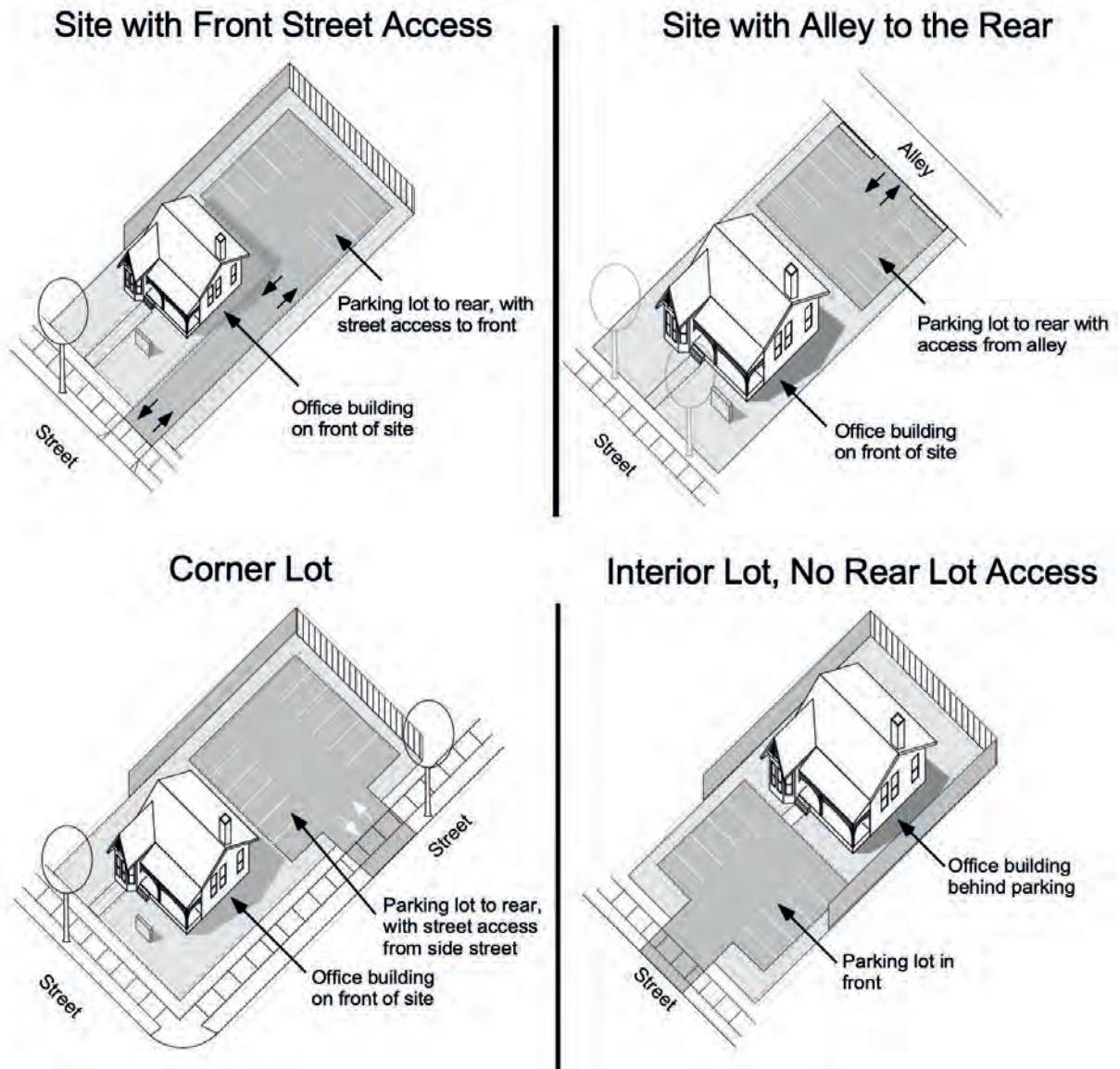
Exhibit 23-1: PO Zone Standards Summary

<p>Lot Size</p>  <p>All new parcels must contain at least 6,000 square feet of area</p>	<p>Width & Depth</p>  <p>Minimum lot width and depth dimensions for all newly-created lots</p>	<p>Building Height</p>  <p>35 feet, max</p>
<p>Lot Coverage</p>  <p>60% maximum</p> <p>Maximum coverage of lot by all structures</p>	<p>Front Yard</p>  <p>15 feet, minimum</p> <ul style="list-style-type: none"> Where existing buildings abut the site and have setbacks less than is required, the setback of the proposed building may be the average of the setbacks of the adjacent buildings. A carport that opens to a street must be set back at least 20 feet from the back of sidewalk or property line, whichever is greater. <p>See also requirement for Site Arrangement and Parking</p>	<p>Side Yard</p>  <p>5 feet, minimum each side yard. Other standards apply for corner lots (see Section 17.23.5 F.2.)</p>
<p>Rear Yard</p>  <p>10 feet, minimum</p> <p>Rear setback must be increased by 10 feet for each additional story when site abuts a residential zone</p>	<p>Fences, Walls and Hedges</p>  <p>7-foot max fencing allowed in this area</p> <p>4-foot max fencing allowed in this area (50% see-thru)</p>	<p>Parking</p>  <p>Parking must be located to rear of the building (subject to Section 17.23.E.)</p>

E. Building and Parking Arrangement

Where the parcel abuts an alley, is on a corner lot, or has space for a 20-foot wide lane leading from the street to the rear of the parcel, the site shall be designed so the building(s) are situated in front and parking to the rear (see Exhibit 23-2). Parcels that do not meet this requirement may have parking on the front of the site, however said parking shall be screened from view from the street by landscaping, low fencing, or a combination of these.

Exhibit 23-2: Building and Parking Arrangement on Various Lot Types/Configurations



F. Yard Requirements

1. Front Yard:

- a. The minimum front yard shall be 15 feet. Notwithstanding, all parking lots shall be located to the rear of the main building, except where space limitations prevent this arrangement.
- b. On a lot situated between residential lots with buildings that are set back more than the minimum distance required by this section, the minimum front yard set back shall be the average of the front yard set backs of the adjoining lots.
- c. A garage or carport that faces a public street shall be set back a minimum of 20 feet from the back of sidewalk or property line, whichever distance is greater.
- d. Uncovered, unenclosed porches, platforms or landings that do not extend above the first floor elevation may extend a maximum of six feet into a front or rear yard setback area. Railings up to 30 inches in height may be installed on any of these features.

2. Side Yard:

- a. The minimum side yard shall be five feet.
- b. On the street side of a corner lot, the side yard setback shall be one-half the required front yard setback.
- c. Where an interior lot is less than fifty feet in width, each side yard shall be a minimum of ten percent of the lot width, or three feet, whichever is more.
- d. Architectural features, including eaves, sills, chimneys, cornices, and bay windows may extend up to 30 inches into a required side yard.

3. Rear Yard:

- a. The minimum rear yard shall be 10 feet, however, where the site abuts a residential zone and construction involves more than one story, the rear yard shall be increased by 10 feet. Accessory

structures less than seven feet in height may be located within the rear yard setback area.

4. Distance Between Structures

The minimum distance between structures shall be 10 feet.

17.23.060 Fences, Walls and Hedges (see also Exhibit 23-3)

a. Front Yards:

Fences, walls and hedges in a required front yard setback area shall not exceed four feet in height, and the fence must be at least 50% open “see-through” (such as wrought-iron) from top to bottom.

b. Rear and Side Yards:

Fences, walls, and hedges in the area behind the required front yard setback shall not exceed seven feet in height, however fencing on corner lots within the street side yard are subject to the requirements in Subsection 17.23.6 c.

c. Fences on the Street Side Yards of Corner Lots and Reverse Corner Lots

Regular Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a corner lot shall not exceed seven feet in height, provided the fence is set back at least five feet behind the sidewalk or property line, whichever distance is greater.

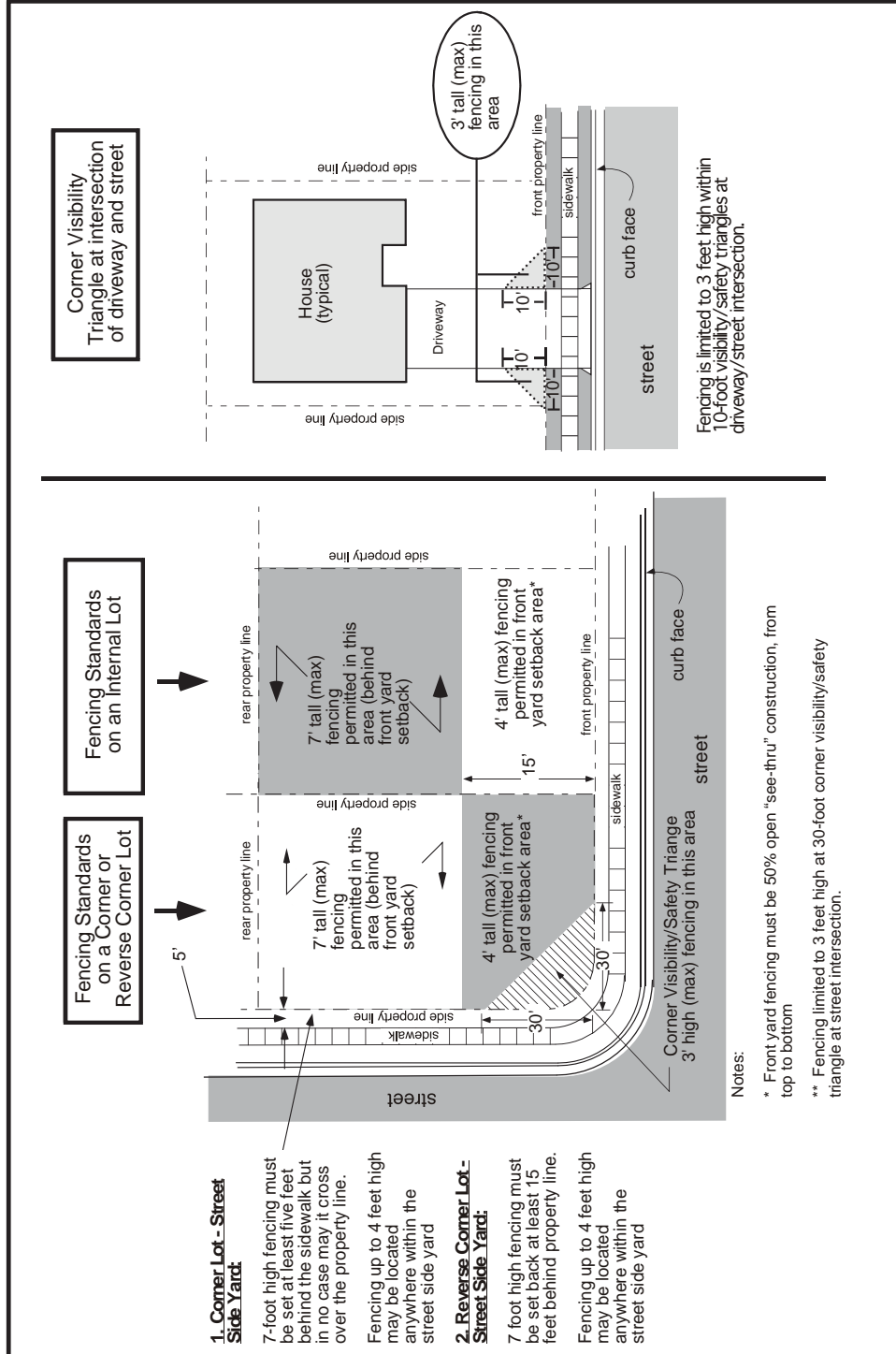
Reverse Corner Lots: Fences, walls and hedges within the required side yard setback area along the street side yard of a reverse corner lot shall not exceed four feet in height.

d. Corner Safety visibility triangle

Street Intersection

No fencing higher than 3 feet shall be placed in the corner area of a lot formed by a triangle with its right angle at corner of the lot adjacent to the street intersection and right angle sides measuring 30 feet long.

Exhibit 23-3: Fencing Standards Shown on Typical Lots



1. Corner Lot - Street Side Yard:

7-foot high fencing must be set at least five feet behind the sidewalk but in no case may it cross over the property line. Fencing up to 4 feet high may be located anywhere within the street side yard

2. Reverse Corner Lot - Street Side Yard:

7 foot high fencing must be set back at least 15 feet behind property line. Fencing up to 4 feet high may be located anywhere within the street side yard

Driveway/Street Intersection

No fencing higher than 3 feet shall be placed in triangular areas situated where a driveway intersects a street. The affected area is defined as a triangle where the right angle corner is set at the point where the driveway intersects the property line, and the right angle sides measure ten feet long.

- e. Materials such as razor wire and barbed wire are prohibited in residential zones (except for temporary construction yards associated with a development project).
- f. For non-residential uses, the fencing standards of Chapter 17.25 (C-1 Zone) shall apply.

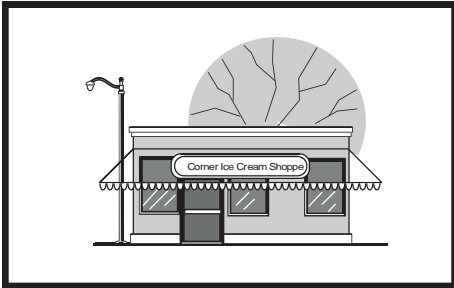
17.23.070 Off-Street Parking and Loading Facilities

Parking facilities shall be provided consistent with the requirements of Chapter 17.49 (Parking and Loading).

17.23.080 Signs

Signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

CHAPTER 25



C-1 Zone (Neighborhood Commercial)

Sections

- 17.25.010 Purpose**
- 17.25.020 Permitted Uses**
- 17.25.030 Permits Required**
- 17.25.040 Design Guidelines**
- 17.25.050 Development Standards**
- 17.25.060 Fences, Walls and Hedges**
- 17.25.070 Off-Street Parking and Loading Facilities**
- 17.25.080 Signs**
- 17.25.090 Landscaping**
- 17.25.100 Special Conditions**

17.25.010 Purpose

The purpose of the Neighborhood Commercial district is to provide for the development of small scale, low intensity commercial uses that serve the daily needs of residential neighborhoods, in close proximity. The design of neighborhood commercial projects shall be of a scale and design that is compatible with the surrounding residential neighborhoods. In addition, the design of projects should provide for pedestrian access from surrounding neighborhoods.

The types of permitted and conditional uses that are allowed in neighborhood commercial developments would be limited to uses that local residents would require on a daily basis, including small-scale grocery stores, barber and beauty shops, clothes cleaning establishments, banks, restaurants and similar compatible uses.

17.25.020 Permitted Uses

Uses that are permitted (and conditionally permitted) are listed in Chapter 17.33

17.25.030 Permits Required

No development shall be constructed on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.55 (Site Plan Review, (or a Conditional Use Permit for uses listed as such)).

17.25.040 Dinuba Commercial Design Guidelines

New development in the C-1 zone shall be designed consistent with the Dinuba Commercial Design Guidelines (adopted under separate cover).

17.25.050 Development Standards (see also Exhibit 25-1 for a summary of development standards)

a. Site Area, Lot Frontage and Depth

No requirement.

b. Building Height

The maximum height of commercial structures shall be 35 feet/two stories; the maximum height of accessory structures shall be 15 feet.

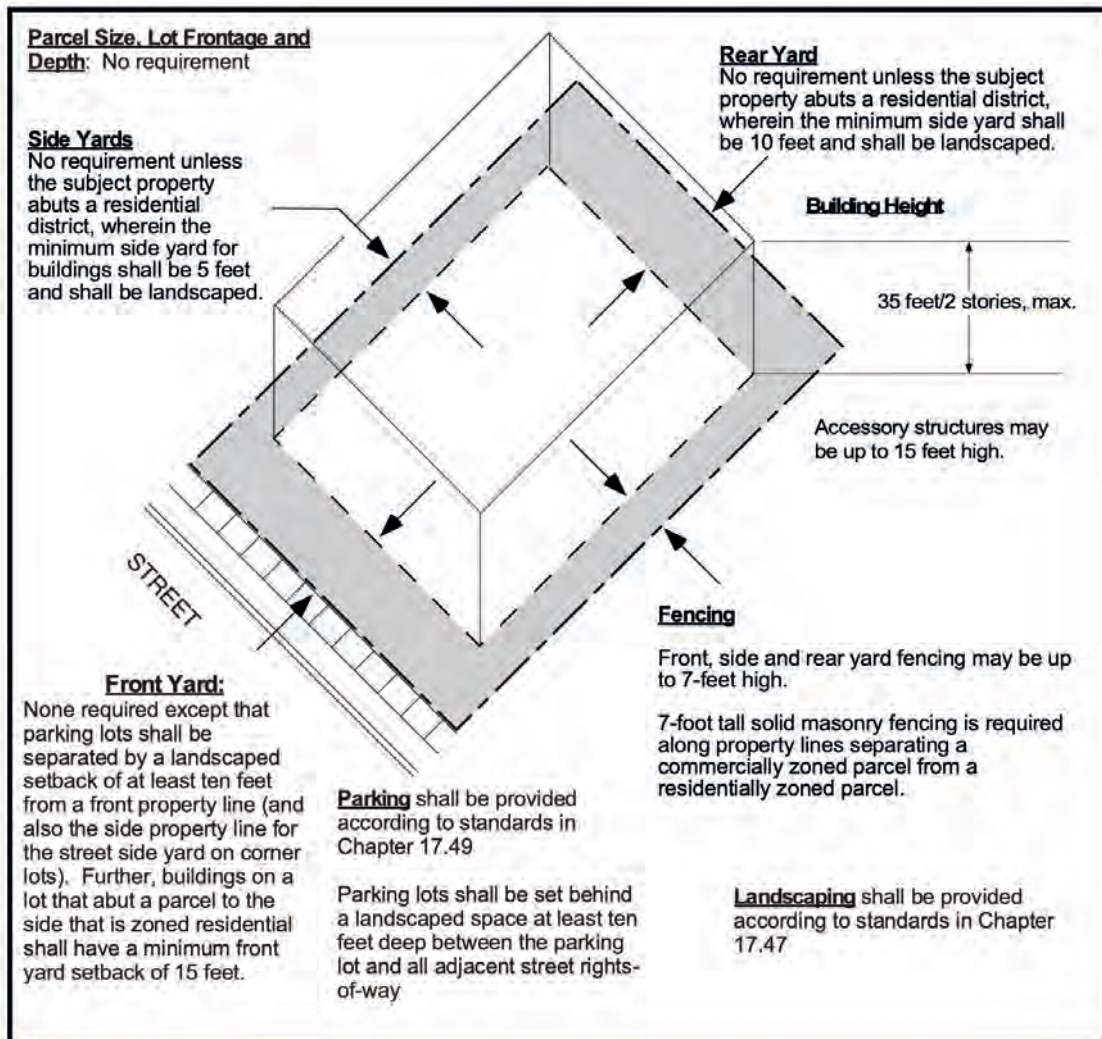
c. Yards

1. Front: None required except that parking lots shall be separated by a landscaped setback of at least ten feet from a front property line (and also the side property line for the street side yard on corner lots). Further, buildings on a lot that abut a parcel to the side that is zoned residential shall have a minimum front yard setback of 15 feet.

2. Side: No requirement unless the subject property abuts a residential district, wherein the minimum side yard for buildings shall be 5 feet and shall be landscaped.

3. Rear: No requirement unless the subject property abuts a residential district, wherein the minimum side yard shall be 10 feet and shall be landscaped.

Exhibit 25-1: Zoning Standards



17.25.060 Fences, Walls and Hedges

- a. Front, Side and Rear Yards: Fences, walls, and hedges shall not exceed seven feet in height along any front, side or rear property line.
- b. Where a property zoned C-1 abuts a residential district, a 7-foot solid block masonry wall shall be constructed between the two uses.

17.25.070 Off-Street Parking and Loading Facilities

- a. Uses in the C-1 District shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).
- b. Parking lots constructed in C-1 district shall be designed and constructed so that within five years of construction, 50 percent of the parking lot is shaded by trees.
- c. Parking lots shall be separated from buildings by raised sidewalks or curbing.
- d. Parking lots shall be designed to accommodate solid waste pick-up.

17.25.080 Signs

All signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

17.25.090 Landscaping

- a. A landscaping and irrigation plan shall be submitted on all neighborhood commercial developments for review and approval consistent with the standards in Chapter 17.47 (Landscaping and Irrigation). All setback areas along streets shall be landscaped.
- b. The landscaping and irrigation plan shall show a tree-planting scheme in parking lots that will result in 50 percent of the parking lot being shaded within five years.
- c. Parking lots shall be screened from adjacent public roadways by low walls and/or hedges.
- d. The landscaping and irrigation plan shall provide for a minimal amount of turf and shall incorporate a variety of xerophytic plants, mulch to reduce water use, and an automated irrigation system that incorporates water conservation technology, including drip irrigation, smart irrigation controllers, and low-flow irrigation heads.
- e. Vines and climbing plants should be used on buildings, trellises and perimeter garden walls in order to soften the appearance of walls and prevent graffiti.
- f. All trash enclosures shall be surrounded by a 6-foot solid block wall and the area around the enclosure shall be landscaped.

17.25.100 Special Conditions

- a. All processes, businesses and services shall be conducted entirely within a completely enclosed structure, except for off-street parking and off-street loading areas, gasoline sales, outdoor dining areas, nurseries and temporary uses as prescribed in Chapter 17.45.5.
- b. No products shall be manufactured unless incidental to a permitted use and sold at retail on the same premises.
- c. No use shall be permitted, and no process, equipment or materials shall be used which are found by the city to be objectionable to persons living or working in the vicinity by reasons of odor, fumes, dust, smoke, cinders, dirt, refuse, water-carried waste, noise, vibration, illumination, glare or unsightliness or to involve any hazard of fire or explosion.

CHAPTER 27

C-2 Zone (Downtown Commercial)



Sections

- 17.27.010 Purpose
- 17.27.020 Permitted Uses
- 17.27.030 Uses Expressly Prohibited
- 17.27.040 Permits Required
- 17.27.050 Commercial Design Guidelines
- 17.27.060 Development Standards
- 17.27.070 Fences, Walls and Hedges
- 17.27.080 Off-Street Parking and Loading Facilities
- 17.27.090 Signs
- 17.27.100 Landscaping
- 17.27.110 Special Conditions

17.27.010 Purpose

The C-2 district is intended to help strengthen the vitality and character of Dinuba's downtown commercial district by establishing an appropriate list of permitted uses, regulating the size and location of buildings, parking lots, landscaping and other improvements, in a manner that promotes a vibrant pedestrian-oriented shopping environment. In general, new buildings shall abut the public sidewalk, with on-site parking located to the rear or side of buildings. Large merchandise-display windows are required along the public sidewalk, as opposed to blank building walls.

17.27.020 Permitted Uses

Uses that are permitted (and conditionally permitted) are listed in Chapter 17.33

17.27.030 Uses Expressly Prohibited

The C-2 zone is designed to foster a pedestrian oriented shopping district in downtown Dinuba, with uses such as stores, restaurants, offices and gathering places. Towards this end, the zone does not allow new automobile-oriented uses that are allowed in other commercial zones, such as auto repair and tire shops and uses with drive-through/drive up windows.

17.27.040 Permits Required

No development shall be constructed on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.55 (Site Plan Review, (or a Conditional Use Permit for uses listed as such)).

17.27.050 Dinuba Commercial Design Guidelines

New development in the C-2 zone shall be designed consistent with the Dinuba Commercial Design Guidelines (adopted under separate cover).

17.27.060 Development Standards

The following standards shall apply to all parcels being developed in the C-2 zone:

a. Site Area, Lot Frontage and Depth

No requirement.

b. Building Height

The maximum height of buildings shall not exceed 75 feet.

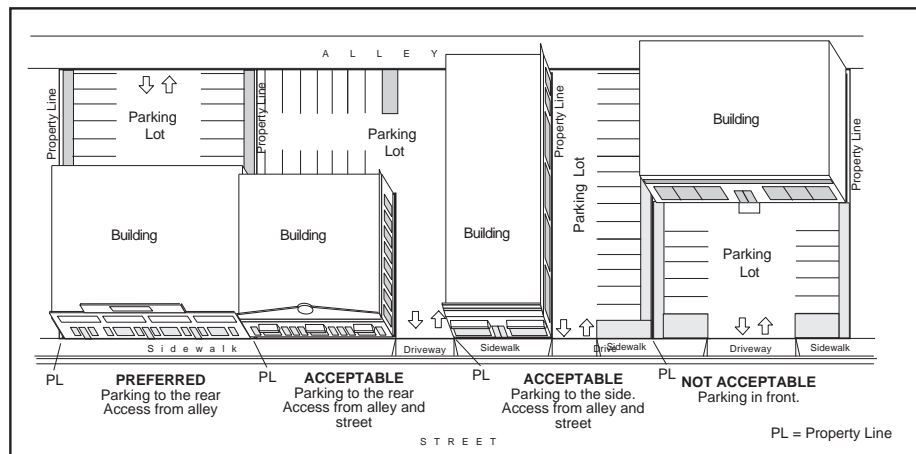
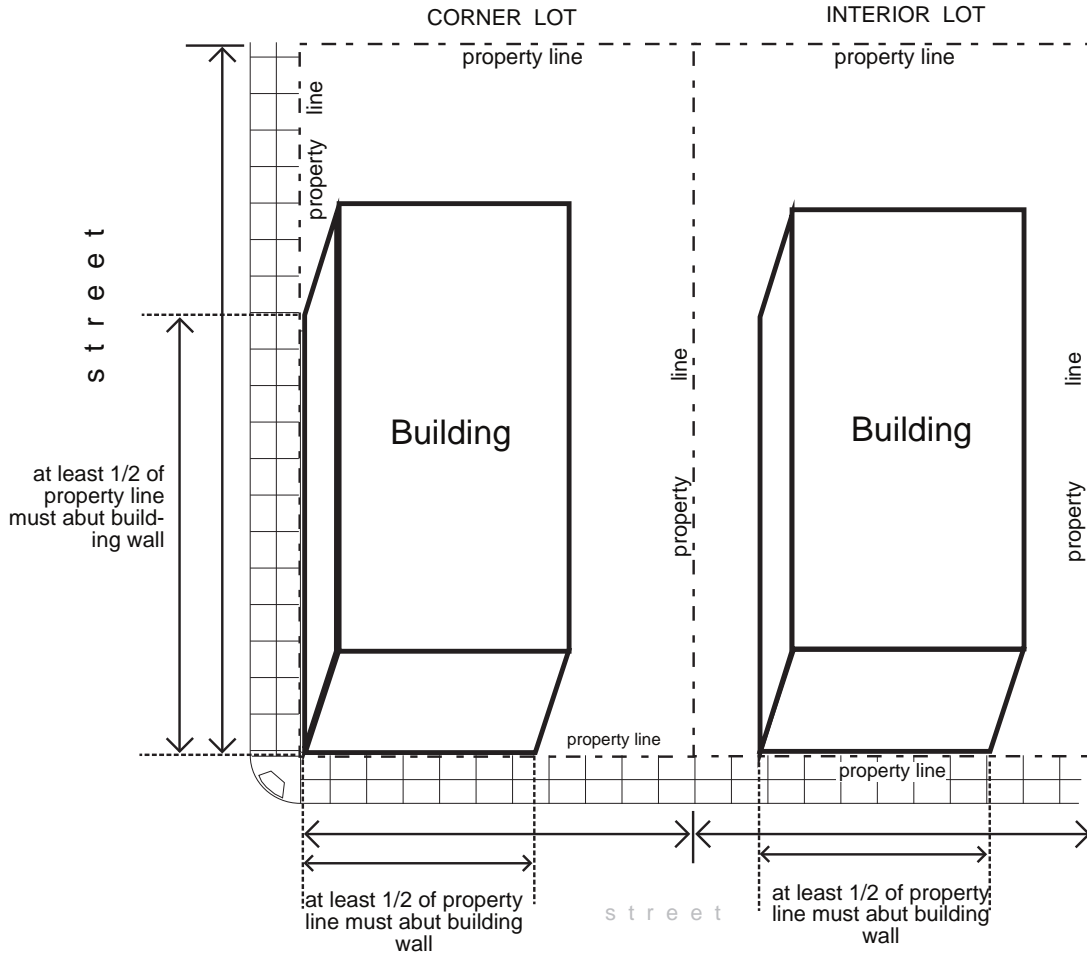
c. Yards (see also Exhibit 27-1)

a. Front: New buildings shall be placed so that at least one half of the property line along a public street shall adjoin a building wall

b. Side: None required except that buildings on corner lots shall be placed so that at least half of the side lot line along a public street shall adjoin a building wall.

c. Rear: No requirement unless the subject property abuts a residential district, wherein the minimum side yard shall be 10 feet.

Exhibit 27-1: Building Placement Standards



17.27.070 Fences, Walls and Hedges

- a. Front, Side and Rear Yards: Fences, walls, and hedges shall not exceed seven feet in height along any front, side or rear property line.
- c. Where a property zoned C-2 directly abuts a residential district (not including along an alley or a street), a 7-foot solid block masonry wall shall be constructed between the two uses. Where appropriate, openings should be provided to allow pedestrians to travel between the two uses.

17.27.080 Off-Street Parking and Loading Facilities

- a. The number of on-site parking spaces required for uses in the C-2 District may be reduced by up to 50% of the parking requirement for the particular use, as shown in Chapter 17.49 (Parking and Loading).
- b. On-site parking shall be located to the rear or to the side of the building, except parking lots on corner lots shall be located to the rear or the interior side of the building.
- c. Parking lots constructed in C-2 district shall be designed and constructed so that within five years of construction, 50 percent of the parking lot is shaded by trees.
- d. Parking lots shall be separated from buildings by raised sidewalks or curbing.
- e. Parking lots shall be designed to accommodate solid waste pick-up.

17.27.090 Signs

Signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

17.27.100 Landscaping

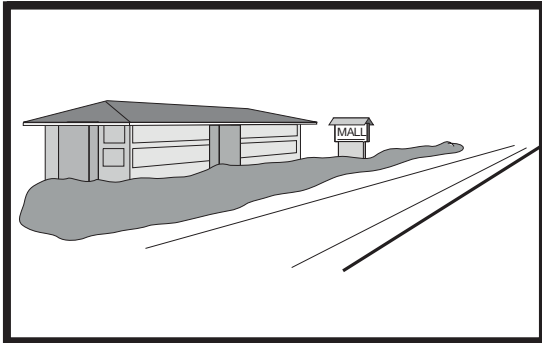
- a. A landscaping and irrigation plan shall be submitted on all developments to the City Planner for review and approval consistent with the standards in Chapter 17.47 (Landscaping). All setback areas along streets shall be landscaped.
- b. All landscaping shall comply with the Dinuba Landscape Design Guidelines.

- c. The landscaping and irrigation plan shall show a tree-planting scheme in the parking lot that will result in 50 percent of the parking lot being shaded within five years.
- d. The landscaping and irrigation plan shall provide for a minimal amount of turf and shall incorporate a variety of xerophytic plants, mulch to reduce water use, and an automated irrigation system that incorporates water conservation technology, including drip irrigation, smart irrigation controllers, and low-flow irrigation heads.
- e. Parking lots should be screened from adjacent public roadways by low walls and/or hedges.
- f. Vines and climbing plants should be used on buildings, trellises and perimeter garden walls in order to soften the appearance on the buildings.
- g. All trash enclosures shall be surrounded by a 6-foot solid block wall and the area around the enclosure shall be landscaped. The gate to the enclosure shall be constructed of metal.

17.27.110 Special Conditions

- a. All processes, businesses and services shall be conducted entirely within a completely enclosed structure, except for off-street parking and off-street loading areas, gasoline sales, outdoor dining areas, nurseries and temporary uses as prescribed in Chapter 17.45.5
- b. No products shall be manufactured unless incidental to a permitted use and sold at retail on the same premises.
- c. No use shall be permitted, and no process, equipment or materials shall be used which are found by the city to be objectionable to persons living or working in the vicinity by reasons of odor, fumes, dust, smoke, cinders, dirt, refuse, water-carried waste, noise, vibration, illumination, glare or unsightliness or to involve any hazard of fire or explosion.

CHAPTER 29



C-3 Zone (Community Commercial)

Sections

- 17.29.010 Purpose
- 17.29.020 Permitted Uses
- 17.29.030 Permits Required
- 17.29.040 Design Guidelines
- 17.29.050 Development Standards
- 17.29.060 Fences, Walls and Hedges
- 17.29.070 Off-Street Parking and Loading Facilities
- 17.29.080 Signs
- 17.29.090 Landscaping
- 17.29.100 Special Conditions

17.29.010 Purpose

The purpose of the C-3 district is intended to provide locations for unified shopping centers serving the entire community and areas surrounding the city.

The design of neighborhood commercial projects shall be of a scale and design that is compatible with the surrounding neighborhoods. In addition, the design of projects should provide for pedestrian access from surrounding neighborhoods.

17.29.020 Permitted Uses

Uses that are permitted (and conditionally permitted) are listed in Chapter 17.33

17.29.030 Permits Required

No development shall be constructed on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.51 (Site Plan Review (or a Conditional Use Permit for uses listed as such)).

17.29.040 Dinuba Commercial Design Guidelines

New development in the C-3 zone shall be designed consistent with the Dinuba Commercial Design Guidelines (adopted under separate cover).

17.29.050 Development Standards (see also Exhibit 29-1 for a summary of development standards)

a. Site Area, Lot Frontage and Depth

The minimum site area shall be five acres. There are no minimum requirements for lot frontage and depth.

b. Building Height

The maximum height of buildings and structures shall be 50 feet.

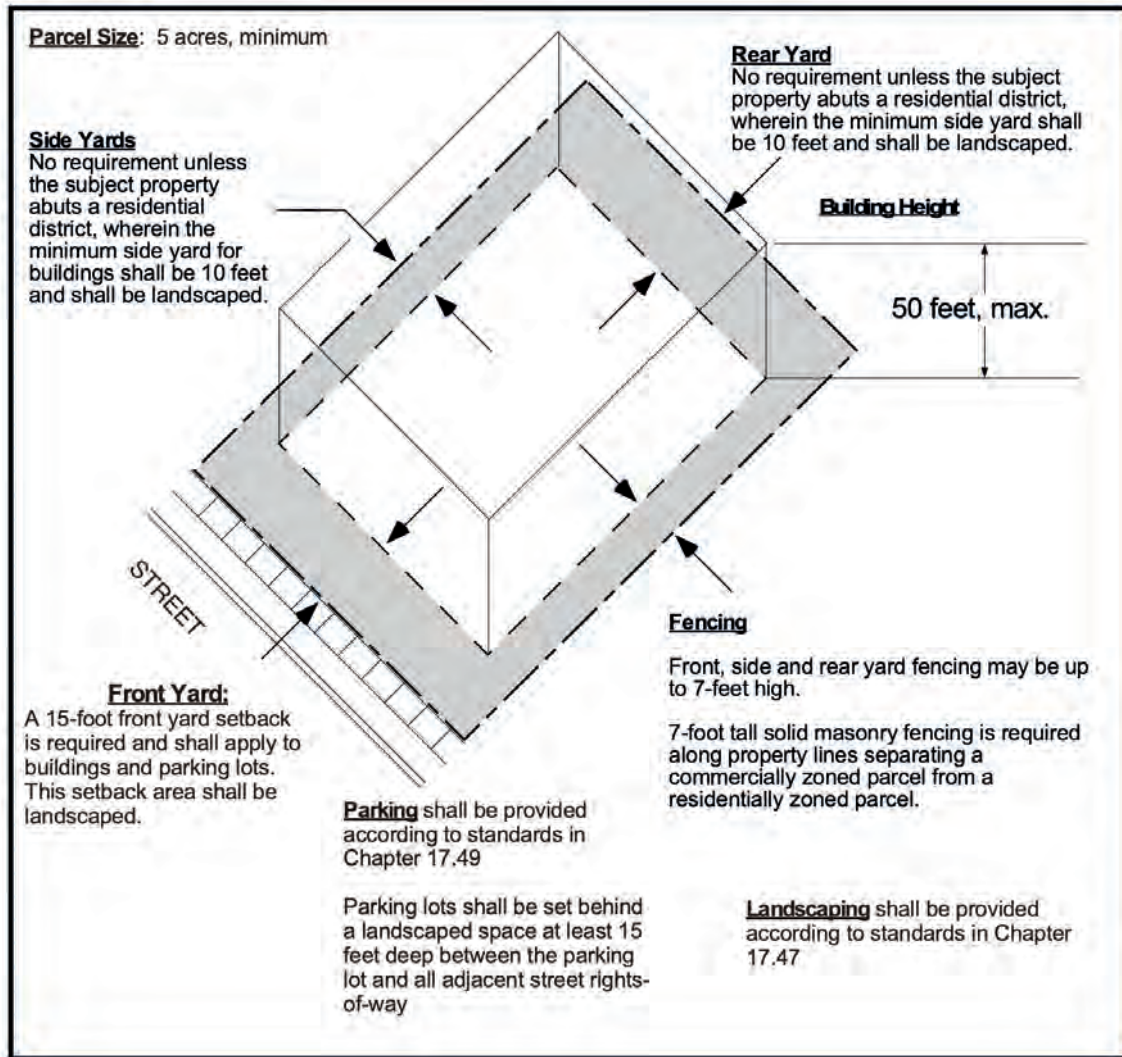
c. Yards

1. Front: The minimum front yard setback is 15 feet and shall apply to buildings and parking lots. All setback areas shall be landscaped. Further, buildings on a lot that abut a parcel to the side that is zoned residential shall have a minimum front yard setback of 10 feet.
2. Side: No requirement unless the subject property abuts a residential district, wherein the minimum side yard for buildings shall be 10 feet and shall be landscaped.
3. Rear: No requirement unless the subject property abuts a residential district, wherein the minimum side yard shall be 10 feet and shall be landscaped.

17.29.060 Fences, Walls and Hedges

- a. Front, Side and Rear Yards: Fences, walls, and hedges shall not exceed seven feet in height along any front, side or rear property line.
- b. Where a property zoned C-3 abuts a residential district, a 7-foot solid block masonry wall shall be constructed between the two uses.

Exhibit 29-1: Zoning Standards



17.29.070 Off-Street Parking and Loading Facilities

- a. Uses in the C-3 District shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).
- b. Parking lots constructed in C-3 district shall be designed and constructed so that within five years of construction, 50 percent of the parking lot is shaded by trees.
- c. Parking lots shall be separated from buildings by raised sidewalks or curbing.
- d. Parking lots shall be designed to accommodate solid waste pick-up.

17.29.080 Signs

All signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

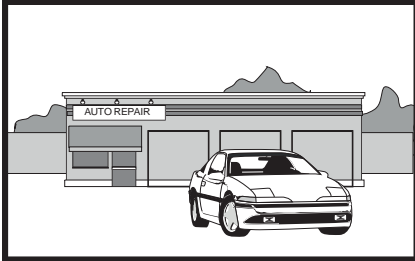
17.29.090 Landscaping

- a. A landscaping and irrigation plan shall be submitted on all neighborhood commercial developments for review and approval consistent with the standards in Chapter 17.47 (Landscaping and Irrigation). All setback areas along streets shall be landscaped. Landscaping shall be consistent with the Dinuba Landscape Design Guidelines.
- b. The landscaping and irrigation plan shall show a tree-planting scheme in parking lots that will result in 50 percent of the parking lot being shaded within five years.
- c. Parking lots shall be screened from adjacent public roadways by low walls and/or hedges.
- d. The landscaping and irrigation plan shall provide for a minimal amount of turf and shall incorporate a variety of xerophytic plants, mulch to reduce water use, and an automated irrigation system that incorporates water conservation technology, including drip irrigation, smart irrigation controllers, and low-flow irrigation heads.
- e. Vines and climbing plants should be used on buildings, trellises and perimeter garden walls in order to soften the appearance of walls and prevent graffiti.
- f. All trash enclosures shall be surrounded by a 6-foot solid block wall and the area around the enclosure shall be landscaped.

17.29.100 Special Conditions

- a. All processes, businesses and services shall be conducted entirely within a completely enclosed structure, except for off-street parking and off-street loading areas, gasoline sales, outdoor dining areas, nurseries and temporary uses as prescribed in Chapter 17.45.5
- b. No products shall be manufactured unless incidental to a permitted use and sold at retail on the same premises.
- c. No use shall be permitted, and no process, equipment or materials shall be used which are found by the city to be objectionable to persons living or working in the vicinity by reasons of odor, fumes, dust, smoke, cinders, dirt, refuse, water-carried waste, noise, vibration, illumination, glare or unsightliness or to involve any hazard of fire or explosion.

CHAPTER 31



C-4 Zone (General Commercial)

Sections

- 17.31.010 Purpose**
- 17.31.020 Permitted Uses**
- 17.31.030 Permits Required**
- 17.31.040 Design Guidelines**
- 17.31.050 Development Standards**
- 17.31.060 Fences, Walls and Hedges**
- 17.31.070 Off-Street Parking and Loading Facilities**
- 17.31.080 Signs**
- 17.31.090 Landscaping**
- 17.31.100 Special Conditions**

17.31.010 Purpose

The C-4 district is primarily for establishments engaged in servicing equipment, materials and products, but which do not require the manufacturing, assembly, packaging or processing of articles or merchandise for distribution and retail sale. Land requirements for most general commercial uses generally dictate its application along arterial streets of the city which generally lie close to central commercial and industrial districts.

The design of neighborhood commercial projects shall be of a scale and design that is compatible with the surrounding neighborhoods. In addition, the design of projects should provide for pedestrian access from surrounding neighborhoods.

17.31.020 Permitted Uses

Uses that are permitted (and conditionally permitted) are listed in Chapter 17.33

17.31.030 Permits Required

No development shall be constructed on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.55 (Site Plan Review (or a Conditional Use Permit for uses listed as such)).

17.31.040 Dinuba Commercial Design Guidelines

New development in the C-4 zone shall be designed consistent with the Dinuba Commercial Design Guidelines (adopted under separate cover).

17.31.050 Development Standards (see also Exhibit 31-1 for a summary of development standards)

a. Site Area, Lot Frontage and Depth

No requirements.

b. Building Height

The maximum height of buildings and structures shall be 50 feet.

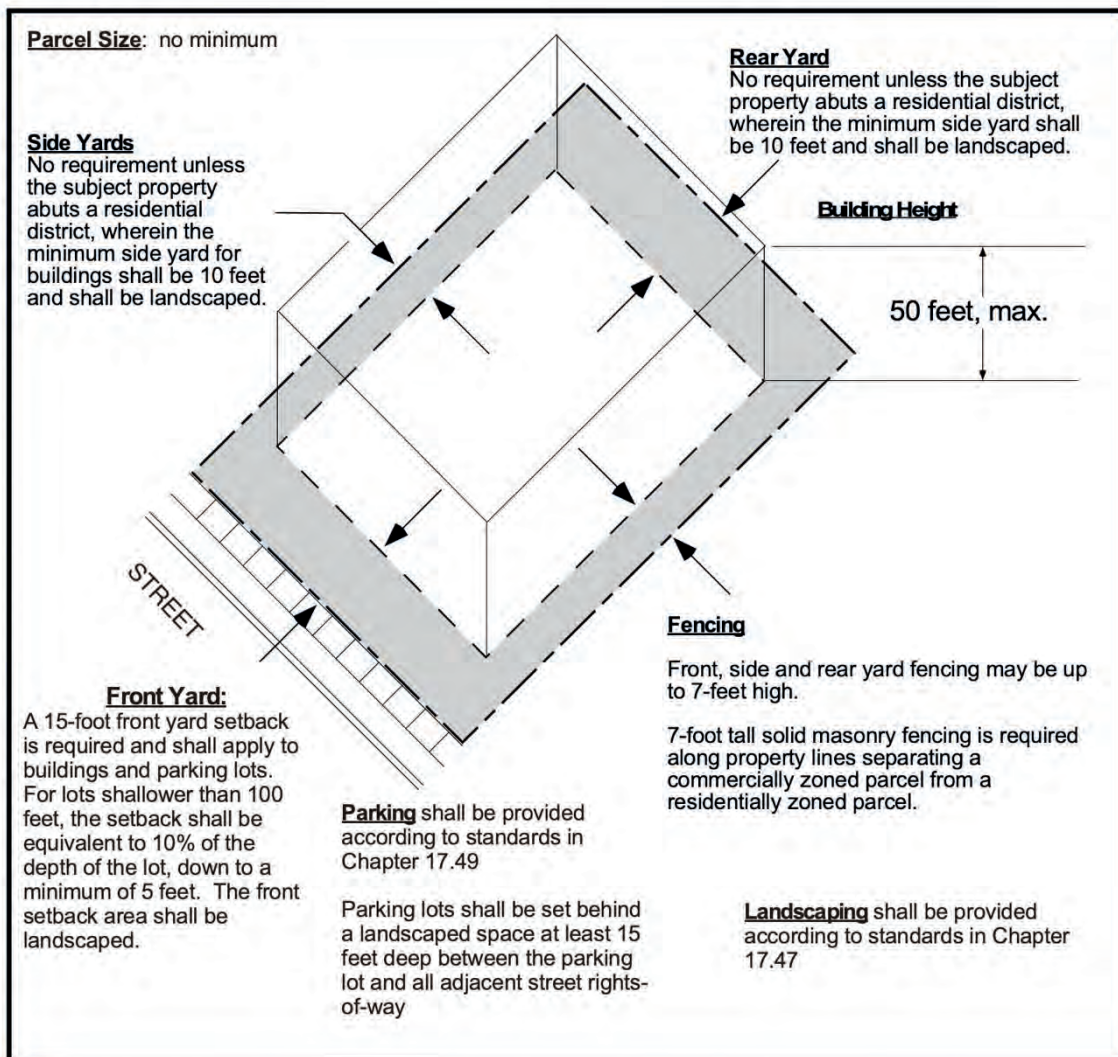
c. Yards

1. Front: The minimum front yard setback is 15 feet and shall apply to buildings and parking lots. For lots shallower than 100 feet deep, the front yard setback may be equal to 10% of the depth of the lot, down to five feet. All setback areas shall be landscaped.
2. Side: No requirement unless the subject property abuts a residential district, wherein the minimum side yard for buildings shall be 10 feet and shall be landscaped.
3. Rear: No requirement unless the subject property abuts a residential district, wherein the minimum side yard shall be 10 feet and shall be landscaped.

17.31.060 Fences, Walls and Hedges

- a. Front, Side and Rear Yards: Fences, walls, and hedges shall not exceed seven feet in height along any front, side or rear property line.
- b. Where a property zoned C-4 abuts a residential district, a 7-foot solid block masonry wall shall be constructed between the two uses.

Exhibit 31-1: Zoning Standards



17.31.070 Off-Street Parking and Loading Facilities

- a. Uses in the C-4 District shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).
- b. Parking lots constructed in C-4 district shall be designed and constructed so that within five years of construction, 50 percent of the parking lot is shaded by trees.
- c. Parking lots shall be separated from buildings by raised sidewalks or curbing.
- d. Parking lots shall be designed to accommodate solid waste pick-up.

17.31.080 Signs

All signs shall be consistent with the requirements detailed in Chapter 17.51 (Signs).

17.31.090 Landscaping

- a. A landscaping and irrigation plan shall be submitted on all neighborhood commercial developments for review and approval consistent with the standards in Chapter 17.47 (Landscaping and Irrigation). All setback areas along streets shall be landscaped. Landscaping shall be consistent with the Dinuba Landscape Design Guidelines.
- b. The landscaping and irrigation plan shall show a tree-planting scheme in parking lots that will result in 50 percent of the parking lot being shaded within five years.
- c. Parking lots shall be screened from adjacent public roadways by low walls and/or hedges.
- d. The landscaping and irrigation plan shall provide for a minimal amount of turf and shall incorporate a variety of xerophytic plants, mulch to reduce water use, and an automated irrigation system that incorporates water conservation technology, including drip irrigation, smart irrigation controllers, and low-flow irrigation heads.
- e. Vines and climbing plants should be used on buildings, trellises and perimeter garden walls in order to soften the appearance of walls and prevent graffiti.
- f. All trash enclosures shall be surrounded by a 6-foot solid block wall and the area around the enclosure shall be landscaped.

17.31.100 Special Conditions

- a. All processes, businesses and services shall be conducted entirely within a completely enclosed structure, except for off-street parking and off-street loading areas, gasoline sales, outdoor dining areas, nurseries and temporary uses as prescribed in Chapter 17.45.5
- b. No products shall be manufactured unless incidental to a permitted use and sold at retail on the same premises.
- c. No use shall be permitted, and no process, equipment or materials shall be used which are found by the city to be objectionable to persons living or working in the vicinity by reasons of odor, fumes, dust, smoke, cinders, dirt, refuse, water-carried waste, noise, vibration, illumination, glare or unsightliness or to involve any hazard of fire or explosion.

CHAPTER 33



Permitted Uses in Commercial Zones

Sections

- 17.33.010 Purpose**
- 17.33.020 Permitted Uses Table**

17.33.010 Purpose.

This chapter establishes Table 48-1 which contains the list of uses that are permitted in each commercial zone within the City of Dinuba. The intent is to ensure (to the degree practical) that commercial neighborhoods function in a harmonious manner and that uses with similar operating characteristics are reasonably grouped and do not conflict with one another or surrounding areas and zones.

17.33.020 Permitted Uses Table

Table 33-1 lists uses that are permitted in Dinuba's commercial zones. Permitted uses are listed in the left column and the City's commercial zones are listed across the top. To determine whether a particular use is permitted (and whether it is subject to any special requirements) each box is marked with one of the following:

- "P" Permitted
- "C" Permitted by Conditional Use Permit
- "(S)" Where the use is listed as permitted (or Conditionally Permitted) along with the letter "(S)", the use is permitted subject to special standards contained in Chapter 17.45
- A box in the table with no letter indicates that the use is not permitted in this zone.

Note: For projects involving new construction, Site Plan Review is required consistent with procedures in Chapter 17.51 (Site Plan Review).


Any use that is judged by the City Planner to be reasonably similar in nature to other permitted uses may be considered a permitted use. Further, any use judged by the City Planner to be

reasonably similar in nature to a Conditionally Permitted use may be considered as such (permitted by Conditional Use Permit).


For ease of use, the uses in Table 33-1 are grouped into similar categories, as follows:

- A. Educational facilities and schools
- B. Automotive and vehicular uses
- C. Entertainment and Recreational facilities and uses
- D. Restaurants, cafes, eating and drinking establishments and related facilities
- E. Offices and related uses
- F. Personal Services
- G. Public and Semi-Public Uses
- H. Residential Uses
- I. Retail Stores and related uses
- J. Service Commercial, minor manufacturing, processing and related uses
- K. Utilities and related activities
- L. Other Uses


Table 33-1: Permitted Uses in Commercial Zones


 <i>Educational facilities and schools, including:</i>	<u>Zones</u>				
	C-1	C-2	C-3	C-4	PO
Art and craft schools and colleges		P		P	
Beauty colleges		P	P	P	
Business, professional, and trade schools and colleges		P		P	
Day care centers (adults, up to 12 attendees)	P	P	P	P	P
Day care centers (adults, more than 12 attendees)	C	C	C	C	C
Day care centers (children, up to 14 attendees)	P	P	P	P	P
Day care centers (children, more than 14 attendees)	C	C	C	C	C
Music and dance studios		P		P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 <i>Automotive and vehicular uses including vehicle sales, servicing repair and parts, etc., including:</i>	Zones				
	C-1	C-2	C-3	C-4	PO
Automobile parts stores	P	P	P	P	
Automobile audio and security installations within an enclosed structure		P(S)		P(S)	
Automobile detailing, hand car wash within an enclosed building		P(S)		P(S)	
Automobile oil and lube shop		P	P	P	
Automobile repair, body and fender repair		P(S)		P(S)	
Automobile sales, new, including service and repair within an enclosed building		P	P	P	
Automobile sales, used, including service and repair within an enclosed building		P	P	P	
Automobile upholstery and top shops		P(S)		P(S)	
Boat sales and service				P(S)	
Car wash (self-service)				P	
Car wash, including use of mechanical conveyors, blowers and steam cleaning			P	P	
Equipment rental yards				P	
Farm equipment sales and service				P	
Gasoline service stations, including dispensing of diesel and liquid petroleum gas fuels and complete truck service				P(S)	
Mobile home, recreational vehicle and trailer sales and servicing				P	
Motorcycle sales and service		P(S)		P(S)	
Muffler shop		P(S)		P(S)	
Rental equipment, including trailers, trucks and cars				P	
Service stations, gasoline sales including convenience store with sales of alcoholic beverages		C(S)	C(S)	C(S)	

Key to Matrix: “P” = Permitted; “C” = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 Automotive and vehicular uses including vehicle sales, servicing repair and parts, etc., including:	Zones				
	C-1	C-2	C-3	C-4	PO
Tire shops, including rebuilding, recapping and retreading		P(S)		P(S)	

 Entertainment and Recreational Facilities and Uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Adult bookstores and adult movie theaters as provided for in Title 17				C	
Arcades	P	P	P	P	
Bowling alleys		P	P	P	
Card rooms		C			
Dance halls		C		C	
Health clubs		P	P	P	
Pool and billiards, including in conjunction with a restaurant				C	
Shooting range, indoor				C	
Theaters and auditoriums		P	P	P	


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 Restaurants, cafes, eating and drinking establishments and related facilities where products are typically consumed onsite, or prepared for offsite consumption, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Bakeries, retail and wholesale	P	P	P	P	
Bars and cocktail lounges		C	C	C	
Breweries, micro		C		C	
Candy store	P	P	P	P	
Delicatessens	P	P	P	P	
Drive-thru restaurants			P	P	
Mobile food vehicles parked on private property (permitted subject to standards contained in Dinuba Municipal Code section 7.28.		P		P	
Restaurants , including those serving alcoholic beverages	P	P	P	P	
Restaurants, including restaurant with bar/lounge		C	C	C	

NOTE: New businesses featuring drive-thru lanes are not permitted in the downtown (C-2 zone) in an effort to strengthen the pedestrian-oriented shopping character of the downtown


 Offices and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Banks, including drive-in banks and other savings and lending agencies		P	P	P	
Blueprint and photocopy shops	P	P	P	P	P
Clinics (medical)	P	P	P	P	P


Key to Matrix: “P” = Permitted; “C” = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 Offices and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Employment agencies	P	P	P	P	P
Medical and dental laboratories and clinics including out-patient facilities and prescription pharmacies in conjunction therewith, or with a hospital	P	P	P	P	P
Medical buildings, professional medical buildings, including dentists, physicians, podiatrists, ophthalmologists, and similar practitioners	P	P	P	P	P
Offices, general	P	P	P	P	P


 Personal Services, including	Zones				
	C-1	C-2	C-3	C-4	PO
Banks, including drive-in banks and other savings and lending agencies		P	P	P	
Barber shops and beauty shops	P	P	P	P	P
Body piercing shops		C	C	C	
Cleaning, pressing and dyeing shops (retail only, dry cleaning, cleaning clothes in enclosed machines, nonflammable cleaning compounds)		P	P	P	
Copy and blueprint shops	P	P	P	P	P
Dry cleaning service		P	P	P	
Laundries and laundromats	P	P	P	P	
Locksmiths		P	P	P	
Massage therapy		C	C	C	
Pet grooming business, no overnight stay for pets	P	P	P	P	P


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 Personal Services, including	Zones				
	C-1	C-2	C-3	C-4	PO
Pet grooming business, with overnight stay for pets for a maximum of five nights		C	C	C	C
Photography studios	P	P	P	P	P
Tattoo shops		P	P	P	
Tattoo shops that also provide body piercing services		C	C	C	
Taxidermists				P	

 Public and Semi-Public Uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Ambulance service				P	
Churches and other religious institutions	C	C	C	C	C
City, county, state and federal administrative offices, libraries and police and fire stations		P		P	
Mortuaries, crematoriums and columbariums		P		P	C
Public parking lots or structures	P	P	P	P	P
Public parks, playgrounds and other public recreation facilities					P
Public uses of a cultural type, including museums and art galleries		P			P
Public utility service yards, electrical and gas transmission stations					P
Wedding chapels		P		P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 Residential Uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Dwellings for a caretaker or watchman and his immediate family, necessary and incidental to a use located in such zone				C	
Emergency shelter, up to six persons		P			
Hotel and motels		P	P	P	
Mixed land use in conformance with Chapter 17.45.3		P(S)		C(S)	
Residential drug treatment recovery homes					C
Single-family residential structures used as dwelling units constructed prior to January 1, 2010.					P
Single family dwelling that is being converted from an office or commercial use to a residence.					C
Supportive housing		C			
Transitional housing		C			


 Retail Stores and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Apparel stores	P	P	P	P	
Appliance sales		P	P	P	
Antique stores	P	P	P	P	P
Art galleries	P	P	P	P	P
Book stores	P	P	P	P	
Carpet stores		P	P	P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 Retail Stores and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Cell phone stores	P	P	P	P	
Convenience stores, including the sale of alcoholic beverages		C	C	C	
Department stores		P	P	P	
Drug stores		P	P	P	
Feed and seed stores				P	
Florists	P	P	P	P	P
Furniture stores		P	P	P	
Garden supplies		P	P	P	P
Gift, novelty or souvenir shops	P	P	P	P	
Gunsmith shops		P		P	
Hardware and home improvement stores		P	P	P	
Health food stores		P	P	P	
Hobby supply stores		P	P	P	
Hydroponic stores		C	C	C	
Jewelry stores, including clock and watch repairing		P	P	P	
Liquor stores		C	C	C	
Machinery sales and rentals				P	
Manufacturing and repair activities incidental to a permitted or conditionally-permitted retail use, where the manufacturing function occupies no more than 25% of the building or site.		P	P	P	
Medical and orthopedic appliance stores		P	P	P	
Music stores		P	P	P	
Paint and wallpaper stores		P	P	P	
Pawn shops		P		P	
Pet shops		P	P	P	
Shoe stores	P	P	P	P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 Retail Stores and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	PO
Sporting goods stores		P	P	P	
Supermarkets (including sales of alcoholic beverages)		P	P	P	
Thrift shops and secondhand stores		P		P	
Tobacco stores and smokeshops			C	C	
Toy stores		P	P	P	
Variety stores		P	P	P	
Wholesale establishments		P		P	

 Service Commercial, minor manufacturing, processing and related uses, including:	Zones				
	C-1	C-2	C-3	C-4	P-O
Animal hospitals and kennels and veterinarians				C	
Building materials, sales and storage				P	
Cabinet shops				P	
Catering		P		P	
Ceramics and pottery studios		P		P	
Contractor's storage yards				C	
Diaper supply services				P	
Electrical appliance and incidental repair shops		P		P	
Electrical shops				P	
Electroplating shops				C	
Exterminators				P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 <i>Service Commercial, minor manufacturing, processing and related uses, including:</i>	Zones				
	C-1	C-2	C-3	C-4	P-O
Food lockers (no slaughtering, handling of dressed meats only)		P		P	
Glass shops				P	
Heating and ventilating or air conditioning shops, including incidental sheet metal				P	
Laboratories, experimental and testing				C	
Lumber yards, not including planing mills or saw mills				P	
Machine shops				C	
Petroleum products storage; provided, that gasoline, kerosene and similar highly inflammable products shall be stored underground				C	
Plumbing and sheet metal shops				P	
Recycling collection centers	P(S)	P(S)	P(S)	P(S)	
Rug and carpet cleaning and dyeing				P	
Stone monument works				C	
Upholstery shops				P	
Veterinarian offices and small animal hospitals or clinics including short-term boarding of animals and incidental care such as bathing and trimming; provided, that all operations are conducted entirely within a completely enclosed structure which complies with specifications of soundproof construction prescribed by the Uniform Building Code		C		C	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 Utilities and related activities, including:	Zones				
	C-1	C-2	C-3	C-4	P-O
Communication and wireless facilities, with stealthing				P	
Communication and wireless facilities, without stealthing				C	
Communications equipment buildings		P		P	
Electrical distribution substations, communication equipment buildings, gas regulator stations and utility pumping stations and elevated pressure tanks		P	P	P	
Gas and electric transmission lines, electrical transmission and distribution substations, gas regulator stations, communications equipment buildings, public service pumping stations and elevated pressure tanks		P	P	P	
Microwave relay stations				C	
Solar energy system	P	P	P	P	P
Water pump stations		P	P	P	

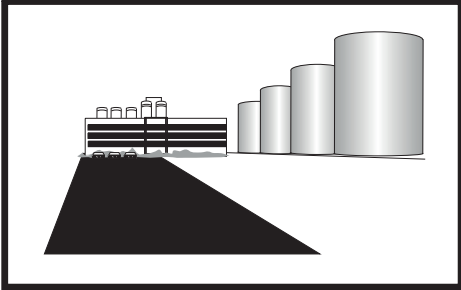
etc. Other Uses, including:	Zones				
	C-1	C-2	C-3	C-4	C-5
Auction rooms		P		P	
Hookah bar		C		C	
Ice dispensers (coin-operated)	P	P	P	P	
Kennels located not closer than five hundred feet to any residential or PO district				P	
Meeting or social halls		P		P	
Meeting or social halls with fewer than four thousand		P		P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

<p>etc. <i>Other Uses, including:</i></p>	Zones				
	C-1	C-2	C-3	C-4	C-5
square feet of floor space that do not operate after twelve a.m.					
Mini-storage facilities				P	
Parking lots improved in conformity with the standards prescribed for required off-street parking facilities in Chapter 17.49	P	P	P	P	P
Planned unit development subject to provisions of Chapter 17.41	C	C	C	C	C
Private clubs and lodges		P		P	
Storage buildings incidental to a permitted use (including the use of cargo containers)	P(S)	P(S)	P(S)	P(S)	P(S)
Swap meets				P	
Temporary uses	P(S)	P(S)	P(S)	P(S)	P(S)
Other uses determined by the City Planner to be reasonably similar in nature and operational characteristics to a permitted use in the zone	P	P	P	P	P
Other uses determined by the City Planner to be reasonably similar in nature and operational characteristics to a Conditionally-permitted use in the zone	C	C	C	C	C

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

CHAPTER 35



Industrial Zones: M-1 (Light Industrial) M-2 (Heavy Industrial)

Sections

17.35.010	Purpose
17.35.020	Permitted and Conditionally Permitted Uses
17.35.030	Site Plan Review
17.35.040	Design Guidelines
17.35.050	Development Standards
17.35.060	Fences, Walls and Hedges
17.35.070	Off-Street Parking and Loading Facilities
17.35.080	Signs
17.35.090	Landscaping

17.35.010 Purpose

The purpose of Dinuba's Industrial zones is to provide appropriate locations in the community for industrial uses and related activities. Two zones are established:

“M-1” This zone is the “Light Industrial” zone and provides for uses such as light manufacturing, warehousing, storage, service commercial and similar uses.

“M-2”. This zone is the “Heavy Industrial” zone and provides spaces for more intensive industrial and manufacturing activities.

Development standards in the Industrial zones are designed to promote the following:

- (1) to protect appropriate areas for industrial use from intrusion by residences and other inharmonious uses,
- (2) to provide opportunities for certain types of industrial uses to concentrate in mutually beneficial relationships to one other;

- (3) to provide adequate space to meet the needs of modern industrial development, including truck parking, off-street parking and loading;
- (4) to provide industrial employment opportunities for residents of the region; and
- (5) to operate in a manner that protects the public health, safety and welfare by ensuring that potential harmful impacts such as noise, vibration, noxious fumes, fire, and explosions, are avoided.
- (6) to establish standards that result in industrial development that is attractive and functional.

17.35.020 Permitted and Conditionally Permitted Uses

Permitted uses (and conditionally-permitted uses) in the M-1 and M-2 zones are listed in Chapter 17.39.

17.35.030 Site Plan Review

No development shall be constructed on any lot or site in this district until a site plan has been submitted and approved consistent with Chapter 17.51 (Site Plan Review), (or a Conditional Use Permit for uses listed as such).

17.35.040 Dinuba Industrial Design Guidelines

New development in the “M-1” and “M-2” zones shall be designed consistent with the Dinuba Commercial and Industrial Design Guidelines (adopted under separate cover).

17.35.050 Development Standards (see also Exhibit 35-1)

- a. Site Area, Lot Frontage and Depth

No requirement.

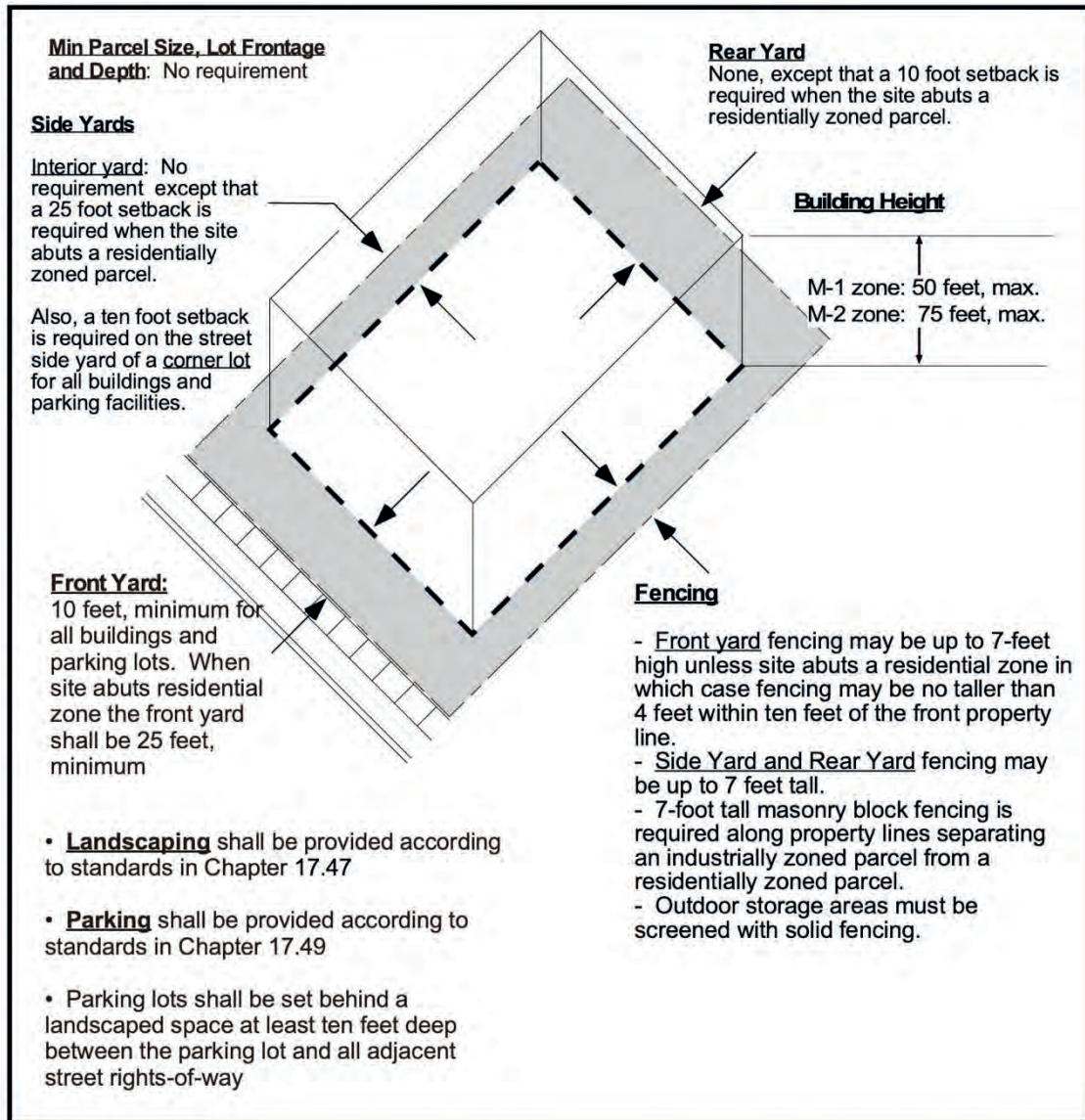
- b. Building Height

M-1 zone: 50 feet, maximum

M-2 zone: 75 feet, maximum

Exceptions to the above height standards are applicable for certain accessory structures and building features (see Chapter 17.41 (Special Uses and Standards))

Exhibit 35-1: Summary of Industrial Zoning Standards



c. Yards

1. Front: 10 feet, minimum. Where an industrial zone abuts a residential zone then a minimum front yard of 25 feet shall be provided. This space shall be landscaped.

2. Side Yards:

Interior side yards (side yard that abuts another lot):

No requirement, unless the site abuts a non-industrial zone, in which case a minimum setback of 25 feet is required.

Street side yard on a corner lot: 10 feet, minimum.

3. Rear Yard: No requirement unless the subject property abuts a residential district, wherein the minimum yard shall be 10 feet.

17.35.060 Fences, Walls and Hedges

- a. Front Yards: Fences, walls and hedges shall not exceed seven feet in height, unless the site abuts a residential zone in which case fencing within ten feet of the front property line shall be no higher than four feet.
- b. Rear and Side Yards: Fences, walls, and hedges shall not exceed seven feet in height.
- c. Where a property zoned “M-1” or “M-2” abuts a residential district, a 7-foot solid block masonry wall shall be constructed between the two uses.
- d. The outdoor storage of equipment or materials shall be screened from the view of any adjoining public right-of-way with a 7-foot solid block wall, or 6-foot chain-linked fence with slats and landscaping.

17.35.070 Off-Street Parking and Loading Facilities

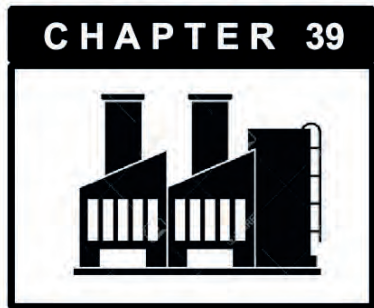
- a. Uses in the “M-1” and “M-2” zones shall provide off-street parking consistent with Chapter 17.49 (Parking and Loading).
- b. Parking lots shall be designed and constructed so that within five years of construction, 50 percent of the parking lot is shaded by trees.
- c. Parking lots shall be designed to accommodate solid waste pick-up.
- d. Storage areas shall be surfaced with asphalt/concrete or gravel.

17.35.080 Signs

Signs shall be consistent with the requirements detailed in Chapter 17.51 Signs.

17.35.090 Landscaping

- a. All landscaping and irrigation on parcels shall be consistent with standards contained in Chapter 17.47 (Landscaping and Irrigation) and also the Dinuba Landscape Design Guidelines (adopted under separate cover).
- a. A landscaping and irrigation plan shall be submitted on all neighborhood commercial developments to the City Planner for review and approval consistent with the standards in Chapter 17.47 (Landscaping) and the Dinuba Landscape Design Guidelines. All setback areas along streets shall be landscaped.
- b. The landscaping and irrigation plan shall show a tree-planting scheme in the parking lot that will result in 50 percent of the parking lot being shaded within five years.
- c. The landscaping and irrigation plan shall provide for a minimal amount of turf and shall incorporate a variety of xerophytic plants, mulch to reduce water use, and an automated irrigation system that incorporates water conservation technology, including drip irrigation, smart irrigation controllers, and low-flow irrigation heads.
- d. Parking lots should be screened from adjacent public roadways by low walls and/or hedges.
- e. Vines and climbing plants should be used on perimeter walls in order to soften the appearance of the site and prevent graffiti.



Permitted Uses in Industrial Zones

Sections

- 17.39.010 Purpose**
- 17.39.020 Permitted Uses Table**

17.39.010 Purpose.

This chapter establishes Table 39-1 which contains the list of uses that are permitted in each Industrial zone within the City of Dinuba. The intent is to ensure (to the degree practical) that industrial neighborhoods function in a harmonious manner and that uses with similar operating characteristics are reasonably grouped and do not conflict with one another or surrounding areas and zones.

17.39.020 Permitted Uses Table

Table 48-1 lists uses that are permitted in Dinuba's industrial zones. Permitted uses are listed in the left column and the City's two industrial zones are listed across the top. To determine whether a particular use is permitted (and whether it is subject to any special requirements) each box is marked with one of the following:

- "P" Permitted
- "C" Permitted by Conditional Use Permit
- "(S)" Where the use is listed as permitted (or Conditionally Permitted) along with the letter "(S)", the use is permitted subject to special standards contained in Chapter 17.45.
- A box in the table with no letter indicates that the use is not permitted in this zone.

Note: For projects involving new construction, Site Plan Review is required consistent with procedures in Chapter 17.55 (Site Plan Review).


Any use that is judged by the City Planner to be reasonably similar in nature to other permitted uses may be considered a permitted use. Further, any use judged by the City Planner to be

reasonably similar in nature to a Conditionally Permitted use may be considered as such (permitted by Conditional Use Permit).


For ease of use, the land uses in Table 48-1 are grouped into similar categories, as follows:


- A. Automotive and motor vehicle uses
- B. Industrial Yard uses
- C. Manufacturing, Assembly and Processing
- D. Public and Semi-Public/Institutional Uses, including:
- E. Sales Uses and related activities
- F. Service, Repair and Related businesses
- G. Storage and Warehousing
- H. Miscellaneous Uses

Table 39-1: Permitted Uses in Commercial Zones


 A. <i>Automotive and motor vehicle uses, including:</i>	<u>Zones</u>	
	M-1	M-2
Car wash (automated) including use of mechanical conveyors, blowers and steam cleaning	P	P
Automobile and tractor parts and equipment stores	P	
Automobile detailing, hand car wash within an enclosed building	P	
Automobile oil and lube shop	P	
Automobile repair, body and fender repair	P	
Automobile upholstery shops	P	
Automobile, truck and trailer accessories and parts manufacture	P	
Boat servicing	P	

Key to Matrix: “P” = Permitted; “C” = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 <u>B. Industrial Yard Uses, including:</u>	<u>Zones</u>	
	M-1	M-2
Building materials yards	P	
Bulk storage and delivery of fuel, including liquefied petroleum gas	C	C
Gravel, rock and cement yards	C	P
Lumber yards, not including planing mills or saw	P	
Petroleum products storage; provided, that gasoline, kerosene and similar highly inflammable products shall be stored underground	P	P
Rock, sand and gravel storage and distribution	C	P
Vehicle wrecking yards	C	C

 <u>C. Manufacturing, Assembly and Processing activities, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Ammonia, bleaching powder or chlorine manufacturing	C	P
Asphalt and asphalt products manufacture		C
Bakeries, wholesale	P	
Candy, dairy products, food products, including fruits and vegetables (but not including fish and meat products, pickles, sauerkraut, vinegar or yeast, or refining or rendering of fats and oils)	P	
Battery manufacture	C	P
Blacksmith shops	P	
Bottling works	P	
Box manufacturing	C	P
Breweries	C	P


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 C. <u>Manufacturing, Assembly and Processing activities, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Building materials manufacture and assembly including composition wallboards, partitions, panels and prefabricated structures	C	P
Cabinet shops	P	
Can and metal container manufacture	C	P
Candle manufacture, not including rendering	C	P
Cement and concrete products and manufacture, provided no hazard of fire or explosion is created, including adhesives, bleaching products, bluing, calcimine, dyestuffs (except aniline dyes), essential oils, soda and soda compounds and vegetable gelatin, glue and size	C	P
Ceramic and pottery	P	
Charcoal, lampblack and fuel briquettes manufacture		C
Chemical products manufacture including acetylene, aniline dyes, carbide, caustic soda, cellulose, chlorine, cleaning and polishing preparations, creosote, exterminating agents, hydrogen and oxygen, industrial alcohol, nitrating of cotton or other materials, nitrates of an explosive nature, potash, pyroxylin, rayon yarn, and carbolic, hydrochloric, picric and sulphuric acids		C
Clay products manufacture including brick, fire brick, tile and pipe	C	P
Coal, coke and tar products manufacture		C
Cosmetics, drugs, pharmaceuticals, and toiletries (not including refining or rendering of fats or oils)	P	P
Cotton ginning, cotton wadding, cotton seed processing and lint manufacture	C	P
Dairy products plants	P	
Detergent manufacture	C	P
Drop forges		C
Electrical supplies such as coils, condensers, insulation, lamps, switches and wire and cable assembly	P	P
Electroplating shops	C	C
Explosives manufacture and storage		C
Fertilizer manufacture and storage		C
Firearms manufacture	C	P


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 C. <u>Manufacturing, Assembly and Processing activities, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Fireworks manufacture and storage		C
Fish products processing and packaging		C
Food products manufacture including such processing as cooking, dehydrating, roasting, refining, pasteurization and extracting involved in the preparation of such products as casein, cereal, chocolate and cocoa products, cider and vinegar, coffee, fruits and vegetable, glucose, milk and dairy products, molasses and syrups, oleo/margarine, pickles, sauerkraut, sugar, vegetable oils and yeast	C	P
Frozen food processing, storage and accessory sales	P	P
Gas manufacture or storage		C
Gelatin, glue and size manufacture from animal or fish refuse		C
Glass and glass products manufacture	C	P
Grain rolling and storage		C
Graphite and graphite products manufacture	C	P
Ink manufacture	C	P
Insecticides, herbicides, fungicides, disinfectants and similar agricultural, industrial and household chemical compounds manufacture	C	P
Jute, hemp, sisal and oakum products manufacture	C	P
Lard manufacture		C
Leather and fur finishing and dyeing, not including tanning and curing	C	P
Linoleum and oil cloth manufacture		C
Lumber processing and woodworking including planing mills and saw mills, excelsior, plywood, veneer and wood-preserving treatment		C
Machine shops	P	P
Machine tools manufacture	C	P
Machinery manufacture, including heavy electrical, agricultural, construction and mining machinery, and light machinery and equipment such as air conditioning, commercial motion picture equipment, dishwashers, dryers, furnaces, heaters, refrigerators, stoves, washing machines and business machine manufacture including accounting machines, calculators, card counting equipment and typewriters (combine with manufacturing)	C	P

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).


 C. <u>Manufacturing, Assembly and Processing activities, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Meat products processing and packaging, not including slaughtering and glue and size manufacture	C	P
Metal alloys and foil manufacture including solder, pewter, brass, bronze and tin, lead and gold foil	C	P
Metal and metal ores reduction, refining, smelting and alloying		C
Metal casting and foundries not including magnesium foundries	C	P
Motor and generator manufacture and testing	C	P
Paint manufacture including enamel, lacquer, shellac, turpentine and varnish		C
Paper products manufacture including shipping containers, pump goods, carbon paper and coated paper stencils	C	P
Paraffin products manufacture	C	P
Planing mill, excluding refuse burning combine with lumber milling	P	P
Plastic manufacture	C	P
Porcelain products manufacture including bathroom and kitchen fixtures and equipment	C	P
Poultry and rabbit processing	P	P
Precious metals reduction, smelting and refining	C	P
Prefabricated buildings manufacture	P	P
Rubber manufacture or processing including natural or synthetic rubber		P
Scientific, medical, dental, and drafting instruments, orthopedic and medical appliances, cameras and photographic equipment, electronic equipment, musical instruments, precision instruments, optical goods, watches and clocks	P	P
Sheet metal shops	P	
Shoe polish manufacture	C	P
Sign manufacture	P	
Soap manufacture including fat rendering		C
Soda and compound manufacture	C	P
Steel products manufacture and assembly including steel cabinets and lockers, doors, fencing and furniture	C	P
Structural steel products manufacture including bars, girders, rail and wire rope	C	P


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 C. <u>Manufacturing, Assembly and Processing activities, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Tallow manufacture		C
Tanneries and curing and storage of rawhides		C
Tire manufacturing, rebuilding, recapping and retreading	P	P
Wire and cable manufacturing	C	P
Wood pulp and fiber reduction and processing		C


 D. <u>Public and Semi-Public/Institutional Uses, including:</u>	<u>Zones</u>	
	<u>M-1</u>	<u>M-2</u>
Communication and wireless facilities, with or without stealthing	P	P
Communications equipment buildings	P	P
Electrical distribution substations, communication equipment buildings, gas regulator stations and utility pumping stations	P	P
Fire and police stations	P	
Public buildings and grounds	P	P
Public utility service yards, electrical and gas transmission stations	P	P


Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

	<u>Zones</u>	
	M-1	M-2
E. Sales Uses and related activities, including:		
Equipment rental yard	P	
Farm equipment sales and service	P	
Feed and seed stores	P	
Garden supply stores and nurseries; provided, that all equipment, supplies and merchandise, other than plants, shall be kept within a completely enclosed building or under lath structure; and further provided, that fertilizer of any type shall be stored and sold in packaged form only	P	
Gasoline service stations, including dispensing of diesel and liquid petroleum gas fuels and complete truck service. Note: Sales of alcoholic beverages requires a Conditional Use Permit	P	
Glass shops	P	
Hardware stores	P	
Hydroponic stores	P	
Machinery sales and rentals	P	
Rental equipment, including trailers, trucks, and cars	P	
Retail sales on the grounds of a manufacturing facility, where the retail function does not occupy more than 25% of the floor space or active use area.	P	
Wholesale establishments	P	

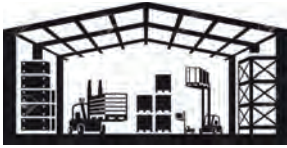
	<u>Zones</u>	
	M-1	M-2
F. Service, Repair and Related businesses		
Carpenters' shops and incidental sales	P	
Cleaning, pressing and dyeing establishments (using noninflammable and nonexplosive cleaning fluid)	P	
Diaper supply services	P	
Electrical appliance and incidental repair shops	P	
Electrical shops	P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

 F. <u>Service, Repair and Related businesses</u>	<u>Zones</u>	
	M-1	M-2
Exterminators	P	
Heating and ventilating or air conditioning shops, including incidental sheet metal	P	
Household and office equipment and machinery repair shops	P	
Household appliance and repair shops	P	
Laundries and laundromats (industrial scale)	P	
Linen supply services	P	
Printing, blueprint processing, lithographing and engraving	P	
Plumbing and sheet metal shops	P	
Rug and carpet cleaning and dyeing	P	
Sand blasting	C	P
Recycling, including processing of recycled materials	C	P
Taxidermists	P	
Towing: tow and store; tow and repair; tow and sales	P	
Welding and blacksmithing shops, excepting drop hammers	P	

 G. <u>Storage and Warehousing</u>	<u>Zones</u>	
	M-1	M-2
Cold storage plants	P	
Contractor's storage yards	P	
Food lockers (no slaughtering, handling of dressed meats only)	P	
Freight forwarding terminals	P	
Ice and cold storage plant	P	P
Manure, peat and topsoil processing and storage		C
Mini-storage facilities	P	

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

	<u>Zones</u>	
	M-1	M-2
G. Storage and Warehousing		
Petroleum gas bulk storage and delivery		C
Storage of inflammable liquids		C
Warehouses except for the storage of fuel oil or flammable liquids and explosives	P	

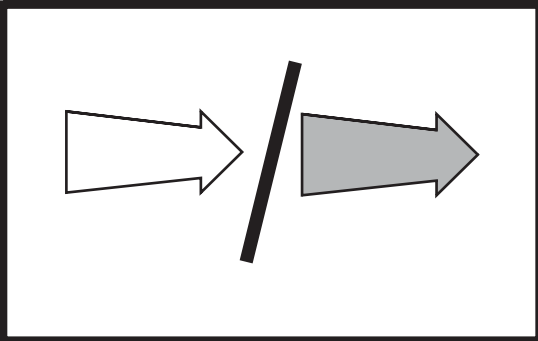
<h1 style="font-size: 2em;">etc.</h1> <p>H. Miscellaneous uses, including:</p>	<u>Zones</u>	
	M-1	M-2
Accessory buildings and uses (including storage buildings) customarily incidental to any permitted or conditionally-permitted use	P	P
Animal hospitals and kennels and veterinarians	P	P
Auction rooms	P	
Crematoriums and collumbariums	P	
Dwellings for a caretaker or watchman and his immediate family, necessary and incidental to a use located in such zone	P	P
Gas and oil wells		C
Gymnasiums	P	
Hatcheries	P	P
Junk yards/landfills		C
Laboratories, experimental and testing	P	P
Offices (freestanding and as part of a permitted use)	P	P
Parcel and package delivery services	P	
Parking lots improved in conformity with the standards prescribed for required off-street parking facilities in Chapter 17.64	P	P
Planned unit development subject to provisions of Chapter 17.92	C	C
Radio and television broadcasting studios	P	
Recreation sales and service, including indoor commercial recreation	P	
Shooting range, indoor	C	C
Solar electricity generating plant	P	P

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

etc.	<u>Zones</u>	
	M-1	M-2
H. Miscellaneous uses, including:		
Solar energy system	P	P
Trucking terminals	P	P

Key to Matrix: "P" = Permitted; "C" = Conditional Use Permit required; (S) = Subject to requirements for Special Uses (see Chapter 17.45).

CHAPTER 41



PD Zone (Planned Development Overlay)

Sections

- 17.41.010 Purpose**
- 17.41.020 Applicability**
- 17.41.030 Permitted Uses**
- 17.41.040 Conditional Uses**
- 17.41.050 Application Requirements**
- 17.41.060 Project Review**
- 17.41.070 Development Standards**
- 17.41.080 Other Design Elements for Residential Projects**
- 17.41.090 Findings**

17.41.010 Purpose

The purpose of the Planned Development (PD) overlay district is to promote development designs that respond to significant planning-related issues facing Valley cities, including the need to protect air quality, reduce urbanization of agricultural land, housing affordability, traffic, aesthetics and the desire to promote more livable neighborhoods.

The Planned Development overlay district is structured to produce a comprehensive development that is superior to traditional development that results from the application of conventional zoning standards.

17.41.020 Applicability

The PD overlay district can be combined with any single family, multi-family, commercial or industrial district identified in the zoning ordinance. For purposes of identification on the Zoning Map, an established PD overlay district shall be suffixed

with the zoning notation of the district with which it is combined (e.g. R-1-6 (PD) or C-2 (PD)).

17.41.030 Permitted Uses

Uses permitted in the PD zone are those listed on the permitted use list of the underlying district to which the Planned Development district is being combined.

17.41.040 Conditional Uses

Uses permitted subject to a Conditional Use Permit are those listed on the Conditional Use list of the underlying district to which the Planned Development district is being combined.

17.41.050 Application Requirements

As part of an application for a zoning ordinance amendment to reclassify property to the Planned Development overlay district, the applicant shall submit to the City a development plan, which shall include the following:

- a. Legal description and boundary survey map of the exterior boundaries of the land to be developed.
- b. A comprehensive description of zoning standards of the underlying zone to which flexibility is being requested.
- c. A site plan of the project that shows information that is required, consistent with Chapter 17.55 (Site Plan Review) of this Ordinance. If the project includes a subdivision, then a Tentative Subdivision Map must be submitted, consistent with requirements of Title 16 (Subdivision) of the Dinuba Municipal Code.
- d. Architectural facade drawings of structures and other major building features of the project.
- e. A phase plan, if applicable.
- f. The location and general arrangement of all open space, landscaping and hardscape areas.
- g. An infrastructure and utilities plan.

17.41.060 Project Review

No development shall be constructed on any lot or site in this district until a development plan has been submitted and approved consistent with Site Plan Review (Chapter 17.55) or a parcel or subdivision map (consistent with the Dinuba Subdivision Ordinance), as the case may be, as well and a Conditional Use Permit, consistent with Chapter 17.57 (Conditional Use Permits).

17.41.070 Development Standards

The following additional development standards together with applicable standards specified in the underlying base zone shall apply to all land and structures within this planned development overlay district, unless flexibility in standards has been clearly identified as part of the development application.

- a. The minimum site area of a Planned residential development shall be one acre.
- b. All PD projects shall adhere to the City's Design Guidelines that are applicable to the underlying zone.
- c. For residential projects, an increase in density may be granted, provided the resulting project does not exceed density standards of the General Plan land use category that applies to the site. An increase in density is not intended to simply allow the project to obtain more lots or units. Increased density must be balanced by the provision of design features that would not otherwise be provided and which further the purpose of this title. Further, no residential lots smaller than 5,000 square feet shall be permitted.
- e. A reduction in street width may be requested as long as a finding can be made that the request furthers the intent of the PD zone and the request complies with street safety standards.
- f. A reduction in yard setbacks may be requested as long as a finding can be made that the request furthers the intent of the PD zone.
- g. At least five percent of the gross area of the site, excluding public streets, parking lots and required setback areas, shall be improved for common open and recreational space.
- h. The conservation of natural site features such as topography, vegetation and water courses shall be considered in the project design.

17.41.080 Other Design Elements for Residential Projects

The Planned Development zone should not be viewed as simply a way for a project to have more lots and smaller lots. In order to assist the City Council and Planning Commission to be able to make the finding that the project design is “superior” the City may apply additional design requirements, including, but not limited to the following elements:

- A. Compliance with architectural façade styles that are considered native and historic to Dinuba and California (illustrated in the Dinuba Residential Design Guidelines), such as:
 - 1. Spanish
 - 2. Craftsman
 - 3. Mediterranean
 - 4. Victorian
 - 5. Tudor cottage
- B. Homes with large, usable front porch on the front façade and the garage set back behind the front plane of the dwelling.
- C. Streetscape and traffic calming measures such as:
 - 1. Antique-style pedestrian-scale street lamps
 - 2. Bulb-outs at intersections
 - 3. Roundabouts and traffic circles
 - 4. Stamped and colored cross walks
 - 5. Enhanced landscaping
- D. Other features determined to be appropriate and desirable.

17.41.090 Findings

A Planned Development District may be established after the Planning Commission and the City Council, respectively, have made the following findings:

- a. That the area proposed to be so zoned is generally suitable for the proposed project but for reasons affecting public health, safety, comfort, general welfare and orderly community growth or to promote innovative development that responds to community needs, it is appropriate to classify such area within the Planned Development District, subject to a development plan provided for in this Chapter.

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- b. That the proposed project authorized by the Planned Development zone will provide benefits and safeguards equal to, or greater than those that would be provided by the regulations applicable to the underlying zone district, with respect to public health, safety, comfort and general welfare and orderly physical growth and development of the City.

- c. All owners of the property within the proposed Planned Development zone have consented in writing to the adoption of the district and development plan.

CHAPTER 45



Special Uses

Sections

- 17.45.010 Purpose
- 17.45.020 Home Occupations
- 17.45.030 Mixed Uses
- 17.45.040 Service Stations
- 17.45.050 Temporary Uses
- 17.45.060 Caretaker Facilities
- 17.45.070 Modular Structures/Storage Containers
- 17.45.080 Recycling/Buyback Centers
- 17.45.090 Accessory Dwelling Units
- 17.45.110 Sexually Oriented Businesses
- 17.45.120 Outdoor Storage Yards
- 17.45.130 Building height.
- 17.45.140 Swimming Pools in Residential Zones
- 17.45.150 Garage conversions
- 17.45.160 Bed and Breakfast Facilities.
- 17.45.170 Sight Distance
- 17.45.180 Regulation of Adult Material
- 17.45.190 Businesses Selling Alcoholic Beverages
- 17.45.200 Wireless Communication Facilities
- 17.45.210 Manufactured housing.
- 17.45.220 Garage Sales
- 17.45.230 Mobile Home Parks

17.45.010 Purpose

The purpose of this chapter is to establish procedures, development standards, and location criteria for special uses within the City of Dinuba. Special uses are those uses that are listed in specific zones which have unusual characteristics and may have the potential for pronounced impacts on their surroundings, and where the City has established standards for the design and operation of such uses. These standards are intended to ensure that these uses do not have an adverse impact on the public health, safety, or welfare. Special uses and specific development standards for each are listed as follows.

17.45.020 Home Occupations

Persons wishing to conduct a home occupation shall apply for a business license/home occupation permit through the Finance Department. Home occupations must be clearly incidental and secondary to the use of a building as a residential dwelling. Home occupations shall comply with the following regulations:

- A. Home occupations may include:
 - 1. Consultive professional occupations, whose function is one of rendering a service and does not involve the dispensing of goods or products.
 - 2. Secondary business offices associated with the resident, where said business has its principal office, staff and equipment located elsewhere.
 - 3. The giving of music lessons, swimming lessons and similar occupations.
 - 4. The home office of a salesperson, where all sales are done by written order with no commodities or displays on the premises.
 - 5. Drafting, designing and the like, using only normal equipment associated with the activity.
 - 6. Homemade Foods Businesses subject to standards of the California Homemade Foods Act (as codified in Government Code section 51035), and the following City standards:
 - a. There shall be no employment of help outside the residents of the dwelling, except for one full time employee.
 - b. All food preparation in conjunction with a homemade food business must take place in the residence's existing kitchen.

- c. Prior to granting of a city business license the applicant shall obtain a permit from the Tulare County Environmental Health Department. The City business license shall not be effective until that permit or approval is obtained, and shall automatically expire if the other required permit or approval expires, is disapproved or is revoked.
 - d. A copy of the Tulare County Environmental Health Department permit to operate shall be provided to the city planning department within ten working days of the issuance of that permit or approval.
- B. Notwithstanding standards for Homemade Food Businesses, the following criteria shall apply for the evaluation of a home occupation:
 - 1. A home occupation shall be clearly incidental to the use of a structure as a dwelling.
 - 2. A home occupation shall not be conducted in an accessory structure. There shall be no storage or display of equipment, supplies or products in an accessory structure or outside the dwelling.
 - 3. There shall be no sign of whatever nature identifying the home occupation.
 - 4. No person, other than the resident of the dwelling, shall be employed or subcontracted on the premises in the conduct of a home occupation, except that cottage food operations, as defined and allowed by Health and Safety Code Section [113758\(a\)](#), may have one full-time equivalent cottage food employee, not including a family member or household member of the cottage food operator, within the registered or permitted area of a private home where the cottage food operator resides.
 - 5. No commercial vehicles in excess of one ton capacity shall be used to deliver materials to or remove materials from the premises.
 - 6. Not more than one vehicle of not more than one-ton capacity used in connection with the home occupation shall be kept on the site. Any trailer, wheeled equipment or any vehicle displaying or advertising the home occupation shall not be visible from off the premises.
 - 7. The home occupation shall not involve the use of power equipment on the premises using motors exceeding one horsepower combined capacity.

8. There shall be no external alteration of appearances of the dwelling in which the home occupation is conducted which would reflect the existence of said home occupation.
9. No equipment or process shall be used which creates noise, vibration, glare, fumes, odor or electrical interference detectable to the normal senses off the lot if the occupation is conducted in a single-family detached residence, or outside the dwelling unit if conducted in other than a single-family detached residence. No equipment or process shall be used which creates visual or audible electrical interference in any radio or television receiver off the premises, or causes fluctuations in line voltage off the premises.
10. The home occupation shall not involve the storage or use of pesticides.
11. The home occupation shall not require additional off-street parking space. Required covered or uncovered parking shall not be used for conducting home occupations.
12. No home occupation shall be conducted between the hours of eleven p.m. and eight a.m.
13. Sales of goods on the premises shall be limited to the products of the home occupation, and no other merchandise or goods shall be sold, kept or displayed for the purpose of sale on the premises.
14. The patronage of a home occupation shall not exceed eight patrons or customers for any calendar day.
15. Additional requirements or conditions may be added as deemed necessary by the director.

A home occupation permit shall be revoked by the director upon violation of any condition or regulation, or any limitation of any permit issued, unless such violation is corrected within ten days of notice of such violation. Any permit may be revoked for repeated violations.

17.45.030 Mixed Use Developments

Mixed Use Developments are permitted in Dinuba's commercial zones subject to the following standards:

A. Development Standards

Mixed use developments are subject to Site Plan Review (consistent with the requirements of Chapter 17.55 and shall comply with the development standards of the underlying zone (concerning lot size and dimensions, setbacks, building height and coverage, etc.) except that residential development shall comply with density standards of the RM-1.5 zone (which allow a density up to one dwelling per 1,500 square feet of lot area) and also that projects may request a reduction of up to 50% in the number of parking spaces that are required for each distinct use on the site, as shown in Chapter 17.49 (Parking). Said request for a parking reduction shall be incorporated into the Site Plan Review application and is not subject to a Variance.

17.45.40 Service Stations

A. Locational criteria. All new service stations must have frontage on a road classified in the Dinuba Circulation Element as a collector or arterial road.

B. Site Design Criteria:

1. Pump islands shall be at least 18 feet from any street right-of-way. In addition, a landscape planter at least ten feet wide shall be located between a pump island and the street right-of-way.
2. Access driveways shall be a minimum width of 30 feet, and shall be no closer than 50 feet from the nearest curb line of any intersecting street.
3. All vehicle repair activities shall be entirely within a building or enclosed area.
4. A site plan for a service station shall include information to demonstrate proper maneuverability of fuel delivery vehicles onto and off of the site.

17.45.050 Temporary uses.

A. Purpose. The purpose of this section is to regulate temporary land use activities which may adversely affect the public health, safety and welfare.

B. Authority. The director is authorized to approve, approve with conditions, or to deny such request. The director may establish conditions including, but not limited to, hours of operation, parking, signage and lighting, traffic circulation and access, temporary or permanent site improvements, and other measures necessary to minimize detrimental effects on surrounding properties. The director also may require a cash deposit or cash bond to defray the costs of cleanup of a site by the city in the event the applicant fails to leave the property in a satisfactory condition, or to guarantee removal and/or reconversion of any temporary use to a permanent use allowed in the subject district.

C. Temporary Uses in All Districts. Notwithstanding underlying zoning, temporary use permits may be granted for fruit and vegetable stands on properties primarily within undeveloped agricultural areas. All fruits and vegetables sold at such stands shall be grown by the owner/operator or purchased by said party directly from a grower/farmer.

D. Temporary Uses in Residential Zoning Districts. The following temporary uses may be allowed in any residential zoning district:

1. Enclosed temporary construction materials storage yards in any residential district, required in connection with the development of subdivisions.
2. Model Home and Subdivision Sales Offices. Model homes may be used as offices solely for the first sale of homes within a recorded tract subject to the following conditions:
 - a. The sales office may be located in a garage, trailer or dwelling;
 - b. Approval shall be for a two-year period, at which time the sales office use shall be terminated and the structure restored back to its original condition. Extensions may be granted by the director in one-year increments up to a maximum of four years or until ninety percent of the development is sold, whichever is less;
 - c. A cash deposit, letter of credit or any security determined satisfactory to the city shall be submitted to ensure the restoration or removal of the structure;
 - d. The sales office is to be used only for transactions involving the sale, rent or lease of lots and/or structures within the tract in which the sales office is located, or contiguous tracts;

- e. Failure to terminate the sales office and restore the structure or failure to apply for an extension on or before the expiration date will result in forfeiture of the cash deposit, a halt in further construction or inspection activity on the project site and enforcement action to ensure restoration of the structure;
- f. Street improvements and temporary off-street parking at a rate of two spaces per model shall be provided prior to commencement of sales activities or the display of model homes;
- g. Signage for residential development projects shall be consistent with Chapter 17.51 (Signs and Advertising).
- h. Trailer coaches or mobile homes (for office purposes) on active construction sites pursuant to subsection (G) of this section.

E. Temporary Uses in Commercial and Industrial Zoning Districts. The following temporary land use activities may be allowed in the PO, C-1, C-2, C-3, C-4, M-1, and M-2 zoning districts, unless otherwise stated below:

- 1. Parking lot and sidewalk sales for businesses located within a commercial district;
- 2. Outdoor art and craft shows and exhibits subject to not more than fifteen days of operation or exhibition in any ninety-day period;
- 3. Seasonal retail sale of agricultural products raised on the premises, limited to periods of ninety days in a calendar year and when parking and access is provided to the satisfaction of the director;
- 4. Religious, patriotic, historic, or similar displays or exhibits within yards, parking areas or landscaped areas, subject to not more than fifteen days of display in any ninety-day period for each exhibit;
- 5. Christmas tree or pumpkin sales lots subject to the following:
 - a. All such uses shall be limited to thirty days of operation per calendar year,
 - b. All lighting shall be directed away from and shielded from adjacent residential areas;
- 6. Circuses, carnivals, rodeos, pony riding or similar traveling amusement enterprises subject to the following:
 - a. All such uses shall be limited to not more than fifteen days, or more than three weekends, of operation in any one-hundred-eighty-day period. To

exceed this time limitation shall require the review and approval of a conditional use permit,

- b. All such activities shall have a minimum setback of one hundred feet from any residential area. This may be waived by the director if no adverse impacts would result,
- c. Adequate provisions for traffic circulation, off-street parking and pedestrian safety shall be provided to the satisfaction of the director,
- c. Restrooms shall be provided,
7. Security personnel shall be provided (at a rate determined by the Police Chief),
8. Special, designated parking accommodations for amusement enterprise workers and support vehicles shall be provided.
- d. Noise attenuation for generators and carnival rides shall be provided to the satisfaction of the director;
- e. Mobile homes to provide temporary living or office quarters for circus or carnival personnel;
9. Temporary sidewalk sales and use of the public right-of-way for the display and sale of merchandise not associated with businesses in the C districts, including distribution of free or reduced price cell phones, shall require approval by the director. The use for such purposes shall be limited to two weeks. Permanent use for such purposes is strictly prohibited;
10. Temporary revival church services shall be permitted in the C-2 (downtown commercial) and C-4 (general commercial) districts.
11. Trailer Coaches or Mobile Homes on Active Construction Sites. Trailer coaches or mobile homes may be permitted on active construction sites for use as a temporary living quarters for security personnel, or temporary residence of the subject property owner, subject to the following restrictions:
 - a. The director may approve a temporary trailer for the duration of the construction project or for a specified period, but in no event for more than two years. If exceptional circumstances exist, a one-year extension may be granted; provided, that the building permit for the first permanent dwelling or structure on the same site has also been extended;

- b. Installation of trailer coaches may occur only after a valid building permit has been issued;
- c. A recreational vehicle being defined as a motor home, travel trailer, truck camper or camping trailer, with or without motive power, shall not be permitted pursuant to this section;
- d. Any permit issued pursuant to this section in conjunction with a construction project shall become invalid upon cancellation or completion of the building permit for which this use has been approved, or the expiration of the time for which the approval has been granted.

17.45.060 Caretaker facilities for Commercial and Industrial uses

Where listed as a permitted use in a particular commercial or industrial zone, one permanent dwelling is allowed for purposes of housing a caretaker, subject to the following standards

- A. **Supplementary Statement.** The application shall include a statement with explanation of the need for caretaker quarters and the responsibilities of the caretaker/resident.
- B. **Status of Caretaker.** The resident of the dwelling shall be the owner or lessor, or an employee of the owner or lessor of the site.
- C. **Type of Use Requiring a Caretaker.** The principal use of the site must clearly require a caretaker for security purposes, or for care of people, plants, animals, equipment, or other conditions on the site.
- D. **Type of Dwelling Unit Allowed.** Caretaker residences shall be a standard site-built home, a modular home, or an apartment-type unit if the caretaker residence is to be integral with a principal structure.
- E. **Parking Requirement.** None, provided sufficient usable area is available to accommodate all resident vehicles on-site.

17.45.070 Modular Structures and Storage Containers

The purpose of this section is to control the approval and location of all modular structures within the City of Dinuba and to ensure that the uses of said structures, which shall meet the use requirements, zoning standards and design guidelines of the district in which the property is located, will not have a detrimental effect on the appearance of Dinuba nor on surrounding properties. Regulation of modular structures is therefore

deemed necessary to promote the public health, safety, and welfare of residents of the City of Dinuba.

A modular structure shall mean any designed, manufactured, remanufactured, used, or converted to a transportable building for use for commercial, office, or industrial purposes.

- A. A permanent modular structure shall be subject to applicable zoning standards and design guidelines for that particular zone, and shall comply with the following special development standards:
 - 1. A permanent modular structure shall be place on a permanent foundation.
 - 2. In addition to design guidelines that apply to the particular zone, a permanent modular structure shall be of an architectural style that is consistent with buildings in the surrounding neighborhood. The modular structure shall require skirting around the base of the structure.
 - 3. Permanent parking spaces and unloading zones shall be required consistent with Chapter 17.49 (Parking and Loading).
 - 4. Landscaping and irrigation shall be required consistent with Chapter 17.47 (Landscaping and Irrigation).
 - 5. The business or use conducted within the structure shall secure a business license from the City of Dinuba prior to being open to the public.

- B. A temporary modular structure shall be reviewed and may be approved by the Planning Director and shall comply with the development standards below. Construction management offices and model home offices shall be exempt from the time limitation standard.
 - 1. A temporary modular structure shall be removed from the subject property within 30 days, unless a longer period of time is requested and approved.
 - 2. A temporary modular structure shall require aesthetic skirting around the base of the structure.
 - 3. The business or use conducted within the structure shall secure a business license from the City of Dinuba prior to being open to the public.

17.45.080 Recycling/Buyback Centers

Recycling facilities may be permitted as set forth in Table 17.33 (Permitted Uses in Commercial Zones) and Table 17.39 (Permitted Uses in Industrial Zones).

A. Zones Permitted

Recycling facilities are classified into four categories, and permitted by zone district as follows:

<u>Type of Facility</u>	<u>Zone(s) Permitted</u>
Reverse vending machines	All commercial and industrial zones
Small collection facilities	“C-4” zone and all industrial zones
Large collection facilities	“C-4” zone and all industrial zones
Small processing facilities	“C-4” zone and all industrial zones
Large processing facilities	All industrial zones

B. Criteria and standards.

1. All types of recycling facilities are subject to the following operating standards, in addition to those standards listed for the specific type, below.
 - a. The use shall employ containers that are constructed and maintained with durable waterproof and rustproof material, covered when site is not attended, secured from unauthorized entry or removal of material, and shall be of a capacity sufficient to accommodate materials collected and collection schedule;
 - b. Recycling containers shall be clearly marked to identify the type of material to be deposited, operating instructions, and the identity and phone number of the operator or responsible person to call if the machine is inoperative;
 - c. The site shall be maintained free of litter and any other undesirable materials, and mobile facilities, at which truck or containers are removed at the end of each collection day, shall be swept at the end of each collection day;
 - d. The business operation not exceed noise levels of sixty decibels as measured at the property line of residentially zoned or occupied property, otherwise shall not exceed seventy decibels;

- e. Containers for the twenty-four-hour donation of materials shall be at least thirty feet from any property zoned or occupied for residential use unless there is a recognized service corridor and acoustical shielding between the containers and the residential use;
- f. Setbacks and landscaping shall be those required for the zoning district in which the facility is located.
- g. On-site parking shall be provided for the use as listed in Chapter 17.49 (Parking and Loading).
- h. Signage shall be provided consistent with standards contained in Chapter 17.51 (Signs and Advertising)

C. Types of Facilities and Specific Requirements

The ordinance establishes requirements for the following types of recycling facilities:

- 1. Reverse vending machines
- 2. Small Collection Facilities
- 3. Large Collection Facilities
- 4. Processing Facilities

D. The criteria and standards for specific recycling facilities are as follows:

- 1. **Reverse Vending Machine(s)** are an automated mechanical device which accepts at least one or more types of empty beverage containers including, but not limited to, aluminum cans, glass and plastic bottles, and issues a cash refund or a redeemable credit slip with a value not less than the container's redemption value as determined by the state. In addition to standards listed above under 17.45.080 B., Reverse vending machines are subject to the following requirements:
 - a. Reverse vending machines must be established in conjunction with a commercial use or community service facility which is in compliance with the zoning, building and fire codes of the city;
 - b. Reverse vending machines must be located within thirty feet of the entrance to the commercial structure and shall not obstruct pedestrian or vehicular circulation;
 - c. Reverse vending machines shall not occupy parking spaces required by the primary use;

- d. Reverse vending machines must shall occupy no more than fifty square feet of floor space per installation, including any protective enclosure, and shall be no more than eight feet in height;
 - e. Operating hours shall be at least the operating hours of the host use;
 - f. Reverse vending machines shall be illuminated to ensure comfortable and safe operation if operating hours are between dusk and dawn.
2. **Small Collection Facilities** may occupy an area of not more than five hundred square feet, and may include: 1. a mobile unit; 2. a Bulk reverse vending machines or a grouping of reverse vending machines occupying more than fifty square feet; 3. a Kiosk-type unit which may include permanent structures, or 4. unattended containers placed for the donation of recyclable materials. Small collection facilities are subject to the following standards and requirements:

Small collection facilities may be sited in commercial and industrial zones with an administrative permit provided they comply with the following conditions:

- a. Small collection facilities shall be established in conjunction with an existing commercial use or community service facility which is in compliance with the zoning, building and fire codes of the city;
- b. Small collection facilities shall be no larger than five hundred square feet and occupy no more than five parking spaces not including space that will be periodically needed for removal of materials or exchange of containers;
- c. Small collection facilities shall be set back at least ten feet from any street line and shall not obstruct pedestrian or vehicular circulation;
- d. Small collection facilities shall accept only glass, metals, plastic containers, papers and reusable items. Used motor oil may be accepted with permission of the Tulare County Environmental Health Department;
- e. Small collection facilities shall use no power-driven processing equipment except for reverse vending machines;

- f. Small collection facilities shall store all recyclable material in containers or in the mobile unit vehicle, and shall not leave materials outside of containers when attendant is not present;
 - g. Attended facilities located within one hundred feet of a property zoned or occupied for residential use shall operate only during the hours between nine a.m. and seven p.m.;
 - h. Containers shall be clearly marked to identify the type of material which may be deposited; the facility shall be clearly marked to identify the name and telephone number of the facility operator and the hours of operation, and display a notice stating that no material shall be left outside the recycling enclosure or containers;
3. **Large Collection Facilities** are defined as a facility that is larger than five hundred square feet, or is on a separate property not appurtenant to a host use, and which may have a permanent building. A large collection facility is permitted in service commercial and industrial zones with a site plan development permit, provided the facility meets the following standards:
- a. The facility shall be screened from the public right-of-way by operating in an enclosed building or:
 - b. The facility shall be within an area enclosed by a solid fence at least six feet in height with landscaping;
 - c. The facility shall be at least one hundred fifty feet from property zoned or planned for residential use; and
 - d. All exterior storage of material shall be in sturdy containers which are covered, secured, and maintained in good condition. Storage containers for flammable material shall be constructed of nonflammable material. Oil storage must be in containers approved by the fire department and/or Tulare County Health Department. No storage, excluding truck trailers and overseas containers, will be visible above the height of the fencing.
 - e. The site shall be maintained free of litter and any other undesirable materials, and will be cleaned of loose debris on a daily basis.
 - f. If the facility is located within five hundred feet of property zoned, planned or occupied for residential use, it shall not be in operation between seven p.m. and seven a.m.

- g. Facility will be clearly marked with the name and phone number of the facility operator and the hours of operation. Identification and informational signs will meet the standards of the zone, and directional signs, bearing no advertising message, may be installed with the approval of the zoning administrator, if necessary, to facilitate traffic circulation, or if the facility is not visible from the public right-of-way.
- h. Power-driven processing, including aluminum foil and can compacting, baling, plastic shredding, or other light processing activities necessary for efficient temporary storage and shipment of material, may be approved through a use permit process if noise and other conditions are met.

4. Processing Facilities.

All processors are permitted only in industrial zones with a conditional use permit. A processor is a building or enclosed space used for the collection and processing of recyclable materials. "Processing" means the preparation of material for efficient shipment, or to an end-user's specifications, by such means as baling, briquetting, compacting, flattening, grinding, crushing, mechanical sorting, shredding, cleaning, and remanufacturing. Further, "Processing facilities" include the following:

- a. A Light Processing Facility occupies an area of under forty-five thousand square feet of gross collection, processing and storage area and has up to an average of two outbound truck shipments per day. Light processing facilities are limited to baling, briquetting, crushing, compacting, grinding, shredding and sorting of source-separated recyclable materials and repairing of reusable materials sufficient to qualify as a certified processing facility. A light processing facility shall not shred, compact, or bale ferrous metals other than food and beverage containers.
- b. A heavy processing facility is any processing facility other than a light processing facility.
- c. All processing facilities are subject to the following conditions:
 - i. In the industrial zone, processors will operate in a wholly enclosed building except for incidental storage, or:
 - ii. The facility shall be located within an area enclosed on all sides by a solid fence or wall not less than eight feet in height and landscaped on all street frontages;

- iii. The facility shall be located no less than one hundred fifty feet from property zoned or planned for residential use.
- iv. Power-driven processing shall be permitted, provided all noise level requirements are met. Light processing facilities are limited to baling, briquetting, crushing, compacting, grinding, shredding and sorting of source-separated recyclable materials and repairing of reusable materials.
- v. A light processing facility shall be no larger than forty-five thousand square feet and shall have no more than an average of two outbound truck shipments of material per day and may not shred, compact or bale ferrous metals other than food and beverage containers.
- vi. A processing facility may accept used motor oil for recycling from the generator in accordance with Section 25250.11 of the California Health and Safety Code.
- vii. If the facility is located within five hundred feet of property zoned or planned for residential use, it shall not be in operation between seven p.m. and seven a.m. The facility will be administered by on-site personnel during the hours the facility is open.

5. Definitions

- a. “Recyclable Material” means reusable material including but not limited to metals, glass, plastic and paper, which are intended for reuse, remanufacture, or reconstitution for the purpose of using the altered form. Recyclable material does not include refuse or hazardous materials. Recyclable material may include used motor oil collected and transported in accordance with Section 25250.11 and 25143.2(b) (4) of the California Health and Safety Code.
- b. “Recycling Collection Facility” shall mean a center for the acceptance by donation, redemption, or purchase, of recyclable materials from the public. Such facility shall not complete any processing except limited bailing, batching and the sorting of recyclable material and shall be classified as either a “small collection” or “large collection” facility.
- c. “Recycling Facility” shall mean a center for the collection and/or processing of recyclable materials. A certified recycling facility or

certified processor means a recycling facility certified by the Department of Conservation as meeting the requirements of the California Beverage Container Recycling and Litter Reduction Act of 1986. A recycling facility does not include storage containers or processing activity located on the premises of a residential, commercial or manufacturing use and used solely for the recycling of material generated by that residential property, business or manufacturer. Recycling facilities are either collection facilities or processing facilities.

- d. “Recycling Large Collection Facility” shall mean a collection facility which occupies an area of more than 200 square feet and may include a mobile unit, bulk reverse vending machine or a grouping of reverse vending machines, a kiosk type unit which may include a permanent structure, or an unattended container placed for the donation of recyclable materials.
- e. “Recycling Processing Facility” shall mean a building or enclosed space used for the collection and processing of recyclable materials. Processing means the preparation of material for efficient shipment, or to an end-user’s specifications, by such means as baling, briquetting, impacting, flattening, grinding, crushing, mechanical sorting, shredding, cleaning and remanufacturing.
- f. “Recycling Small Collection Facility” shall mean a collection facility which occupies an area of not more than 200 square feet, and may include a mobile unit, bulk reverse vending machine or a grouping of reverse vending machines, a kiosk type unit which may include a permanent structure, or an unattended container placed for the donation of recyclable materials.

17.45.090 Accessory Dwelling Units and Junior Accessory Dwelling Units

- A. **Purpose and Intent.** This section is intended to meet the requirements of State law in providing for accessory dwelling units (“ADUs”) and junior accessory dwelling units (“JADUs”).
 - 1. This Section is intended to comply with California Government Code sections 65852.2 and 65852.22, as either may be amended from time to time. The standards established by this Section shall be interpreted and applied consistent with the language set forth in Government Code sections 65852.2 and 65852.22. Further, to the extent that this Ordinance

does not specifically address various requirements of the Government Code, the requirements of the Government Code shall apply.

2. An ADU or JADU that complies with this Section shall be considered an accessory use or an accessory building that does not exceed the allowable density for the lot upon which it is located.
3. An ADU or JADU that complies with this Section shall be considered a residential use that is consistent with the existing General Plan and zoning for the lot.
4. An ADU or JADU that complies with this Section shall not be considered in the application of any other local ordinance, policy, or program to limit residential growth.
5. ADUs and JADUs shall be counted for purposes of identifying adequate sites for housing in the City's Housing Element.

B. Applications. ADUs and JADUs shall conform to the following submittal requirements.

1. Ministerial Review. An ADU application that complies with the provisions of this Chapter shall be granted ministerial review and acted on within 60 days from the date a complete application is received unless either of the following occurs:
 - a. The applicant requests a delay or withdraws the ADU application; or
 - b. The ADU is being processed concurrently with the construction of a primary dwelling, in which case the City shall not approve the ADU prior to issuing occupancy for the primary dwelling.
2. A scaled plot plan of the subject parcel on which the ADU or JADU will be located shall be provided. The plot plan shall indicate the location and separation distances between all existing and proposed structures, as well as setbacks from property lines. To the extent not included above, the plot plan shall also provide dimensions of all easements, right-of-way(s), building envelopes, fencing, parking, and paved areas.
3. Complete floor plans of both existing and proposed conditions shall be provided. Each room shall be dimensioned and resulting floor area calculation included. The use of each room shall be labeled. The size and location of all doors, closets, walls, and cooking facilities shall be clearly depicted.

4. Provide elevations that show all proposed and existing exterior structure dimensions, all architectural projections, and all openings for both the existing residence and the proposed secondary dwelling unit. The secondary dwelling unit shall meet the following design standards:
 - a. A secondary dwelling unit shall have a roof pitch and roof overhang equal to the roof pitch and roof overhang of the primary residence.
 - b. The address and mailbox for the second dwelling unit shall be located near the public right-of-way.
- C. Designated Areas.** ADUs and JADUs may be permitted on a lot with an existing or proposed single-family use or multi-family use located in the R-1, R-M, and in the Planned Development zone districts, unless the City makes express findings supported by substantial evidence that ADUs and JADUs cannot be permitted due to the inadequacy of water and/or sewer services, and/or the impact of ADUs and JADUs on traffic flow and/or public safety and designate specific areas based on these findings. ADUs and JADUs are subject to the normal requirements of the district. ADUs and JADUs are not permitted in nonresidential zoning districts where residential uses are not allowed. Non-habitable accessory structures shall be permitted in addition to ADUs and JADUs.
- D. Development Standards.** Fire and Building Code requirements are not considered “Development Standards” under this Ordinance. ADUs and JADUs may be permitted on any single-family lot or any multi-family lot. The requirements and standards of the Zoning Ordinance that apply to the primary dwelling on the lot shall apply to any ADU and/or JADU, including lot coverage, height floor area ratio, open space, landscape, and architectural review. If different or conflicting requirements or standards exist, the more restrictive requirements or standards shall apply, but only to the extent such requirements or standards do not conflict with the requirements and standards provided in this Section and Government Code sections 65852.2 and 65852.22.
1. Number of ADUs permitted per parcel.
 - a. Single-family dwelling. Parcels with an existing or proposed single-family dwelling may have up to one (1) ADU (attached, detached, or conversion), and one (1) JADU in compliance with the provisions of this chapter.
 - b. Multi-family dwelling. Parcels with an existing or proposed multi-family dwelling may develop ADUs in accordance with the following:

- i. Conversions. Up to 25% of the number of units in non-livable space (e.g., storage rooms, boiler rooms, passageways, attics, basements, or garages) for a proposed or existing multi-family dwelling is permitted.
 - ii. Detached ADUs. Up to two (2) detached ADUs for a proposed or existing multi-family dwelling is permitted.
 - iii. Attached ADUs are not permitted for proposed or existing multi-family dwellings and the provisions of ADU conversion shall apply.
2. Relation to Primary Dwelling. The ADU must be either: (1) attached to, or located within, the existing primary dwelling, including attached garages, storage areas, or similar uses within the primary dwelling structure; or (2) detached from the existing primary dwelling and located on the same lot as the existing primary dwelling. Except as provided in Government Code Section 65852.2(e), a JADU must be contained entirely within the walls of the existing single-family residence.
3. ADUs and JADUs are not subject to the density limitations for the premises.
4. Setbacks and Separation Distances.
 - a. Setbacks shall be defined as the distances between a structure and a property line or easement.
 - b. Separation Distances shall be defined as the distance between structures, and/or other improvements.
 - c. No setback or separation distance is required for an ADU constructed or installed within (1) an existing living area or permitted accessory structure, or (2) a structure constructed in the same location and to the same dimensions as an existing permitted accessory structure that is converted to an ADU or to a portion of an ADU.
 - d. A minimum setback of four (4) feet from the side and rear lot lines is required for an ADU that is not (1) converted from an existing permitted accessory structure, or (2) a new structure constructed in the same location and to the same dimensions as an existing permitted accessory structure. However, if a proposed ADU is less

than 800 square feet, a front setback requirement in other areas of this Code cannot prevent the ADU front being built.

- e. State Law does not address the distance between an ADU and other structures on a lot. In the event that an ADU is not consistent with (c)(1) or (c)(2) above, ADU or JADU proposals with Separation Distances of less than ten feet shall comply with building codes regarding safe fire separation distances.
5. ADU Unit Size.
- a. If there is an existing primary dwelling, the total floor area of an attached ADU may not exceed 50 percent of the floor area of the existing primary dwelling or 850 square feet, whichever is less.
 - b. The total floor area for a detached ADU may not exceed 1,200 square feet, subject to the following limitations
 - i. An attached or detached one-bedroom ADU may not be more than 800 square feet of living area.
 - ii. An attached or detached ADU that provides more than one (1) bedroom may not be more than 1,000 square feet of living area.
 - iii. An ADU may be an efficiency unit, as defined. A proposed ADU that does not meet the minimum requirements of an efficiency unit is not permitted.
6. JADU Size.
- a. A JADU may not be more than 500 square feet in size.
7. Exceptions.
- a. Notwithstanding any other minimum or maximum size for an ADU, size based upon a percentage of the proposed or existing primary dwelling, or limits on lot coverage, floor area ratio, open space, or minimum lot size, an attached or detached ADU will be permitted if the ADU is:
 - i. Not more than 800 square feet of total floor area;
 - ii. Not more than 16 feet in height (any circumstance);

- iii. Not more than 25 feet in height if the ADU is attached to the primary dwelling, or it can be the same height as the primary dwelling, whichever is lower;
 - iv. Has at least 4-foot side and rear yard setbacks; and
 - v. Is constructed in compliance with all Fire and Building Code requirements and standards of the Zoning Code (including consideration of separation distances).
8. ADU Building Development and Design Standards.
- a. The ADU height requirements are as follows:
 - i. 16 feet- allowed under any circumstance.
 - ii. 18 feet- allowed if the proposed ADU is within ½ a mile of public transit or the property already has a multi-family dwelling two stories high.
 - iii. 25 feet- allowed if the ADU is attached to the primary dwelling; attached ADUs shall not exceed the height of the existing or proposed primary dwelling or 25-feet, whichever is less.
 - b. The development of the ADU shall be subject to the property development standards for the zoning district in which the ADU is located.
 - c. Both attached and detached ADUs must be architecturally compatible, having similar materials and style of construction, with the primary dwelling and consistent with the established character of the adjoining residential neighborhood. The design and size of the building, health, and other codes adopted by the City.
 - d. Attached ADU's shall be compatible with and made structurally a part of the primary dwelling (e.g., share a common wall with the primary dwelling, rely partially on the primary dwelling for structural support, or be attached to the primary dwelling).
 - e. Detached ADUs shall comply with building and fire code separation standards and be compatible with the materials and colors of the primary dwelling.

- f. No passageway is required in conjunction with the construction of an ADU.
 - g. A new utility connection directly between the ADU and the existing single-family home is not required.
 - h. Finish Materials and Roof Form. The ADU or JADU entrance shall have the same exterior finish materials as the primary dwelling on the parcel and shall be of the same construction typical of other dwelling units in the zone. The ADU or JADU shall have the same roof form as the primary dwelling and shall not have a flat roof.
9. JADU Building Standards.
- a. A JADU must include a separate entrance from the main entrance to the existing single-family residence.
 - b. A JADU must include at least an efficiency kitchen, which includes a cooking facility with appliances and a food preparation counter and storage cabinets that are of reasonable size in relation to the size of the JADU. Permanent ovens or cooktops are not allowed in a JADU.
 - c. A JADU may include separate sanitation facilities or may share sanitation facilities with the existing structure.
 - d. A JADU shall not be considered a separate or new dwelling unit for purposes of any fire or life protection ordinance or regulation, or for purposes of providing water, sewer, or power, including a connection fee.
 - e. Deed Restriction. A JADU shall not be permitted unless a deed restriction, which shall run with the land, is recorded for the applicable lot, and filed with the City along with the permit application, and must do both of the following:
 - i. Prohibit the sale of the JADU separate from the sale of the single-family residence.
 - ii. Prohibit the occupancy of the JADU unless the primary dwelling or newly created JADU is occupied by the property owner.

E. Connection, Impact, and other Fees. Except as provided below. ADUs and JADUs are subject to all fees and assessments required by the Dinuba Municipal Code for new residential construction.

1. ADUs and JADUs are not considered to be a new residential use for purposes of calculating connection fees or capacity charges for utilities, including water and sewer service, unless the ADU or JADU is constructed with a new single-family home or a new detached structure.
2. Any impact fees charged for an ADU or JADU of 750 square feet or more shall be charged proportionately in relation to the square footage of the primary dwelling unit.
3. An inspection fee shall be assessed for any inspection to determine if an ADU or JADU complies with applicable building standards.
4. The separate utility connection for an ADU constructed with a new single-family home or new detached structure is subject to a connection fee or capacity charge proportionate to the burden of the proposed ADU, based upon either its square feet or the number of its drainage fixture unit (DFU) values upon the water or sewer system, that reflects the reasonable cost of providing this service.
5. Fire Sprinklers. Fire sprinklers are not required to be provided with an ADU if they were not required for the single-family dwelling.
6. Passageways. No exterior passageway shall be required in conjunction with the construction of an accessory dwelling unit. However, accessory dwelling units attached to single-family dwellings shall have independent, exterior access and side and rear setbacks sufficient for fire and safety

F. Occupancy and Ownership. ADUs and JADUs must comply with the following standards.

1. A certificate of occupancy must be issued for the primary dwelling unit before a certificate of occupancy can be issued for an ADU or JADU on the lot.
2. An ADU or JADU may be rented separate from the primary residence, but may not be sold or otherwise conveyed separate from the primary residence.
3. Beginning January 1, 2025, owner occupancy shall be required for all ADU and/or JADU permits. For an ADU permit, the owner may occupy either the primary or accessory unit. For a JADU permit, the owner may

reside in either the remaining portion of the primary unit, or the newly created JADU. For single-family residences in which an ADU and a JADU will be permitted, the preceding Section G.4. applies. Owner occupancy shall not be required if the owner is another governmental agency, land trust, or housing organization.

- G. Parking Standards.** One (1) parking space per ADU is required. All required parking spaces must be provided on-site, but may be provided as tandem parking on a driveway. ADUs that meet any of the following criteria are exempt from parking requirements:
- a. ADUs located within one-half mile walking distance of public transit.
 - b. ADUs located within an architecturally and historically significant historic district.
 - c. ADUs that are part of the proposed or existing primary residence or an accessory structure.
 - d. When on-street parking permits are required but not offered to the occupant of the ADU.
 - e. When there is a car share vehicle stationed within one block of the ADU.
- H. Permit Approval.** A permit must be obtained for the construction or installation of an ADU or JADU. The ADU or JADU must conform to the standards required by the Zoning Ordinance and the California Fire and Building Codes. A permit application for an ADU or a JADU shall be considered and approved ministerially without discretionary review or a hearing. The City shall approve or deny the application to create an ADU or a JADU within 60 days from the date the City receives a completed application if there is an existing single-family or multi-family dwelling on the lot.
- I. ADUs and Regional Housing Needs Assessment.** Subdivisions and multi-family housing developments developed or zoned at densities of ten (10) or more dwelling units per acre, with the ability of each lot or dwelling to construct an ADU, shall be counted in the City's Housing Element as adequate sites for affordable housing, as provided in Government Code section 65583.1(a).
- J. Demolition Permits.** A demolition permit for a detached garage that is to be replaced with an accessory dwelling unit be reviewed with the application for the accessory dwelling unit and issued at the same time. An applicant shall not be otherwise required, to provide written notice or post a placard for the demolition of a detached garage that is to be replaced with an accessory dwelling unit, unless

the property is located within an architecturally and historically significant historic district.

K. Other. Nothing in this section shall be construed to prohibit the City from adopting an ordinance or regulation, related to parking or a service or a connection fee for water, sewer, or power, that applies to a single-family residence that contains an ADU or JADU, so long as that ordinance or regulation applies uniformly to all single-family residences, regardless of whether the single-family residence includes an ADU or JADU.

L. Definitions

1. “Accessory dwelling unit” or “ADU” means an attached or a detached residential dwelling unit that provides complete independent living facilities for one or more persons and is located on a lot with a proposed or existing primary residence. An ADU must include permanent provisions for living, sleeping, eating, cooking, and sanitation on the same parcel that the single-family or multi-family dwelling is situated. An ADU may be an efficiency unit or a manufactured home. An ADU approved under this Chapter may take any of the following forms:
 - a. Attached. An attached ADU is a habitable space that meets the defining criteria of an ADU which is attached to the existing or proposed primary dwelling.
 - b. Detached. A detached ADU is a habitable space that meets the defining criteria of an ADU which does not share a wall or is otherwise attached to the existing or proposed dwelling, but is on the same parcel as an existing or proposed dwelling.
 - c. Conversion. An ADU may be located within existing structure and converted to habitable space in compliance with the California Building Code and may include the following:
 - i. An area within an existing dwelling, such as an attached garage.
 - ii. An existing accessory structure, such as a pool house or detached garage.
 - iii. A portion of habitable space in a multi-family dwelling including storage rooms, boiler rooms, passageways, attics, basements, or garages

2. “Efficiency unit” has the same meaning as defined in the California Building Code, California Code of Regulations, Title 24, Section 1207.4, which meets the following standards:
 - a. The unit has a single living room of not less than 220 square feet of floor area for two (2) or fewer occupants and an additional 100 square feet of floor area for each additional occupant of the unit.
 - b. The unit has a separate closet.
 - c. The unit has a kitchen sink, cooking appliance and refrigeration facilities, each having a clear working space of not less than 30 inches in front, and lighting and ventilation conforming to the California Building Standards Code.
 - d. The unit has a separate bathroom containing a water closet, lavatory, and bathtub, or shower.
3. “Floor area” or “total floor area” means the entire ground-level square footage of the structure, including the living area, as defined, and any non-habitable area within the structure, such as a garage or storage space.
4. “Impact fee” has the same meaning as the term “fee” as defined in Government Code Section 66000(b), except that it also includes fees specified in Government Code Section 66477. “Impact fee” does not include any connection fee or capacity charge.
5. “Junior accessory dwelling unit” or “JADU” means a dwelling unit that is no more than 500 square feet in size and contained entirely within the walls of an existing single-family residence, or other approved structure as specified in Government Code Section 65852.2(e). A JADU must include the following features:
 - a. Exterior access separate from the main entrance to the proposed or existing primary dwelling or other structure.
 - b. An efficiency kitchen, which includes a cooking facility with a sink and a food preparation counter and storage cabinets that are of reasonable size in relation to the size of the JADU.
 - c. JADU may include separate sanitation facilities or may share sanitation facilities with the existing structure.

6. “Living area” means the interior habitable area of a dwelling unit, including basements and attics, but does not include a garage or any accessory structure.
7. “Multi-generational dwelling unit” means a dwelling unit, that does not include a kitchen, contained entirely within the walls of an existing single-family residence where access is not restricted between areas of the residence.
8. “Nonconforming zoning condition” means a physical improvement on a property that does not conform with current zoning standards but was a lawful improvement that did conform to the zoning standards in place at the time of the improvement.
9. “Passageway” means a pathway that is unobstructed clear to the sky and extends from a street to one entrance of the accessory dwelling unit.
10. “Permanent provisions for cooking” has the same meaning as “kitchen”.
11. “Permanent provisions for sanitation” and “sanitation facilities” means a separate bathroom containing a water closet, lavatory, and bathtub or shower.
12. “Proposed dwelling” means a dwelling that is the subject of a permit application and that meets the requirements for permitting.
13. “Public transit” means a location, including, but not limited to, a bus stop or train station, where the public may access buses, trains, subways, and other forms of transportation that charge set fares, run on fixed routes, and are available to the public.
14. “Tandem parking” means that two (2) or more automobiles are parked on a driveway or in any other location on a lot, lined up behind one another.

17.45.100 Adult-Oriented Businesses

A. Purpose and Intent

1. It is the purpose and intent of this Ordinance to regulate sexually oriented businesses to promote the health, safety, morals, and general welfare of the citizens of Dinuba and to establish reasonable and uniform regulations to prevent any deleterious location and concentration of sexually oriented businesses within the City, thereby reducing or eliminating the adverse secondary effects from such sexually oriented businesses. The provisions

of this ordinance have neither the purpose nor effect of imposing a limitation or restriction on the content of any communicative materials, including sexually oriented materials. Similarly, it is not the intent nor effect of this ordinance to restrict or deny access by adults to sexually oriented materials protected by the First Amendment, or to deny access by the distributors and exhibitors of sexually oriented entertainment to their intended market. Neither is it the intent nor effect of the ordinance to condone or legitimize the distribution of obscene material.

2. One of the important purposes of the regulations set forth in this Chapter is to discourage and to minimize the opportunity for criminal conduct. As such, nothing in this Chapter shall permit or be interpreted to permit any use, conduct, and/or activity which is specifically prohibited under the following California Penal Code sections:
 - a. Receipt of money for placement of persons for purposes of cohabitation (Penal Code 266d);
 - b. Purchase of persons for purposes of prostitution or placement of persons for immoral purposes (Penal Code 266e);
 - c. Sale of persons for immoral purposes (Penal Code 266f);
 - d. Pimping (Penal Code 266h);
 - e. Pandering (Penal Code 266i);
 - f. Lewd or obscene conduct (Penal Code 314);
 - g. Houses of ill-fame (Penal Code 315);
 - h. Disorderly houses which disturb the immediate neighborhood (Penal Code 316);
 - i. Places of prostitution (Penal Code 317);
 - j. Place of prostitution; place of lewdness; place used as bathhouse permitting conduct capable of transmitting AIDS (Penal Code 11225).
3. "Nothing in this Chapter shall be interpreted to permit or permit any use, conduct, and/or activity which violates any federal, state or local law of regulation."

B. Establishment and Classification of Businesses Regulated

The establishment of any sexually oriented business shall be permitted only in the zone district permitted, and shall be subject to the following restrictions: No person shall cause or permit the establishment of any sexually oriented businesses, as defined above, within 1000 feet of any sensitive land use, as defined above. These limitations apply to sexually oriented businesses classified as follows:

1. Adult arcade
2. Adult bookstore, adult novelty store, or adult video store
3. Adult cabaret
4. Adult motel
5. Adult motion picture theater
6. Adult theater
7. Nude model studio.

C. Measurement of Distance

The distance between any sexually oriented business and any sensitive land use shall be measured in a straight line, without regard to intervening structures or objects from property line to property line.

D. Location of Sexually Oriented Business

The City of Dinuba's Zoning Ordinance requires that sexually oriented businesses shall be allowed only in a zone where such uses are specifically permitted -- the "M-1" (Light Industrial) zone, at the time of adoption of this ordinance. Permits for sexually oriented businesses shall be required and governed by the procedures and policies specified in the City of Dinuba Municipal Code. In addition, any sexually oriented business shall be subject to the following restrictions:

1. A person commits a misdemeanor, if he operates or causes to be operated, a sexually oriented business outside of the permitted zone.
2. A person commits a misdemeanor if he operates or causes to be operated a sexually oriented business within 1,000 feet of any sensitive land use, as defined above.

E. Non-Conforming Uses

1. Any sexually oriented businesses operating on (effective date of this Ordinance) that is in violation of this subsection shall be deemed a non-conforming use. A non-conforming use will be permitted to continue for a two (2) year period with possible extensions for extenuating circumstances to be granted by the City Council only upon a convincing showing of extreme financial hardship. Such extensions shall not exceed a total of three (3) years in addition to the initial amortization period. Any such non-conforming business loses its right to operate as a non-conforming use, if, for any reason, it voluntarily discontinues its business operation for a period of thirty (30) days or more or if its license to operate is revoked, and such revocation is not overturned by a court of competent jurisdiction. Such non-conforming uses, while non-conforming, shall not be increased, enlarged, extended or altered except that the use may be changed to a conforming use.
2. A sexually oriented business lawfully operating as a conforming use is not rendered a non-conforming use by the location, subsequent to the grant or renewal of the sexually oriented business permit and/or license, within 1,000 feet, of a sensitive land use. This provision applies only to the renewal of a valid permit and/or license, but this provision does not apply when an application for a permit and/or license is submitted after a permit and/or license has expired or has been revoked.
3. Abandonment. Notwithstanding the above, any discontinuance or abandonment of the use of any lot or structure as an Adult-Oriented Business shall result in a loss of legal nonconforming status of such use.
4. Amortization -- annexed property. Any Adult-Oriented Business which was a legal use at the time of annexation of the property and which is located in the City, but which does not conform to the provisions of this chapter shall be terminated within two (2) years of the date of annexation unless an extension of time has been approved by the City Council upon request by the business owner.

F. Injunction

A person who operates or causes to be operated a sexually oriented business without having a valid permit due to location restrictions is subject to a suit for injunction as well as prosecution for the misdemeanor punishable by a fine of \$1,000.00 and/or one hundred eighty (180) days imprisonment, or by both such fine and imprisonment. If an injunction

is sought and granted, the sexually oriented business shall be obligated to pay the City, attorneys' fees and costs of the City, at the discretion of the Court.

G. Exception for Certain Nude Modeling

It is a defense to prosecution under this ordinance if a person appearing in a state of nudity did so in a modeling class operated:

1. By a proprietary school, licensed by the State of California; a college, junior college, or university supported entirely or partly by taxation;
2. By a private college or university which maintains and operates educational programs in which credits are transferable to a college, junior college, or university supported entirely or partly by taxation; or
3. In a structure:
 - a. Which has no sign visible from the exterior of the structure and no other advertising that indicates a nude person is available for viewing; and
 - b. Where, in order to participate in a class a student must enroll at least three (3) days in advance of the class; and
 - c. Where no more than one nude model is on the premises at any one time.

H. Definitions

1. "Employee" means a person who works or performs in and/or for a sexually oriented business, regardless of whether or not said person is paid a salary, wage or other compensation by the operation of said business. This definition pertains to "Sexually Oriented Businesses".
2. "Establishment" means and includes any of the following: (this definition pertains to "Sexually Oriented Businesses"):
 - a. The opening or commencement of any such business as a new business;
 - b. The conversion of an existing business, whether or not a sexually oriented business, to any of the sexually oriented businesses defined in this chapter;

- c. The addition of a any of the sexually oriented businesses defined in this chapter to any other existing sexually oriented business; or
 - d. The relocation of any such sexually oriented business; or
 - e. The substantial enlargement of any such sexually oriented business.
3. "Nudity or State of Nudity" means: (a) the appearance or display of human bare buttock, anus, male genitals, female genitals, or the areola or nipple of the female breast; or (b) a state of dress which fails to opaquely and fully cover a human buttock, anus, male or female genitals, pubic region or areola or nipple of the female breast.
4. "Operator" means and includes the owner, permit holder, custodian manager, operator or person in charge of any permitted or licensed premises. This definition pertains to "Sexually Oriented Businesses".
5. "Permitted or "Unlicensed Premises" means any premises that requires a license and/or permit that is classified as a sexually oriented business.
6. "Permittee and/or Licensee" means a person in whose name a permit and/or license to operate a sexually oriented business has been issued, as well as the individual listed as an applicant on the application for a permit and/or license.
7. "Person" shall mean any individual, firm, co-partnership, corporation, company, association, joint stock association, city, county, or district, and includes any trustee, receiver, assignee, or other similar representative thereof.
8. "Public Building Regularly Frequented By Children" means any building owned, leased or held by the United States, the state, the county, the city, any special district, school district, or any other agency or political subdivision of the state or the United States, which building is used as a library, community center, children's center, or any other use having special attraction to children, or which building is often visited by children for social activities unaccompanied by their parents or other adult custodian.
9. "Public Park" or "Recreation Area" means public land which has been designated for park or recreational activities including, but not limited to a park, playground, nature trails, swimming pool, reservoir, athletic field, basketball or tennis courts, open space wilderness areas, or similar public

land within the city which is under the control, operation, or management of the city park and recreation authorities.

10. "Religious Institution" means any church, synagogue, mosque, temple or building which is primarily for religious worship and related religious activities.
11. "Adult arcade" means an establishment where, for any form of consideration, one or more still or motion picture projectors, slide projectors, or similar machines, or other image producing machines, for viewing by five or fewer persons each, are regularly available or used to show films, motion pictures, video cassettes, slides, or other photographic reproductions which are characterized by the depiction or description of "specified sexual activities" or "specified anatomical areas."
12. "Adult Bookstore", "Adult Novelty Store" or "Adult Video Store" means a commercial establishment which (1) has as a significant or substantial portion of its stock-in-trade or (2) derives a significant or substantial portion of its revenues or (3) devotes a significant or substantial portion of its interior floor or display space or (4) devotes a significant or substantial portion of its business activities or employees' time, or advertising, to the sale, rental or viewing for any for any form of consideration, of any one or more of the following:
 - i. Books, magazines, periodicals or other printed matter, or photographs, films, motion pictures, video cassettes, slides, or other visual representations which are characterized by the depiction or description of "specified sexual activities" or "specified anatomical areas";
 - ii. Instruments, devices, or paraphernalia which are designed for use in connection with "specified sexual activities."
 - iii. An establishment may have other significant or substantial business purposes that do not involve the offering for sale, rental or viewing of materials, depicting or describing "specified sexual activities" or "specified anatomical areas", and still be categorized as adult bookstore, adult novelty store, or adult video store. Such other business purposes will not serve to exempt such establishments from being categorized as an adult bookstore, adult novelty store or adult video store so long as one of its significant or substantial business purposes is offering for sale or rental, for some form of consideration, the specified materials

which depict or describe "specified anatomical areas" or "specified sexual activities."

13. "Adult cabaret" means a nightclub, bar, restaurant, "bottle club", or similar commercial establishment, whether or not alcoholic beverages are served, which regularly features: (a) persons who appear nude or in a state of nudity or semi-nude; (b) live performances which are characterized by the exposure of "specified anatomical areas", or by "specified sexual activities", or (c) films, motion pictures, video cassettes, slides, or other photographic reproductions which are characterized by the depiction or description of "specified sexual activities" or "specified anatomical areas."
14. "Adult motel" means a motel, hotel or similar commercial establishment which: (a) offers public accommodations, for any form of consideration, and which regularly provides or makes available to patrons with closed-circuit television transmissions, films, motion pictures, video cassettes, slides or other photographic reproductions which are characterized by the depiction or description of "specified sexual activities" or "specified anatomical areas" and which advertises the availability of this sexually oriented type of material by means of a sign visible from the public right-of-way, or by means of any off-premises advertising including, but not limited to, newspapers, magazines, pamphlets or leaflets, radio or television, or (b) offers a sleeping room for rent for a period of time less than ten (10) hours; or (c) allows a tenant or occupant to rent or sub-rent the sleeping room for a time period of less than ten (10) hours.
15. "Adult motion picture theater" means a commercial establishment where films, motion pictures, video cassettes, slides or similar photographic reproductions depicting or describing "specified sexual activities" or "specified anatomical areas" are regularly shown for any form of consideration.
16. "Adult theater" means a theater, concert hall, auditorium, or similar commercial establishment which, for any form or consideration, regularly features persons who appear in a state of nudity or live performances which are characterized by exposure of "specified anatomical areas" or by "specified sexual activities."
17. "Nude Model Studio" means any place where a person, who appears in a state of nudity or displays "specified anatomical areas" is provided for money or any form of consideration to be observed, sketched, drawn, painted, sculptured, photographed, or similarly depicted by other persons. This term does not include a modeling class operated by a proprietary school, licensed by the State of California; a college, junior college, or university supported entirely or partly by taxation; by a private college or university which maintains and operates educational programs in which credits are transferable to a college, junior college, or university supported entirely or partly by taxation; or in a structure which has no sign visible from the exterior of the structure and no other advertising that

- indicates a nude person is available for viewing, where in order to participate in a class a student must enroll at least three (3) days in advance of the class, and where no more than one nude model is on the premises at any one time.
18. "Regularly Features or Regularly Shown" with respect to an adult cabaret, adult theater, or adult motion picture theater means at least three (3) times within any thirty (30) day period; or carried on as part of the business's routine scheduling of events or activities and not so infrequently as to constitute a single, rare or unusual event or occurrence.
19. "Significant or Substantial Portion" means such a percentage of its activities, space allocation, revenues, advertising targeting, stock in trade, floor or display space, business receipts, revenues, or other business undertakings as to indicate to a reasonable person that a sexually oriented portion of the business is one of its important activities, though not necessarily its only or even primary activity; for this purpose, evidence that 25% or more of its revenues are derived from such sexually oriented activities or materials, or that 25% or more of its interior floor space or display space is devoted to such sexually oriented activities or materials, or that 25% or more of its actual stock in trade regularly displayed and immediately available for use, rental, purchase, viewing or perusal is comprised of such sexually oriented materials, all as defined in Section 17.65.02 of this Chapter, Definitions, shall be evidence that a "significant or substantial portion" of the business is devoted to such uses.
20. "Specified Anatomical Areas" as used in this Chapter means and includes any of the following:
- i. Less than completely and opaquely covered human genitals, pubic region, buttocks, anus, or female breasts below a point immediately above the top of the areolae; or
 - ii. Human male genitals in a discernibly turgid state, even if completely and opaquely covered.
21. "Specified Sexual Activities" as used in this Chapter, means and includes any of the following
- i. The fondling or other intentional touching of buttocks for purpose of sexual arousal, or fondling or other intentional touching of human genitals, pubic region, anus, or female breasts.
 - ii. Sex acts, normal or perverted, actual or simulated, including intercourse, oral copulation, or sodomy;

- iii. Masturbation, actual or simulated;
 - iv. Human genitals in a state of sexual stimulation, arousal or tumescence;
 - v. Excretory functions as part of or in connection with any of the activities set forth in sub-sections a through d of this subsection.
22. "Substantial Enlargement of a Sexually Oriented Business" means an increase in the floor areas occupied by the business as the floor areas existed on the affected date of this ordinance.
23. "Transfer of Ownership or Control of a Sexually Oriented Business" means and includes any of the following:
- i. The sale, lease or sublease of the business; or
 - ii. The transfer of securities which constitute a controlling interest in the business, whether by sale, exchange or similar means.

17.45.110 Outdoor Storage Yards

Outdoor storage yards, excluding the storage of vehicles in a day use parking lot or garage, are subject to the provisions of this section. The storage of vehicles in a public or commercial parking lot or garage is subject to Section 17.49 (Parking and Loading).

A. Site Design Standards.

- 2. Access. There shall be only one (1) access point to a storage yard for each three hundred (300) feet of street frontage. Such access point is to be a maximum width of twenty (20) feet and shall be provided with a solid gate or door.
- 3. Screening. A storage yard, except a temporary offsite construction yard, is to be screened from public view on all sides by solid wood, painted metal or masonry fencing, or chain link fencing with vinyl slats or other screening mechanism, with a minimum height of six (6) feet. All required screening shall be continuously maintained in good condition to assure that its intended purpose is accomplished.

24. **Parking Requirement.** None, provided that sufficient usable area is available to accommodate all employee and user parking needs entirely on-site.
25. **Site Surfacing.** A storage yard shall be surfaced with concrete, asphalt paving, crushed rock, or oiled earth, and be maintained in a dust-free condition.
26. **Office Facilities.** When no buildings exist or are proposed on a storage yard site, one (1) commercial coach may be utilized for an office, provided that such vehicle is equipped with skirting, and installed pursuant to the permit requirements of the Uniform Building Code.
27. **Operation.** Except for vehicles or freestanding equipment, materials within a storage yard are not to be stacked or stored higher than six (6) feet, unless a higher wall or fence is constructed at the required setback line under an approved building permit.

The provisions of this title shall not be construed to limit installation or maintenance of public utility pole lines, pipes, conduits and mains, and domestic water wells or require any use permit therefor.

17.45.120 Building height.

1. Height of a building shall be measured along the vertical distance from the average level of the highest and lowest point of that portion of the lot covered by the building to the highest point of the roof.
2. Roof structures for housing elevators, stairways, tanks, ventilating fans or similar equipment, and fire or parapet walls, skylights, towers, flagpoles, chimneys, antennas or similar structures may be erected above the height limit but shall not be allowed for the purpose of providing additional floor space.

17.45.130 Swimming Pools in Residential Zones

- A. Setback requirements for swimming pools on lots zoned for residential use are subject to the following requirements.
 3. **Front Yard:** Swimming pools are not permitted within any required front yard setback area
 3. **Side Yards:**

- a. Interior Property Line: 3 foot setback required.
 - b. Street side Property Line on Corner and Reverse Corner Lots: 5 foot setback required
- i. Rear Yard: 5 foot minimum setback required.
 - ii. Fencing for swimming pools shall comply with standards of the Uniform Building Code.

17.45.140 Garage conversions.

A. Purpose.

The purpose of this section is to allow, in limited cases, the conversion of garages and carports for living space. Such conversion is deemed acceptable subject to review of available off-street parking and compatibility with surrounding development.

B. Applicability.

Provisions of this section shall only apply in cases as follows:

- 1. The site is being used as a single-family detached residence;
- 2. That a replacement covered parking area of a minimum of four hundred square feet, with a minimum width of twenty feet, be provided without encroaching on required front or side yard setbacks;
- 3. That the area converted shall be used as part of the main dwelling or for a Junior Accessory Dwelling Unit, consistent with the standards contained in Section 17.45.090;
- 4. That the area to be converted shall be subject to all applicable building code requirements.

C. Process.

All applications for garage or carport conversions shall be subject to a building permit.

D. Conversion Criteria.

Garage or carport conversions are subject to the following criteria:

- 1. The garage door shall be removed from the structure, except when the applicant is retaining one parking stall to a standard width and length

which would also be perpendicular with the garage door. The exterior elevation of the conversion shall be compatible in design with the existing dwelling;

2. Provision for buffering, such as a planter, shall be provided between the converted carport or garage and the remaining parking area;
3. The remaining parking area shall have a minimum depth of twenty feet from property line with access to be approved by the director.

17.45.150 Bed and Breakfast Facilities.

A. Purpose.

The purpose of this section is to provide for the following:

1. To allow, in limited cases, the operation of bed and breakfast facilities; and
2. To regulate such operations for the protection of the general health, safety and welfare.

2. Process.

Applications for bed and breakfast inns shall be subject to approval of a conditional use permit pursuant to Chapter 17.57. Bed and breakfast inns shall be subject to any such condition as deemed appropriate by the planning commission.

3. Development Criteria.

Bed and breakfast facilities are permitted, pursuant to a conditional use permit, in R, RM and C-2 zoned areas. In order for a conditional use permit to be approved, the following development criteria shall be met:

1. All standards of the underlying zoning district including, but not limited to, height, lot and yard requirements and lot coverage shall apply.
2. One additional off-street parking space shall be provided for each room available for lodging purposes. Tandem parking shall not be deemed as meeting this requirement.
3. The owner of the facility shall reside on site.

4. Bed and breakfast facilities shall be subject to all applicable building, fire, health and safety codes.
5. No person who is paying rent in exchange for lodging shall occupy a guest room on the premises for more than fourteen consecutive nights.
6. The scale and appearance of the bed and breakfast facility shall remain primarily residential in character; all buildings and site improvements shall be similar to and compatible in design with the surrounding neighborhood and adjacent residences. The planning commission shall have authority to grant or deny applications for bed and breakfast facilities based upon design and aesthetic criteria, as well as the other provisions of this section.
7. One externally lighted sign shall be allowed on the premises. The sign may be either wall-mounted or freestanding and shall not exceed six square feet in area. Freestanding signs shall not exceed five feet in height.
28. Bed and breakfast facilities shall be operated by the permanent occupants of the premises. No more than two persons not residing on the premises shall be employed in the operation of the facility. One additional parking space shall be provided for each two employees.

17.45.160 Sight Distance.

The following regulations shall apply to all intersections of streets, alleys and private driveways in order to provide adequate visibility for vehicular traffic. There shall be no visual obstructions within the cutoff areas established.

- A. There shall be a corner cutoff area at all intersecting and intercepting streets or highways. The cutoff line shall be in a horizontal plane, making an angle of forty-five degrees with the side, front or rear property line, as the case may be. It shall pass through the points located on both the side and front (or rear) property lines at a distance of thirty feet from the intersection of such lines at the corner of a street, alley or highway.
- B. There shall be a corner cutoff area on each side of any private driveway intersecting a street or alley. The cutoff lines shall be in a horizontal plane, making an angle of forty-five degrees with the side, front or rear property line, as the case may be. They shall pass through a point of not less than ten feet from the edges of the driveway where it intersects the street or alley right-of-way.
- C. There shall be a corner cutoff area on each side of any alley intersecting a street or alley. The cutoff lines shall be in a horizontal plane, making an angle of forty-five

degrees with the side, front or rear property line, as the case may be. They shall pass through a point not less than ten feet from the edges of the alley where it intersects the street or alley right-of-way.

- D. Where, due to an irregular lot shape, a line at a forty-five degree angle does not provide for intersection visibility, such corner cutoff shall be defined by a line drawn from a point on the front (or rear) property line that is not less than thirty feet from the intersection of the side and front (or rear) property lines and through a point on the side and front (or rear) property lines.

17.45.170 Regulation of adult material.

- A. Purpose.

The adult uses and material subject to the provisions of this section are recognized as having serious objectionable characteristics which are incompatible with, and may have deleterious effects upon, adjacent areas and community values.

- B. Limitations Upon Display of Certain Materials.

It shall be unlawful for any person, partnership, corporation or other legal entity to display harmful matter in a public or private place, other than a public or private place from which minors are excluded, without placing a device commonly known as a blinder rack in front of such matter, so that the lower two-thirds of the material is not exposed to view.

17.45.180 Businesses Selling Alcoholic Beverages

- A. Purpose.

The purpose of this section is to set forth the development and operational standards for the issuance of a conditional use permit for alcoholic beverage sales. Such standards are adopted to protect the public welfare and health from the potential problems associated with the sale of alcoholic beverages.

4. A Conditional Use Permit (consistent with the standards and procedures established in Chapter 17.57) (Conditional Use Permits) shall be required for the following commercial uses where alcoholic beverages are sold, served or given away for on-site or off-site consumption:

- Bars and lounges
- Liquor stores

- Convenience stores where at least 10% of the shelf space is occupied by alcoholic products
- Gas stations with sales of alcoholic beverages
- Micro breweries
- Restaurants, cafes and eating places with a bar
- Night clubs with the sale of alcoholic beverages
- Bowling alleys and other recreational facilities where alcoholic beverages are sold
- Theatres with sales of alcoholic beverages

A Conditional Use Permit shall not be required for the following uses that offer alcoholic beverages:

- Grocery stores and supermarkets
- Restaurants, cafes and eating places that offer alcoholic beverages as a side product
- Wine bars

5. In considering an application for a conditional use permit or revocation of an existing conditional use permit for alcoholic beverage sales under this section, the Planning Commission (or the city council in the event of an appeal), shall consider whether the proposed use will adversely affect the health, safety or welfare of the residents of the area or will result in an undue concentration of such establishments in one area. In considering the potential for negative impacts on surrounding parcels, the Planning Commission shall take into consideration the location and proximity of the following uses:
 - a. Residential buildings and neighborhoods;
 - b. Churches, schools, hospitals, parks, public playgrounds and other similar uses; and
 - c. Other establishments offering alcoholic beverages, including beer and wine.
3. In all determinations pursuant to this section, the applicant for the Conditional Use Permit for alcoholic beverage sales shall have the burden of proving by substantial evidence that the proposed use will not adversely affect the health, safety or welfare of the public, nor result in undue concentration of alcoholic beverage outlets in that part of the city, or detrimentally affect nearby uses within the city.
4. The director is specifically authorized to refuse the issuance of any retail license for alcoholic beverage premises located within six hundred feet of churches, hospitals, schools, public playgrounds, and nonprofit youth

facilities. This distance shall be measured pursuant to rules of the department, which is a straight-line distance from the nearest property line of the alcoholic beverage establishment's to the nearest property line of the sensitive facility.

17.45.190 Wireless Communication Facilities

A. Purpose.

The purpose of this chapter is to ensure greater compatibility between communication facilities and adjacent land uses, to protect the general public, and to provide for the communication needs of the region by establishing design and operating standards.

B. Definitions.

For the purpose of this chapter, certain terms and words as used herein are defined as follows:

“Above ground level” means a measurement of height from the natural grade of a site to the highest point of a structure.

“Antenna” means the surface from which wireless radio signals are sent and received by a personal wireless facility.

“Camouflaged” means a communication tower or facility that is disguised, hidden, part of an existing or proposed structure or placed within an existing or proposed structure.

“Carrier” means a company that provides communications services.

“Collocation” means the use of single mount on the ground by more than one carrier (vertical collocation) and/or several mounts on an existing building or structure by more than one carrier.

“Elevation” means the measurement of height above sea level.

“Equipment shelter” means an enclosed structure, cabinet, shed or box at the base of the mount within which are housed batteries and electrical equipment.

“Fall zone” means the area within which there is a potential hazard from falling debris or collapsing material.

“Guyed tower” means a monopole or lattice tower that is tied to the ground or other surface by diagonal cables.

“Lattice tower” means a type of mount that is self-supporting with multiple legs and cross bracing of structural steel.

“Licensed carrier” means a company authorized by the Federal Communications Commission (FCC) to construct and operate a commercial mobile radio services system.

“Monopole” means the type of mount that is self-supporting with a single shaft of wood, steel or concrete and a platform or racks for panel antennas arrayed at the top.

“Omnidirectional (whip) antenna” means a thin rod that beams and receives a signal in all directions.

“Panel antenna” means a flat surface antenna usually developed in multiples.

“Personal wireless service facility” means a facility for the provision of personal wireless services, as defined by the Telecommunications Act.

“Security barrier” means a locked, impenetrable wall, fence, or berm that completely seals an area from unauthorized entry or trespass.

“Separation” means the distance between one carrier’s array of antennas and another carrier’s array.

“Stealthing” means designing a communications tower and facilities to be architecturally incorporated into the surrounding community’s environs while minimizing aesthetic impacts. Examples of stealthing include, but are not limited to, steeples, windmills, water towers, flag poles or chimneys.

C. Process.

1. Applications for communications towers and facilities shall be allowed in the zones identified by use matrices in Chapters 17.26, 17.48, and 17.54. Communication towers and facilities shall be subject to any such condition as deemed appropriate by administrative approval or the planning commission.
2. Telecommunications facilities to be located on city-owned buildings or infrastructure, located on rights-of-way or city-owned property, pursuant to a master telecommunications siting agreement, meeting the requirements of city policy, are exempt from the provisions of this chapter.

D. Development criteria.

In order for a conditional use permit to be approved, the following development criteria shall be met:

1. The applicant shall submit documentation of the legal right to install and use the proposed site or facility at the time of application submittal.
2. All standards of the underlying zoning district or specific plan including, but not limited to, height, lot and yard requirements, and lot coverage shall apply.
3. Buildings shall be subject to the setback requirements of the zone or ten feet, whichever results in the greater setback.
4. A minimum of ten feet of the front, side, and rear yards shall be landscaped pursuant to Section 17.71.130.
5. All equipment proposed for a communication facility shall be authorized per the FCC.
6. A balloon or crane test at the proposed site to illustrate the height of the proposed facility, the date, time and location of such test shall be advertised in a newspaper of general circulation in the city at least fourteen days prior to the test.
7. The applicant shall provide written indemnification to the city of Dinuba to indemnify the city from liability associated with any damage to the property or adjacent properties caused by the communication and wireless facilities. (Ord. 2014-04 § 2 (part), 2014: Ord. 2008-05 § 1 (part), 2008: Ord. 99-3 § 1 (part), 1999)

E. Design standards.

1. Equipment shelters for communication facilities shall be designed with one of the following standards:
 - a. Equipment shelters shall be located in underground vaults; or
 - b. Equipment shelters shall be designed to be consistent with the surrounding architectural styles and materials; or

- c. Equipment shelters shall be camouflaged behind an effective year-round landscape buffer, equal to the height of the proposed building(s), and/or opaque fence.
 2. Fencing shall be placed behind the landscaped areas and wood slats shall be woven into the fence if the fence is made of chain-link material. The use of barbed wire or similar material shall be located to the inside of the lot. Electrified fence or razor wire is prohibited unless required by any law enforcement agency or regulation of the state of California or any agency thereof.
- F. Lighting and signage.
 1. Facilities shall be lighted only if required by the Federal Aviation Administration (FAA). Lighting of equipment structures and any other facilities on the site shall be shielded from abutting properties. There shall be total cutoff of all light at the property lines of the parcel to be developed and foot-candle measurements at the property line shall be 0.0 initial foot-candles when measured at grade.
 2. Signs shall be limited to those needed to identify the property and the owner and warn of any danger. All signs shall comply with the requirements of the city's sign regulations.
 3. All ground-mounted facilities shall be surrounded by a security barrier.
- G. Environmental standards.
 1. No hazardous waste shall be discharged on the site of any communication facility. If any hazardous materials are to be used on the site, there shall be provisions for full containment of such materials. An enclosed containment area shall be provided with a sealed floor, designed to contain one hundred ten percent of the volume of the hazardous materials stored or used on the site.
 2. Communication facilities shall not generate noise in excess of fifty dB at the property line.
- H. Collocation.
 2. Licensed carriers shall share facilities and sites where feasible and appropriate, thereby reducing the number of facilities that are stand-alone. All applicants shall demonstrate a good faith effort to collocate with other carriers. Such good faith efforts include:
 - a. A survey of all existing structures that may be feasible sites for collocation;

- b. Contact with other carriers;
 - c. Sharing information necessary to determine if collocation is feasible.
3. In the event collocation is not feasible a written statement of the reasons for the unfeasibility shall be submitted to the city. The city may retain a radio frequency engineer to verify if collocation at the site is not feasible. The cost for such an engineer will be at the expense of the applicant. The city may deny a permit to an applicant that has not demonstrated a good faith effort to provide for collocation.

I. Modifications.

- 1. A modification of a facility may be considered equivalent to an application for a new facility and will require a new conditional use permit or administrative use permit when the following apply:
 - a. The applicant wants to alter the terms of the conditional use permit by changing the facility in one or more of the following ways:
 - i. Increase the approved maximum height.
 - ii. Increase the approved maximum extension of equipment out from the center of the tower on towers without stealthing.
 - iii. Increase in the footprint of the facility on the ground.
 - iv. Removal of stealthing.
- 2. A modification of the facility does not require a new or modified conditional use permit when collocation, addition or replacement of equipment that does not result in an increase in height beyond the approved maximum height, an increase in the approved maximum extension of equipment out from the center of the tower on towers, increase in the footprint of the facility on the ground, or removal of stealthing.

A. Abandonment or discontinuation of use.

- 1. At such time a licensed carrier plans to abandon or discontinue operation of a facility, such carrier will notify the city or the proposed date of abandonment or discontinuation of operations. Such notice shall be given no less than thirty days prior to abandonment or discontinuation of

operations. In the event that a licensed carrier fails to give such notice, the facility shall be considered abandoned upon such discontinuation of operation.

2. Upon abandonment or discontinuation of use, the carrier shall physically remove the facility within ninety days from the date of abandonment or discontinuation of use. “Physically remove” shall include, but not be limited to:
 - a. Removal of antennas, mount, equipment shelters and security barrier from subject property;
 - b. Proper disposal of the waste materials from the site in accordance with the city standards;
 - c. Restoring the location of the facility to its natural condition, except that any landscaping and grading shall remain.
3. If a carrier fails to remove a facility in accordance with this chapter, the city shall have the authority to enter the subject property and physically remove the facility. The city may require the applicant to post a bond at the time of construction to cover for the removal of the facility in the event the city must remove the facility.

17.45.200 Manufactured housing.

A. Purpose.

It is the purpose of this article to, where approved, allow manufactured homes to be placed on individual residential lots in the RA, R and RM districts. The manufactured home provisions shall not change the provisions of the existing district, but will provide for permanent manufactured homes under development standards to assure compatibility within the block in the district.

It is further the intention of this article to provide another type of affordable housing, as outlined in the goals and policies in the Dinuba general plan.

A. Requirements.

1. Date of Manufacture. No manufactured home shall be installed that was manufactured more than ten years from the date of application for a building permit for installation.

B. Development standards and conditions.

1. **Finish Floor Elevation.** All manufactured homes shall be installed on a foundation at the same finish floor elevation compatible to existing standards established within the block in the existing district, and excavated to comply to all standards of the Uniform Building Code, approved by the building official.
2. **Foundations.** All manufactured homes shall be installed on a permanent foundation in accordance with city building codes; Section 18551 of the State Health and Safety Code; State of California Housing and Community Development regulations; or a foundation designated by an engineer, licensed within the state of California. The approved method of securing the manufactured home to a permanent foundation shall be detailed when submitting plans for plan check and permit.
3. **Roof Pitch.** All manufactured homes shall have a roof pitch of not less than three-inch vertical rise for each twelve inches of horizontal run, or not less than what is consistent to be compatible within the block in the existing district.
4. **Roofing Material.** All manufactured homes and their accessory garages or carports shall have a roof consisting of asphalt composition, clay, tile, concrete or metal tile or panels, slate, built-up asphaltic-gravel materials or other material customarily used for conventional dwellings, compatible with all roofs within the block in the existing district.
5. **Roof Overhang.** All manufactured homes and their garages or carports shall have a pitched roof with a minimum sixteen-inch roof overhang on each of the perimeter walls such that the overhang is architecturally integrated into the design of the dwelling unit.
6. **Exterior Material.** All manufactured homes shall be covered with wood, masonry, concrete, stucco, metal lap, or an exterior material customarily used on conventional dwellings, compatible within the block in the existing district. The exterior covering material shall extend to the ground, except that when a solid concrete or masonry perimeter foundation is used, the exterior covering material need not extend below the top of the foundation.
7. **Minimum Width of Manufactured Home.** All manufactured homes shall have a minimum width of twenty feet, or be compatible with existing conventional dwellings within the block in the district.

8. Alterations. The manufactured home shall not have been, or shall not be, altered in violation of applicable codes; any manufactured home altered shall not be allowed to be located into the existing district unless certified by the Department of Housing and Community Development prior to the issuance of a permit by the building official.
9. Certification. All manufactured homes shall be certified under the National Mobile Home Construction and Safety Standards Act of 1974 (42 USC Section 5401 et seq.).
10. Residential Use. All manufactured homes shall be occupied only as a single-family residential unit.
11. Utility Connections. All manufactured home utility connections pertaining to electrical, gas, water, mechanical and sewer shall be installed in a permanent manner applicable to a permanent single-family residential structure in the existing district. Location of water meters and gas meters shall conform to adopted standards of the city.
12. Accessory Building. All manufactured home accessory buildings such as detached garages, carports, patios or accessory buildings shall conform to all requirements of the Uniform Building Code or Department of Housing and Community Development requirements; all materials used for roofing and exterior shall be compatible with material customarily used on conventional accessory structures within the block in the existing district.
13. Wheels and Axles. All manufactured home tow bars, wheels and axles shall be removed when the manufactured home is installed on a residential lot, so as to be compatible with structures within the existing district.
14. Fees. All manufactured homes shall be subject to all fees required for new single-family dwellings as adopted by the city.
15. Modifications. No modifications shall be granted to a manufactured home unless approved by the Department of Housing and Community Development and the building official for the city.
16. Permits. Prior to the installation of a manufactured home on a permanent foundation, the owners of the manufactured home or a licensed contractor shall obtain a building permit.
17. Surrender of Registration. Subsequent to applying for the required building permits, and prior to the occupancy of a manufactured home on a permanent foundation, a certification of occupancy is to be issued by the building official pursuant to Section 18551 of the California Health and

Safety Code. Thereafter, any vehicle license plate, certificate of ownership and certification of registration issued by a state agency is to be surrendered to the appropriate state agencies. Any manufactured home which is permanently attached with foundation must bear a California insignia or federal label, pursuant to Section 18550(b) of the Health and Safety Code.

18. Appeals. Any decision made by city officials on the compatibility of a manufactured home within a block in any district pursuant to this chapter may be appealed by the applicant or an aggrieved party to the planning commission.
19. Deviations. The community development department may approve deviations from one or more of the standards of this section on the basis of a finding that the architectural style proposed provides compensating design features and that the proposed dwelling will be compatible and harmonious with existing structures in the vicinity.

17.45.210 Garage sales.

- A. Permit required.

It is unlawful for any person, co-partnership, club or association to conduct a sale without having secured a permit for such sale.

- B. Posting of permit.

The permit shall be posted in a conspicuous place on the premises, outdoors or at the front entrance to the garage, patio or yard. The permit shall be posted in a place which is readily visible from the permitted address street frontage, unless the sale is taking place in a location in which the address frontage is an alley way, in which case the permit shall be posted in a place which is calculated most reasonably to give notice to anyone driving by of the content of the permit.

- C. Permit fee.

The permit fee schedule shall be as follows:

1. First time during calendar year, permit required (no fee);
2. Second time during calendar year, permit fee as set by the city council;
3. More than two, permit fee as set by council plus the conditional use permit fee.

D. Location allowed.

Sales shall only be located on property that is used for residential purposes. Church rummage sales shall be located on the church property. No sales shall be permitted on properties which are adjacent to school entrances and exits where students are dropped off or picked up other than on days in which there is no school in session such as weekends and holidays.

E. Number of sales allowed.

There shall not be more than two sales allowed per calendar year at any one address, unless a conditional use permit is filed and approved by the planning commission.

F. Signs.

Signs advertising a sale shall be located on the property only. Individual signs shall not exceed three square feet; total signs shall not exceed nine square feet in the aggregate, and shall not be placed so as to block vehicular or pedestrian view from adjoining properties. Posting of signs shall be only during time of sale and in conformance with Chapter 17.51 (Signs and Advertising).

G. Length of time of sale and hours permitted.

No sale shall last more than three days. No sale shall start before six a.m. or continue after eight p.m.

H. Violation.

The conducting of any garage, patio or yard sale without a valid permit shall be considered an infraction. Each day of such sale without a valid permit constitutes a separate offense.

17.45.220 Mobile Home Parks

A. Purpose

The purpose of this section is to establish standards for the development of mobile home parks in Dinuba. Dinuba's housing element acknowledges that these developments serve as a valuable source of housing for the elderly and households in the lower- to moderate-income categories. Further, the higher densities of mobile home parks can help to conserve valuable farmland.

B. Permitted Uses

Permitted uses within mobilehome parks are those listed as permitted (or permitted subject to a Conditional Use Permit in the underlying zone district in which the park is situated.

C. Development Standards (see also Exhibit 45-1)

1. Density

No more than 8 mobile homes per gross acre shall be permitted.

2. Lot Size

- a. The minimum parcel size for a mobile home park shall be 5 acres.
- b. For a “single-wide” mobile home, the minimum size for an individual mobile home space is 2,800 square feet (25 feet wide and 50 feet long). For a “double-wide” mobile home the minimum size for an individual mobile home space is 3,200 square feet (35 feet wide and 50 feet long)

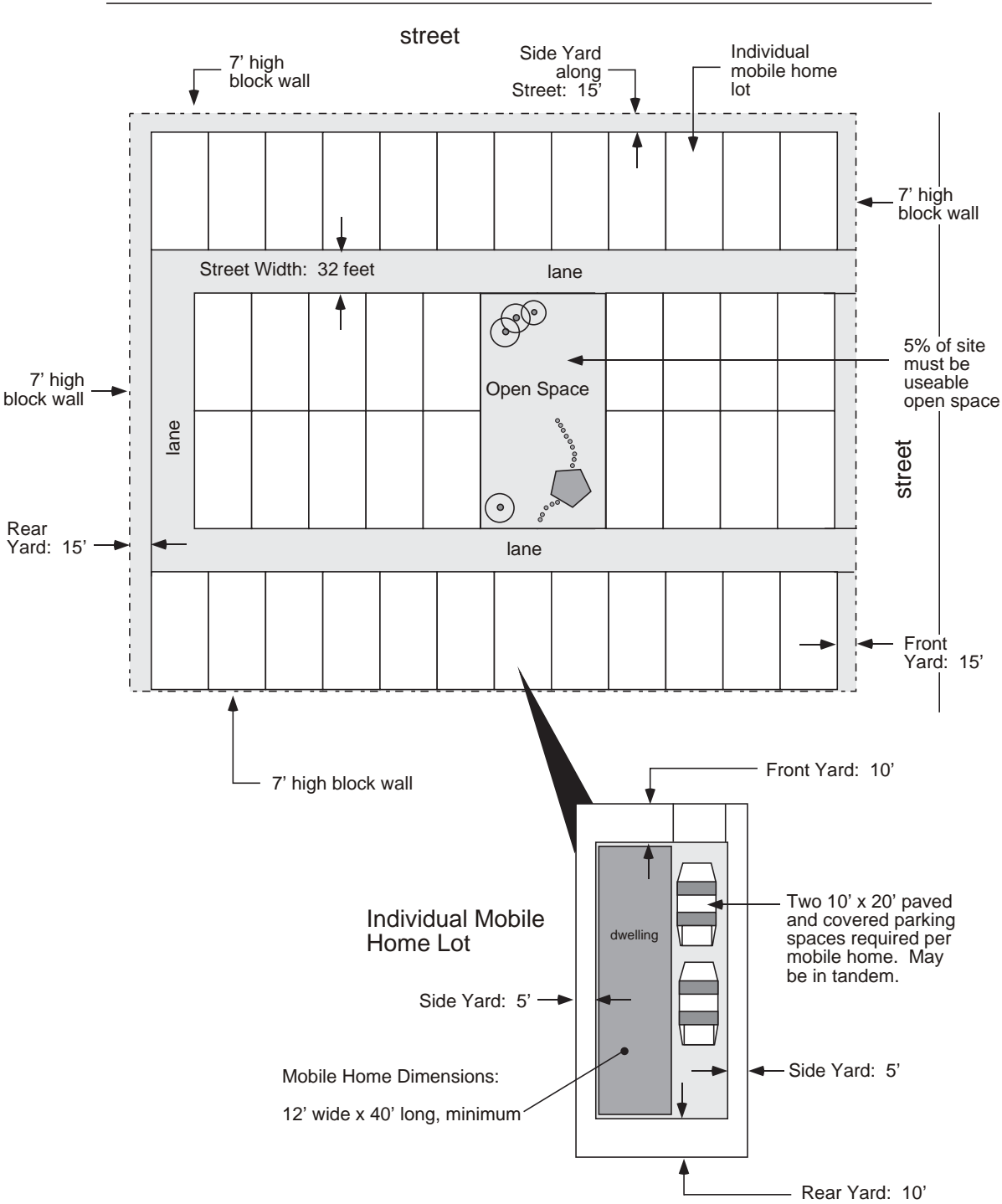
3. Coverage

No more than 75 percent of an individual space shall be covered with structures, including the mobile home, carport, patio, and storage buildings.

4. Unit size

All mobile homes shall have a minimum width of 12 feet and a minimum length of 40 feet.

Exhibit 45-1: Selected Mobile Home Park Standards



5. Setbacks

- a. Setbacks for the entire mobile home park shall be as follows:
 - a. Front yard: 20 feet.
 - b. Side yards: 10 feet.
 - c. Rear yard: 20 feet.
- b. Setbacks for mobile homes on an individual mobile home space shall be as follows:
 - (i) Front yard: 10 feet.
 - (ii) Side yard: 5 feet.
 - (iii) Rear yard: 10 feet.

6. Patios

Each mobile home site shall have a hard-surfaced patio area of not less than 200 square feet. A permanent porch greater than 20 square feet in area may be counted toward the required patio area.

7. Access and Streets

- a. A mobile home park shall have no fewer than two entrances for vehicles from a public street.
- b. Interior streets within the mobile home park shall have a minimum paved width of 25 feet. Said streets shall be constructed consistent with Dinuba's Improvements Manual.

8. Open Space

- a. Five percent of the gross area of any mobile home park shall be devoted to useable open space. Space for streets and required setback areas shall not be counted toward this open space requirement.

- b. Pedestrian ways shall be provided throughout the mobile home park, connecting all mobile home sites with one another and with common recreation areas.

9. Landscaping

- a. All setback areas that front onto a public street shall be provided with landscaping and an automated irrigation system.
- c. All landscaping shall reflect concepts of the Dinuba Landscape Design Guidelines and comply with landscape standards of Chapter 17.47 (Landscaping and Irrigation).
- d. The front yard of each individual mobile home lot shall be landscaped.

10. Building Height

Residential structures shall not exceed 25 feet/two stories in height; Accessory structures shall not exceed 12 feet in height.

11. Fencing, Walls and Hedges

A 7-foot high solid block wall shall be constructed along all property lines that surround the mobile home park, however the fence shall be reduced to 3 feet within the required front yard area.

12. Off-Street Parking

a. Resident Parking

Each mobile home space shall provide two off-street parking stalls. Said stalls may be designed as tandem stalls. Each stall shall have a minimum width of 10 feet and a minimum depth of 20 feet. All stalls shall be paved consistent with Dinuba's Improvements Manual.

b. Guest Parking

There shall be one guest parking space provided within the mobile home park for every two mobile homes. The location of guest parking shall be approved as part of the Conditional Use Permit for the mobile home park.

c. Office Parking

Parking shall be provided for central recreation buildings, park offices and other similar buildings at a ratio of one parking space per 400 square feet of gross floor space

d. Recreational Vehicle Storage Space

Centralized storage areas shall be provided for recreational vehicles and boats, at a minimum of one space per five mobile home spaces. Individual storage spaces shall measure not less than ten feet by thirty feet, and shall have direct access to a driveway with minimum width of twenty feet.

e. Storage areas shall be paved and drained in order to be usable year round and shall be completely screened from exterior view by a combination of landscaping, masonry walls, fences or other comparable screening devices six feet in height.

13. Utility Installation

- a. Utility lines, including, but not limited to, electric, communications, street lighting and cable television, shall be placed underground.
- b. Each mobile home space and all interior roads shall be lighted for the safety and convenience of persons using the premises.
- c. All connections for each mobile home shall be placed at the rear of the mobile home space.

14. Special Requirements

- a. The mobile home park shall be provided with a laundry building for clothes washing and drying.
- b. Each mobile home pad shall consist of a base material adequate to support a mobile home.
- c. All tongues and tow bars shall be removed once a mobile home is fixed to the lot.
- d. All mobile homes shall be fitted with skirting, extending from the floor level of the mobile home to the ground.

- e. An on-site manager shall be required for all mobile home parks containing 16 or more mobile home units.
- f. Trash enclosures shall be provided, consistent with City specifications.

15. Signs

All signage at mobile home parks shall be consistent with the requirements established in Chapter 17.51 (Signs and Advertising).

CHAPTER 47



Landscaping and Irrigation

Sections

- 17.47.010 Purpose.
- 17.47.020 General provisions.
- 17.47.030 Specific provisions.
- 17.47.040 Landscape Plans and Submittal for Landscape Designs Not Subject to the Model Water Efficient Landscape Ordinance.
- 17.47.050 Certificate of occupancy.
- 17.47.060 Maintenance of landscaping.
- 17.47.070 Water Efficient Landscape Standards
- 17.47.080 Water Efficient Landscape Ordinance: Applicability
- 17.47.090 Water Efficient Landscape Ordinance: Landscaping, Irrigation and Grading Plan
- 17.47.100 Water Efficient Landscape Ordinance: Water Efficient Landscape Worksheet
- 17.47.110 Water Efficient Landscape Ordinance: Soil Management Report
- 17.47.120 Water Efficient Landscape Ordinance: Landscape Design Plan
- 17.47.130 Water Efficient Landscape Ordinance: Irrigation Design Plan
- 17.47.140 Water Efficient Landscape Ordinance: Grading Design Plan
- 17.47.150 Water Efficient Landscape Ordinance: Certificate of Completion
- 17.47.160 Water Efficient Landscape Ordinance: Irrigation Scheduling
- 17.47.170 Water Efficient Landscape Ordinance: Irrigation Maintenance, Audit and Analysis
- 17.47.180 Definitions

17.47.010 Purpose.

To provide reasonable requirements and standards for landscaping along public rights-of-way and within parking lots. The provisions of this chapter are intended to accomplish the following:

- a. To promote an attractive visual environment.
- b. To promote a transition between land uses.
- c. To encourage visual harmony between the landscape and the development.
- d. To conserve water.
- e. To reduce energy consumption in buildings by proper plant selection and placement and to decrease high summer temperature by blocking heat and glare.
- f. To screen offensive or unattractive areas from public view.
- g. To enforce provisions of the State of California's Model Water Efficient Landscape ordinance.

17.47.020 General provisions.

- a. These regulations apply to all new construction involving commercial, industrial, public, institutional and multiple family residential development. Landscape areas containing over 2,500 square feet must comply with the provisions of the Model Water Efficient Landscape standards (see Section 17.47.070). Projects shall also incorporate recommendations from the Design Landscape Design Guidelines in each particular zone district, as applicable.
- b. These regulations apply to additions to applicable structures which exceed forty percent of the gross floor area or one thousand square feet, whichever is less. All additions constructed after the date of adoption of this ordinance, will accumulate to determine eligibility under this requirement.
- c. These regulations shall apply when a previously unpaved parking area is paved.
- d. Vegetative matter shall cover seventy-five percent of the required landscaped area. Exceptions to this requirement, in unusual situations, may be approved by the zoning administrator on a case by case basis.
- e. All planters located adjacent to driveways, loading areas, parking lots and sidewalks shall be protected along the parking lot side with curbs or wheel stops. Alternative treatments may be considered.

- f. Planters containing trees shall be not less than four feet by four feet (inside dimension). All other planters shall be not less than two feet (inside dimension) in width.
- g. Existing trees shall be evaluated as to their suitability for retention.
- h. Existing trees shall be protected by planters with a minimum radius of the drip line of the tree or fifty percent of drip line plus modifications to paved area allowing for aeration and water penetration. Alternative treatments will be considered.
- i. All landscaped areas shall be provided with an "in the ground" or drip irrigation system.
- j. A fence or wall when used for required screening shall be seventy-five percent opaque.
- k. When wood, masonry, or metal are used for fencing or screening, plants are required every five feet along the barrier.
- l. Trash enclosures shall be screened and designed as approved by the city.
- m. One tree shall be planted at least every thirty-five feet along a public right-of-way. The maximum spacing between trees shall be equal to the mature spread of the trees selected. Special consideration may be given to variety and spacing of trees as they relate to proposed signing of the property.
- n. Trees shall be equivalent to 15 gallon can size or larger when planted.
- o. Shrubs shall be equivalent to one gallon can size or larger when planted.
- p. All open industrial storage areas shall be screened from all public rights-of-way and adjacent commercial or residential properties to a height of six feet. Screening may be modified or waived for security reasons with the concurrence of the planning director and the police chief.
- q. Landscape designs which do not meet the specific regulations of this chapter may be approved by the zoning administrator if in his opinion the design meets the intent and purpose of this chapter as set forth in Section 17.47.010.
- r. Landscaping materials shall be contained so as not to spill into the public right-of-way.
- s. Landscaping shall be installed as approved by the city.

- t. Landscaping shall be maintained in a healthy and attractive condition.

17.47.030 Specific provisions.

- a. Sight Distance.
 - 1. No foliage or structural features shall extend into the cross-visibility area between three and one-half feet and seven feet above the surface of the public sidewalk.
- b. Cross visibility:
 - 1. Intersection of Driveways and Public Rights-of-Way. A triangle having one side ten feet long and running along the driveway and one side twenty feet long and running along the public right-of-way, said length beginning at their intersection and the third side formed by a line connecting the two ends.
 - 2. Intersection of Two Public Rights-of-Ways. A triangle having two sides "x" feet long and running along each public right-of-way, said length beginning at their intersection and the third side formed by a line connecting the two ends.
 - (a). R and UR zones: x equals twenty feet.
 - (b). C-2 zone: No requirement.
 - (c). C-1, C-3, G zones: x equals twenty feet.
 - (e). M zones: x equals twenty feet.
 - 3. Off-Street Parking Areas. Landscaping shall be provided in all off-street parking areas, consistent with the standards in Chapter 17.49 (Parking and Loading).

17.47.040 Landscape Plans and Submittal for Landscape Designs Not Subject to the Model Water Efficient Landscape Ordinance.

- a. Plan. Except where required by the Model Water Efficient Landscape Ordinance, three sets of landscape plans at an appropriate scale shall be submitted showing:
 - 1. Property lines and public utility easements;
 - 2. Dimensions;
 - 3. Structures, streetlights, poles, transformers, etc.;
 - 4. Irrigation system and estimated water usage per month;
 - 5. Trash enclosures;
 - 6. Existing natural features, including trees to be retained and buildings on adjoining parcels;
- b. Grading plan, including:
 - 1. Finished planter elevations,
 - 2. Grade differentials with adjoining properties,
 - 3. Retaining walls, if any,
 - 4. Location of on-site trench drains,
 - 5. Percentage of grade of any mounds;
- c. Plant list, including:
 - 1. Botanical and common names,
 - 2. Identification tags for each different species,
 - 3. Quantities of each species,
 - 4. Container sizes,
 - 5. Mature spread and height of trees and shrubs,
 - 6. Rate of growth (fast, moderate, slow);

7. Shade coverage and interior landscaping coverage calculations.
- d. Approval. Landscape plans must be approved by the planning director prior to issuance of a building permit and work completed prior to occupancy.

17.47.050 Certificate of occupancy.

No certificate of occupancy shall be issued for any project for which landscaping is required, or as required by the planning commission, until all landscaping and improvements shown on the approved plans have been completed. The building official may issue a temporary certificate of occupancy, where completion of the landscaping work is delayed because of adverse weather or the season of the year, upon execution of an agreement with the city and providing a cash deposit or letter of credit in an amount equal to the cost of completing the work. If landscaping differs from that shown on the approved plans, as built plans shall be submitted and approved prior to occupancy.

17.47.060 Maintenance of landscaping.

All required landscaping and structural features, whether in existence on the effective date of this title or installed after said date, shall be maintained in a healthy and attractive condition. Maintenance shall include but is not limited to watering, fertilizing, weeding, cleaning, pruning, trimming, spraying and cultivating. For purposes of enforcement, the occupant of the property, whether he be the owner, lessor or tenant, shall be responsible for such maintenance. In the case of a vacant building the owner shall be responsible for such maintenance. Replacement of dead, dying or damaged plants, shrubs and trees shall be in conformance with the original approved landscape plan. Prior to the reoccupancy of a building with existing landscaping all portions of damaged or defective irrigation systems, dead, dying or damaged turf, plants, shrubs and trees shall be replaced. Any significant alteration of an approved installed landscaping installation (such as the removal of mature trees) shall be approved by the Planning Director. Removal of mature trees may only be approved if the tree is dead, in danger of causing bodily harm (by falling or dropping limbs) or damaging property.

17.47.070 Water Efficient Landscape Standards

The purpose of this section is to provide for local landscaping, irrigation and grading regulations that are consistent with the State of California's Model Water Efficient Landscape Ordinance.

17.47.080 Water Efficient Landscape Ordinance: Applicability

This section shall apply to landscape projects that involve new construction for public agency projects and private development projects with a landscaped area equal to or greater than 2,500 square feet and which require a building or landscape permit, plan check or design review.

17.47.090 Water Efficient Landscape Ordinance: Landscaping, Irrigation and Grading Plan

The landscaping, irrigation and grading plan shall contain the following elements:

- a. Project Information
 1. Date
 2. Project Applicant
 3. Project Address
 4. Total landscaped area
 5. Project type
 6. Water supply type
 7. Project Contacts
 8. Applicant signature and date with statement, "I agree to comply with the requirements of the water efficient landscape ordinance"
- b. Water Efficient Landscape Worksheet.
 1. Hydrozone information table.
 2. Water budget calculations.
- c. Maximum applied water allowance (MAWA)
- d. Estimated total water use (ETWU)
- e. Soil management report
- f. Landscape design plan
- g. Irrigation design plan
- h. Grading design plan.

17.47.100 Water Efficient Landscape Ordinance: Water Efficient Landscape Worksheet

A project applicant shall complete the Water Efficient Landscape Worksheet which contains two sections:

- a. A hydrozone information table for a landscape project (see State of California's Model Landscaping Ordinance).
- b. A water budget calculation for the landscaped project (see State of California's Model Landscaping Ordinance). The water budget calculations shall adhere to the following:
 1. The plant factor shall use the following ranges: 0 to .3 for low water use plants; from .4 to .6 for moderate water use plants; and from .7 to 1.0 for high water use plants.
 2. All water features shall be include in the high water use hydrozone and temporary irrigated areas shall be included in the low water use hydrozone.
- c. The maximum applied water allowance shall be calculated using the following equation:

$$\text{MAWA} = (\text{ETo})(.62) [.7 \times \text{LA}] + (.3 \times \text{SLA}), \text{ where:}$$

- MAWA = maximum applied water allowance,
- ETo = Evaportranspiration in inches per year;
- LA= landscaped area; and
- SLA = special landscaped area.

17.47.110 Water Efficient Landscape Ordinance: Soil Management Report

In order to reduce runoff and encourage healthy plant growth, a soil management report shall be completed by the project applicant as follows:

- a. Soil samples shall be submitted to a laboratory for analysis and recommendations.
 1. Soil sampling shall be conducted in accordance with laboratory protocol, including protocols regarding adequate sampling depth for the intended plants.

2. The soil analysis may include soil texture, infiltration rate, pH, total soluble salts, sodium, percent organic matter and recommendations.
- b. The applicant shall comply with the following:
1. If significant mass grading is not planned, the soil analysis report shall be submitted to the local agency as part of the Certificate of Completion.
 2. The soils analysis report shall be made available to the professional preparing the landscape design plans and irrigation design plans to make any necessary adjustments to the design plans.

17.47.120 Water Efficient Landscape Ordinance: Landscape Design Plan

For the efficient use of water, a landscape shall be carefully designed and planned for the intended function of the project. A landscape design plan meeting the following design criteria shall be submitted as part of the Landscape Documentation Package.

- a. A landscape design plan shall contain the following:
1. Delineate and label each hydrozone by number, letter, or other method.
 2. Identify each hydrozone as low, moderate, high water, or mixed use water. Temporarily irrigated areas of the landscape shall be included in the low water use hydrozone for the water budget calculation.
 3. Identify recreation areas.
 4. Identify areas permanently and solely dedicated to edible plants.
 5. Identify areas irrigated with recycled water.
 6. Identify type of mulch and application depth.
 7. Identify soil amendments, type and quantity.
 8. Identify type and surface area for water features.
 9. Identify hardscapes, pervious and impervious.
 10. Identify location and installation details of any applicable stormwater best management practices that encourage on-site retention and infiltration of stormwater. Stormwater best management practices are encouraged in the landscape design plan and examples include, but are not limited to:

- (a) Infiltration beds, swales, and basins that allow water to collect and soak into the ground.
 - (b) Constructed wetlands and retention ponds that retain water, handle excess flow, and filter pollutants.
 - (c) Pervious or porous surfaces that minimize runoff.
11. Identify any applicable rain harvesting or catchment technologies.
12. Bear the signature of a licensed landscape architect, licensed landscape contractor, or any other person authorized to design a landscape.
- b. Any plant may be selected for the landscape, providing the Estimated Total Water Use (ETWU) in the landscaped area does not exceed the Maximum Applied Water Allowance ((MAWA). To encourage the efficient use of water, the following is highly recommended:
 1. Protection and preservation of native species and natural vegetation.
 2. Selection of water-conserving plant and turf species.
 3. Selection of plants based on disease and pest resistance.
 4. Selection of trees based on applicable local tree ordinances or tree shading guidelines.
 5. Selection of plants from local and regional landscape program plant lists.
- c. Each hydrozone shall have plant materials with similar water use.
- d. Plants shall be selected and planted appropriately based upon their adaptability to the climatic, geologic, and topographical conditions of the project site. To encourage the efficient use of water, the following is highly recommended:
 1. Use the Sunset Western Climate Zone System which takes into account temperature, humidity, elevation, terrain, latitude, and varying degrees of continental and marine influence on local climate.
 2. Recognize the horticultural attributes of plants to minimize damage to property or infrastructure.
 3. Consider the solar orientation for plant placement to maximize summer shade and winter solar gain.

- e. Turf is not allowed on slopes greater than 15 percent where the toe of the slope is adjacent to an impermeable hardscape.
- f. The use of invasive and/or noxious plant species is strongly discouraged.
- g. Recirculating water systems shall be used for water features.
- h. Where available, recycled water shall be used as a source for decorative water features.
- i. Pool and spa covers are highly recommended.
- j. A minimum of two inches of mulch shall be applied on all exposed soil surfaces of planting areas except in turf areas, creeping or rooting groundcovers, or direct seeding applications.
- k. Stabilizing mulching products shall be used on slopes.
- l. Soil amendments shall be incorporated according to recommendations of the soil report and what is appropriate for the plants selected.

17.47.130 Water Efficient Landscape Ordinance: Irrigation Design Plan

For the efficient use of water, an irrigation system shall meet all the requirements listed in this section. The irrigation system and its related components shall be planned and designed to allow for proper installation, management, and maintenance. An irrigation design plan meeting the following criteria shall be submitted as part of the Landscape Documentation Package.

- a. The irrigation design plan shall contain:
 - 1. Location and size of separate water meters for landscape.
 - 2. Location, type and size of components of the irrigation system, including controllers, main and lateral lines, valves, sprinkler heads, moisture sensing devices, rain switches, quick couplers, pressure regulators, and backflow prevention devices.
 - 3. Static water pressure at the point of connection to the public water supply.
 - 4. Flow rate, application rate, and design operating pressure for each station.
 - 5. The signature of a licensed landscape architect, certified irrigation designer, Licensed landscape contractor or any other person authorized to design an irrigation system.

- b. Dedicated landscape water meters are highly recommended on landscape areas smaller than 5,000 square feet to facilitate water management.
- c. Automatic irrigation controllers utilizing either evapotranspiration or soil moisture sensor data shall be required for irrigation in all irrigation systems.
- d. The irrigation system shall be designed to ensure that the dynamic pressure at each emission device is within the manufacturer's recommended pressure range for optimal performance.
 - 1. If the static pressure is above or below the required dynamic pressure of the irrigation system, pressure-regulating devices such as inline pressure regulators, booster pumps, or other devices shall be installed to meet the required dynamic pressure of the irrigation system.
 - 2. Static water pressure, dynamic or operating pressure, and flow reading of the water supply shall be measured at the point of connection. These pressure and flow measurements shall be conducted at the design stage. If the measurements are not available at the design stage, the measurements shall be conducted at installation.
- e. Sensors, either integral or auxiliary, that suspend or alter irrigation operation during unfavorable weather conditions shall be required on all irrigation systems as appropriate for local climatic conditions. Irrigation should be avoided during windy, rainy, or freezing weather.
- f. Manual shut-off valves shall be required as close as possible to the point of connection of the water supply to minimize water loss in case of an emergency or routine repair.
- g. Backflow prevention devices shall be required to protect the water supply from contamination by the irrigation system.
- h. High flow sensors that detect and report high flow conditions created by system damage or malfunction are recommended.
- i. Check valves or auto-drain valves are required for all irrigation systems.
- j. Each valve shall irrigate a hydrozone with similar site, slope, sun exposure, soil conditions, and plant materials with similar water use.
- k. Where feasible, trees shall be placed on separate valves from shrubs, groundcovers and turf.

17.47.140 Water Efficient Landscape Ordinance: Grading Design Plan

For the efficient use of water, a grading plan for a project site shall be designed to minimize soil erosion, runoff and water waste. A grading plan shall be submitted as part of the Landscape Documentation Package. A comprehensive grading plan shall be prepared by a civil engineer.

- a. The grading design plan shall include the following:
 1. Height of graded slopes
 2. Drainage patterns
 3. Pad elevations
 4. Finished grade
 5. Stormwater retention improvements, if applicable.
- b. To prevent excessive erosion and runoff, it is highly recommended that the project applicants grade so that all irrigation and normal rainfall remains within the property lines and does not drain onto impervious hardscapes, avoid disruption of natural drainage patterns and undisturbed soils, and avoid soil compaction in landscaped areas.

17.47.150 Water Efficient Landscape Ordinance: Certificate of Completion

- a. The Certificate of Completion shall include the following elements.
 1. Date
 2. Project name
 3. Applicant name, telephone and mailing address
 4. Project address and location
 5. Property owner name, telephone, and mailing address
 6. Certification by either the signer of the landscape design plan, signer of the irrigation plan or the licensed landscape contractor that the landscape project has been installed per the approved Landscape Documentation Package.

- b. The project applicant shall submit the signed Certificate of Completion to the City Planner for review. The Planning Director shall approve or deny the Certificate of Completion.

17.47.160 Water Efficient Landscape Ordinance: Irrigation Scheduling

For the efficient use of water, all irrigation schedules shall be developed, managed, and evaluated to utilize the minimum amount of water required to maintain plant health. Irrigation schedules shall meet the following criteria.

- a. Irrigation shall be regulated by automatic controllers.
- b. Overhead irrigation shall be scheduled between 8:00 p.m. and 10:00 a.m. unless weather conditions such as rain or freezing temperatures prevent it.
- c. For implementation of the irrigation schedule, particular attention must be paid to irrigation run times, flow rate, and current reference evapotranspiration so that applied water meets the Estimated Total Water Use (ETWU). Actual irrigation schedules shall be regulated by automatic irrigation controllers using current reference evapotranspiration data or soil moisture sensor data.
- d. Parameters used to set the automatic controller shall be developed and submitted for each of the following:
 - 1. The plant establishment period.
 - 2. The established landscape.
 - 3. Temporary irrigated areas.
- e. Each irrigation schedule shall consider for each station all of the following that apply:
 - 1. Irrigation intervals, days between irrigation
 - 2. Irrigation run times, hours or minutes per irrigation event
 - 3. Number of cycle starts required for each irrigation event
 - 4. Amount of water to be applied on a monthly basis
 - 5. Application rate setting
 - 6. Root depth setting

7. Plant type setting
8. Soil type
9. Slope factor setting
10. Shade factor setting.

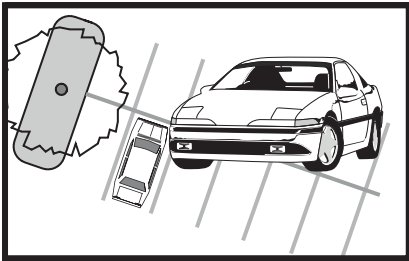
17.47.170 Water Efficient Landscape Ordinance: Irrigation Maintenance, Audit and Analysis

- a. Landscapes shall be maintained to ensure water use efficiency. A regular maintenance schedule shall be submitted with the Certificate of Completion.
- b. All landscape irrigation audits shall be conducted by a certified landscape irrigation auditor.
- c. All landscape irrigation audits shall be conducted by a certified landscape irrigation audit.

17.47.180 Definitions

- a. “Anti-Drain Valve (Check Valve)” shall mean a valve located under a sprinkler head to hold water in the system so it minimizes drainage from the low elevation sprinkler heads.
- b. “Application Rate” shall mean the depth of water applied to a given area, usually measured in inches per hour.
- c. “Automatic Controller” shall mean a mechanical or solid timer, capable of operating valve stations to set the days and length of time of a water application for irrigation.
- d. “Backflow Prevention Device” shall mean a safety device used to prevent pollution or contamination of the water supply due to the reverse flow of water from an irrigation system.
- e. “Landscaping” shall mean the addition of lawns, trees, plants, and other natural and decorative features to land.
- f. “Rain Sensing Device” shall mean a system which automatically shuts off an irrigation system during periods of rain.

CHAPTER 49



Auto and Bicycle Parking and Loading

Sections

- 17.49.010 Purpose
- 17.49.020 General Requirements
- 17.49.030 Number of Parking Spaces Required by Use
- 17.49.040 Parking Lot Design Standards and Location Criteria

17.49.010 Purpose

The purpose of this chapter is to provide parking, bicycle and loading regulations for new and expanded development and land uses in Dinuba. This chapter will also serve to:


1. Provide accessible, attractive, secure, and well-maintained parking (auto and bicycle) and off-street loading facilities;
2. Provide parking and loading facilities that are designed to reduce traffic congestion;
3. Minimize the impact of new development on parking and loading facilities on surrounding properties;
4. Ensure the maneuverability of emergency vehicles in parking facilities and provide for loading and delivery services in proportion to the needs generated by the proposed land use which are clearly compatible with adjacent parcels and the surrounding neighborhood.


17.49.020 General Requirements


- a. No building shall be constructed, or use established unless off-street auto and bicycle parking and loading spaces are provided in accordance with the provisions of this chapter unless otherwise exempted by this chapter.
- b. When an existing use or building is enlarged and requires additional parking and loading under the provisions of this chapter, said improvements shall be provided on the subject site or the developer shall provide an in-lieu parking fee consistent with the provisions in this chapter.
- c. For every ten auto parking spaces provided for commercial and industrial uses the project shall provide one bicycle parking space.
- c. For uses not listed in this chapter, the Planning Director shall determine a parking and loading standard for the use based on the operational, size and locational characteristics of the use and the standards that similar cities apply to said use.
- d. Fractional space requirements shall be rounded up when the fractional number is 0.5 or more and shall be rounded down when the fractional number is less than 0.5.
- e. In any residential district, all inoperable motor vehicles shall be stored in a garage, carport or outside of the front yard setback area and shall be screened from view from the public right-of-way by solid fencing a minimum of six feet in height.
- f. For purposes of calculating the number of spaces required, “floor space” or “floor area” shall mean that area used for service the public, including areas occupied by fixtures and equipment used for the display or sale of merchandise. It shall not include areas used principally for non-public use, including storage, or administrative offices incidental to a commercial use.
- g. In addition to the requirements of this chapter, parking and loading facilities shall also adhere to the Dinuba Commercial and Industrial Design Guidelines, the Residential Design Guidelines and Landscape Design Guidelines, as applicable.

17.49.030 Number of Parking Spaces Required

The minimum number of parking spaces (or stalls) required for new uses or buildings or the expansion of existing buildings or uses are detailed below, except that the number of on-site parking spaces required for uses in the “C-2” (Downtown Commercial) may be reduced by up to 50% of the parking requirement for the particular use, as shown in this chapter (or an applicant unable to meet on-site parking requirements may pay the City’s in-lieu parking fee.

 1. <u>Residential Uses</u>		
<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Single Family Residence	2 covered parking spaces. Spaces shall be situated side by side (tandem parking is not permitted)
b.	Accessory Dwelling Unit	One space
c.	Junior Accessory Dwelling Unit	No requirement
d.	Multi-family units	<ul style="list-style-type: none"> • <u>Studio</u> (no bedroom): 1.0 space • <u>One bedroom</u> unit: 1.0 space • <u>Two or more bedroom</u>: 2.0 spaces • <u>Guest parking</u> shall be provided at a rate of one space per 5 units
e.	Emergency Shelter	One space per 10 beds
f.	Group care housing	two stalls for every two clients; tandem parking is permitted
g.	Transitional housing	one stall per bedroom plus one stall per employee
h.	Single Room Occupancy (SRO) units:	one stall per bedroom plus one stall per employee
i.	Labor camps:	one stall per living unit
j.	Nursing homes:	one stall for every three beds

 1. <u>Residential Uses</u>		
<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
k.	Convalescent home:	one stall per three beds
l.	Family and group day care homes:	one stall for every three beds
m.	Senior housing:	one covered stall per unit
n.	Mobile home parks:	two covered stall per unit; tandem parking permitted, plus one guest space per five mobile homes
o.	Trailer parks:	one stall per trailer pad
p.	Motels and hotels:	one stall per room

 2. <u>Offices</u>		
<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Medical and dental offices:	one stall per 250 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
b.	Professional offices, including insurance, specialized consultants, law, travel, real estate, accountants, financial advisors and architects:	one stall per 250 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.



3. Personal Services

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Banks, savings and loan, check cashing, credit unions, and similar offices:	one stall per 200 sq. ft. of building area, plus one bicycle space per ten vehicle spaces:
b.	Self-service laundry:	one stall for every three machines, plus one bicycle space per ten vehicle spaces
c.	Barber/beauty shops, day spas, massage therapists, hair stylists, tattoo/piercing shops:	two stalls per station, plus one bicycle space per ten vehicle spaces.
d.	Funeral home, mortuaries:	one stall for every 50 sq. ft. of building area



4. General Commercial Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Retail stores including clothing, shoes, stationary, sporting goods, kitchen wares, gift shops, book stores and beauty supplies:	one stall per 350 sq.ft. of building area, plus one bicycle space per ten vehicle spaces.
b.	Convenience stores:	one stall per 200 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
c.	Furniture, hardware and appliance stores:	one stall per 600 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
d.	Grocery stores:	one stall per 300 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.



4. General Commercial Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
e.	Antique and second-hand shops:	one stall per 350 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
f.	Auto parts stores:	one stall per 500 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.



5. Eating and Drinking Establishments

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Coffee and tea establishments, candy shops and bakeries:	one stall per 100 square feet of building area, plus one bicycle space per ten vehicle spaces.
b.	Restaurants (other than fast food):	one stall per four seats, plus one bicycle space per ten vehicle spaces.
c.	Fast food restaurants	one stall per 100 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
d.	Donut shops	one stall per 100 square feet of building area, plus one bicycle space per ten vehicle spaces.
e.	Sandwich shops and delicatessens	one stall per 100 square feet of building area, plus one bicycle space per ten vehicle spaces.
f.	Sports bars	One stall per three seats, plus one bicycle space per ten vehicle spaces.



6. Automotive Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Tire, brake, radiator, and auto repair shops:	one stall per 200 square feet of building area.
b.	Multi-tenant auto-related shops:	one stall per 200 square feet of building area.
c.	Full-service car washes:	one stall per 200 sq. ft. of building area.
d.	Self-service car washes:	one parking stall per bay
e.	New/Used-car sales:	one parking space for each two employees during the time of maximum employment, plus one parking space for each two thousand (2,000) square feet of lot and building area used for the display or storage of automobiles.
f.	Oil change shops:	one stall per bay.
g.	Service stations:	one stall per 300 sq. ft. of building area.
h.	Auto glass, upholstery and stereo shops:	one stall per 200 sq. ft. of building area.
i.	Paint and body shops:	one stall per 200 square feet of building area.
j.	Wholesale establishments:	one stall per 600 sq. ft. of building area.

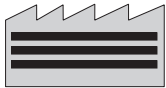


7. Recreational Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Health clubs:	one stall per 100 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
b.	Bowling alleys:	one stall per 100 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
c.	Dance and martial arts studios:	one stall per 100 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
d.	Golf courses	1.5 stalls per tee plus one stall for every four seats, plus one bicycle space per ten vehicle spaces.
e.	Stadiums, arenas, and other outdoor facilities:	one stall for every five seats, plus one bicycle space per ten vehicle spaces.
f.	Video arcades:	one stall per 100 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
g.	Rodeo and equestrian facilities:	one stall for every five seats, plus one bicycle space per ten vehicle spaces.
h.	Miniature golf course:	1.5 stalls per tee, plus one bicycle space per ten vehicle spaces.

8. Miscellaneous Commercial Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Shopping centers (three or more retail uses)	One stall per 250 square feet
b.	Retail nursery/garden shops:	one stall for every 1,000 sq. ft. of outdoor display area, plus one bicycle space per ten vehicle spaces.
c.	Agricultural Chemicals/Sales:	one stall per 500 sq. ft. of building area.
d.	Agricultural Services, including topping, farming operations, trucking, farm maintenance, spraying, agricultural contractors, and contract farming:	one stall per 500 sq. ft. of building area.
e.	Farm machinery, sales and service:	one stall per 500 sq. ft. of building area.



9. Industrial Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Manufacturing:	one stall per 500 sq. ft. of building area, plus one bicycle space per ten vehicle spaces
b.	Mini-storage:	two stalls plus one stall for every 250 sq. ft. of building area in the office
c.	Warehousing:	one stall per 1,000 sq. ft. of building area, plus one bicycle space per ten vehicle spaces
d.	Packing house:	one stall per 750 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.



10. Institutional Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Churches:	one stall per four seats, plus one bicycle space per ten vehicle spaces.
b.	Nursery and pre-schools:	one stall per classroom plus one stall for every 250 sq. ft. of nonclassroom building area, plus one bicycle space per four students.
c.	Elementary and middle schools:	one stall per two classrooms plus one stall per staff member, plus one bicycle space per four students.
d.	High schools:	three stalls for every two staff members, plus one bicycle space per four students.
e.	Colleges:	one parking space for each employee plus ten parking spaces for each classroom, plus one bicycle space per four students.
f.	Libraries, museums and art galleries:	one stall per 500 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
g.	Hospitals:	one stall per bed, plus one bicycle space per ten vehicle spaces



11. Governmental Uses

<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
a.	Governmental offices:	one stall per 400 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.



11. Governmental Uses

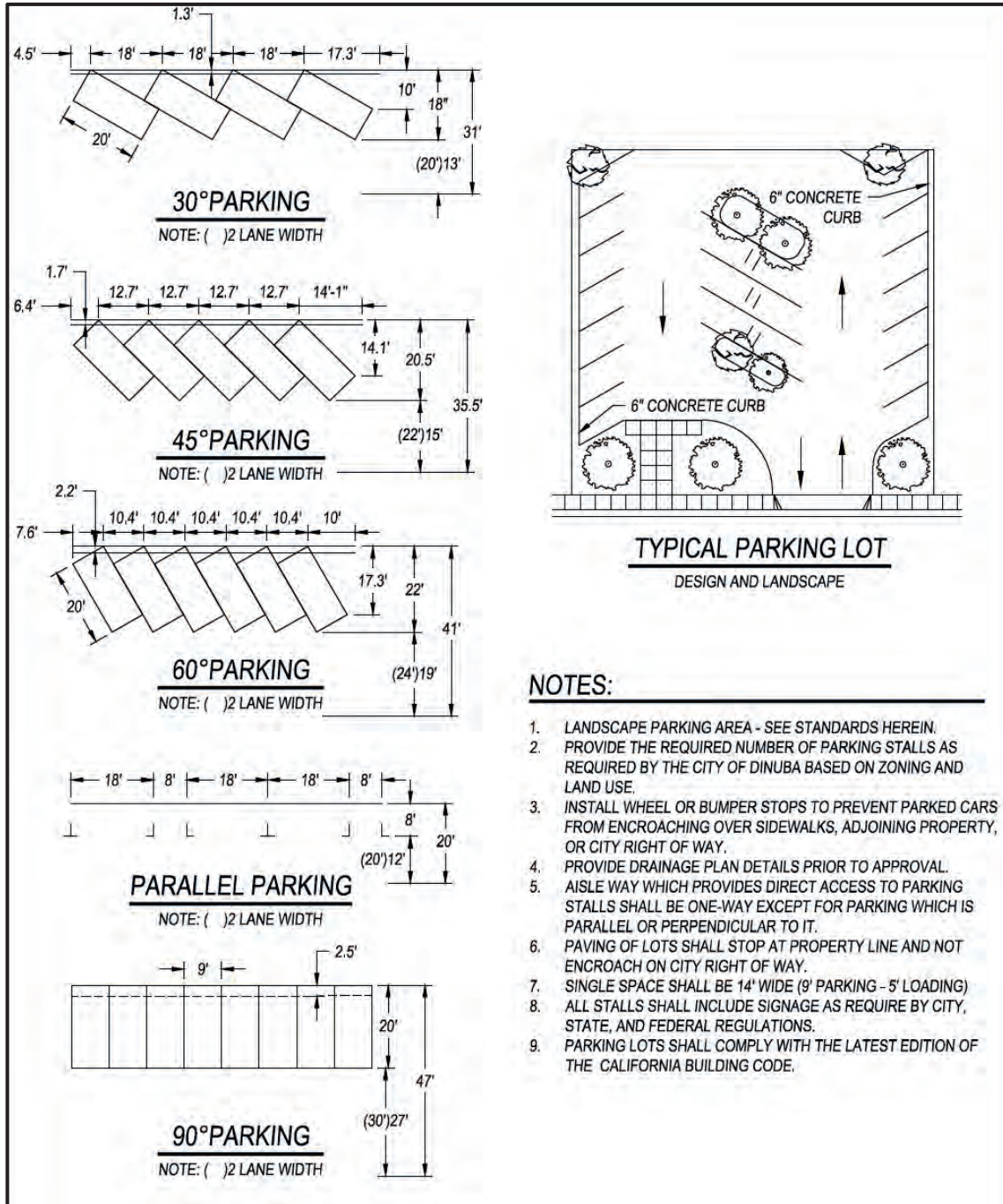
<u>Number</u>	<u>Use</u>	<u>Number of Spaces Required</u>
b.	Courthouses:	one stall per 400 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
c.	Public safety buildings:	one stall per 400 sq. ft. of building area, plus one bicycle space per ten vehicle spaces.
d.	Corporation, transportation and fuel yards:	one stall per employee on the maximum shift plus visitor stalls
e.	Water treatment facilities and wastewater treatment facilities:	one stall per 400 sq. ft of building area

17.49.040 Parking Lot Design Standards and Location Criteria

a. Design Dimensions

Parking lots shall be designed to be consistent with the standards, dimensions and requirements of the details contained in Exhibit 49-1. The construction of parking lots shall also be consistent with the standards contained in Dinuba's Improvements Manual.

Exhibit 49-1: Parking Design



b. Circulation

Parking lots shall be designed so that backing into a public street from a parking stall shall be minimized in order to maintain effective traffic flow along the public street. Single family dwellings will be exempt from this requirement. The use of alleys to access parking lots is encouraged.

Commercial parking lots shall be designed to allow for cross parcel access (to the extent practical) to preclude vehicles from having to travel onto the street to access adjacent parcels.

c. Paving, Slope and Drainage

All parking lots shall be constructed with a 4-inch aggregate base and a 2-inch asphalt or concrete overlay, described in the Dinuba Improvements Manual. Parking lots shall be sloped so that storm water runoff flows towards public streets or alleys, into on-site landscape planters or bioswales or into pervious hardscape features.

d. Curbing and Wheel Stops

Concrete curbing shall be provided around all parking lots and landscape planters consistent with the Dinuba Improvements Manual. Wheel stops may be provided in parking stalls to ensure that the overhang of a vehicle does not interfere with pedestrian movements along a sidewalk, or damage landscaping adjacent to the parking lot.

e. Striping and Symbols

Parking lot stalls and travel lanes shall be clearly marked with painted strips. Parking stalls for handicapped persons shall be striped and provided with the appropriate symbols and signage that are consistent with the American Disabilities Act.

f. Lighting

All parking lots shall have pole lighting that property illuminates the parking lot but does not cause a nuisance for adjoining properties.

g. Driveways

Driveways from a public street or alley shall have locations and dimensions consistent with the Dinuba Improvements Manual. For one-way driveways the width of the driveway shall be at least 15 feet; two-way driveways shall have a minimum width of 25 feet.

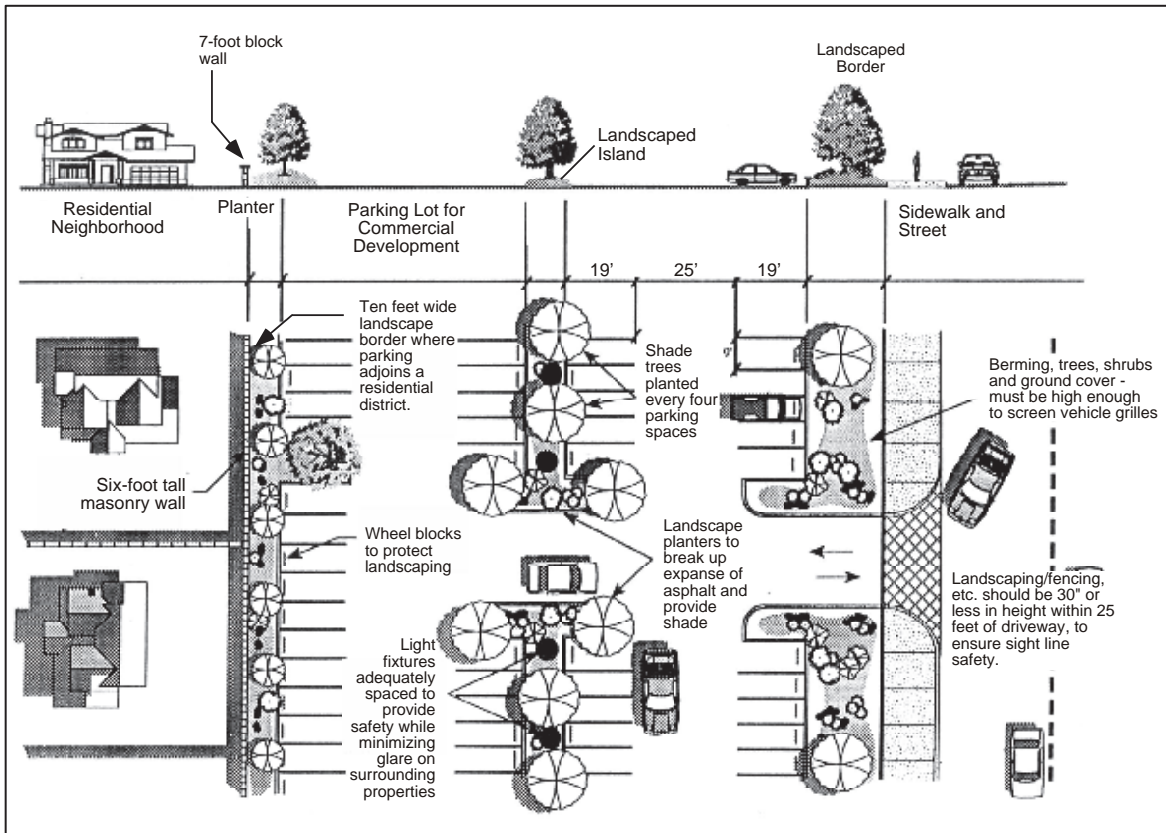
h. Landscaping (see also Exhibit 49-2)

All parking lots shall be landscaped in accordance with the requirements in Chapter 17.47 (Landscaping and Irrigation) and the Dinuba Landscape Design Guidelines. Trees shall be planted within all parking lots. Tree species shall be selected that will not cause damage to the parking lot or adjacent sidewalks, driveways or curbing, and will shade more than 50 percent of the parking lot within ten years. Landscape planters between the parking lots and public streets shall be planted with low hedges. As an alternative, a low wall (three feet) may be constructed and shrubs, turf or ground cover shall be planted between the wall and the street.

i. Fencing

Where any parking lot or loading facility directly abuts property in any residential zone, it shall be separated from such property by a solid masonry wall at least 7 feet high, provided that said wall be reduced to four feet adjacent to the front yard setback requirement on the residential parcel.

Exhibit 49-2: Typical Parking Lot Landscaping Scheme



i. Location Criteria

Parking lots shall be located on the same property as the building they serve, except that parking for buildings in the Downtown Commercial (C-2) district may be located within 300 feet of the subject property. In the C-2 district, new parking lots shall be located at the rear or side of the subject building. Parking lots shall not be located on the corner where two streets intersect.

j. Shared Parking

Where two or more non-residential uses share a single parking lot, the number of required parking spaces may be reduced by a maximum of 20 percent, as long as the total number of spaces is not less than the required for the use requiring the largest number of spaces.

Where non-residential uses share a single parking lot and it can be demonstrated that the uses operate at different times of the day (an evening use versus a day-time use), the required number of parking spaces may be reduced by up to 50 percent of the combined parking requirements of the two uses. Further, the City may consider the provision for up to one half of the required number of parking spaces in an off-site location up to 300 feet away.

k. Parking in Lieu Fee

For development in the downtown (generally defined as parcels that are zoned “C-2” (Downtown Commercial)) the City may establish an in-lieu parking fee, whereby uses that cannot provide required parking on site can pay the City a fee for the City to use to purchase and develop public parking facilities within the area. The fee shall be established based on a study performed by the City Engineer, and adjusted annually.

l. Bicycle Parking

Commercial, industrial and public uses are subject to the following bicycle parking standards:

1. Short-term bicycle parking. If the project will generate frequent visitor traffic (such as fast food restaurants, banks, convenience stores, supermarkets and similar uses) the project shall provide a permanently anchored bicycle rack within 50 feet of the visitors’ entrance.
2. Acceptable bicycle parking facilities shall be convenient from the street and may include:
 - (a) Bicycle parking space size (eight feet long, three feet wide)

- (b) Bike rack type (should be U-lock compatible).
- (c) Bicycle parking shall be safe, visible, and convenient.
- (d) For every ten bicycle spaces provided, one parking space may be eliminated, up to twenty percent of the required number of parking spaces.

m. Parking Standard Modifications

Parking space requirements may be modified through Dinuba's minor deviation process. A reduction of up to 20 percent in a project's required parking spaces may be approved by the Planning Director if the following findings can be made:

- 1. That the granting of the minor deviation will not create a safety hazard or lead to a condition where the loading of public vehicles onto public streets will interfere with the free flow of traffic on these streets.
- 2. That the granting of the minor deviation will not create a safety hazard of any other condition inconsistent with the objectives of the Zoning Ordinance.

n. Handicapped Parking Spaces

Handicapped parking stalls shall be provided per the Uniform Building Code. Handicapped parking stalls shall be designed consistent with the illustrations shown in the Dinuba Improvements Manual.

o. Loading Facilities

- 1. Commercial, industrial, office, institutional, and public uses exceeding 10,000 square feet in size shall be required to install an off-street loading facility unless the Planning Director finds that due to the operational nature of the use, none or more than one off-street loading space should be required.
- 2. To the extent possible, loading facilities should be located at the rear or side of the building that they are to serve.
- 3. As practical, streets and alleys shall not be used as loading or unloading areas, nor should trucks use streets and alleys for maneuvering trailers into a loading or parking space.

4. Loading facilities, at a minimum, shall have a length of 25 feet, a width of 12 feet, and an overhead clearance of 14 feet. All loading surfaces shall be paved consistent with Dinuba's Improvements Manual.
 5. Where a loading facility is near or adjacent to a residential district or other noise-sensitive land uses, noise attenuating design measures will be incorporated into the project. These design measures may include increased setback distances, the construction of a 7-foot solid block wall, landscaping or locating the loading facilities away from noise-sensitive land uses.
5. All loading facilities shall be lighted to provide adequate illumination of the loading area for safety and security reasons. Where a loading area is near or adjacent to a residential district or other light-sensitive uses, the lighting shall be directed away from these uses.

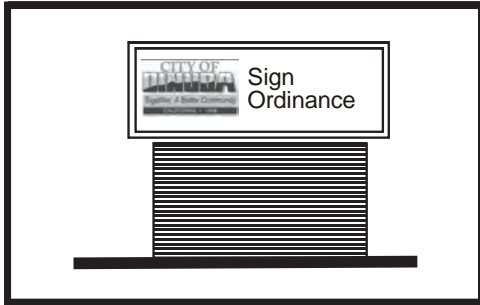
p. Drive-Thru Facilities

Drive-through facilities require special consideration as their design can significantly impact vehicular circulation on a site. The following requirements apply to any use with drive-through facilities:

1. Each drive-through lane shall be separated from the circulation routes necessary for ingress or egress from the property, or access to any parking space.
2. Each drive-through lane shall be striped, marked or otherwise distinctly delineated.
3. The vehicle stacking capacity of the drive-through facility and the design and location of the ordering and pick-up facilities will be determined by the director and city engineer based on appropriate traffic engineering and planning data. The applicant shall submit to the city a traffic study addressing the following issues:
 - i. Nature of the product or service being offered;
 - ii. Method by which the order is processed;
 - iii. Time required to serve a typical customer;
 - iv. Arrival rate of customers;
 - v. Peak demand hours;
 - vi. Anticipated vehicular traffic.

CHAPTER 51

Signs and Advertising



Sections:

- 17.51.010 Purpose.**
- 17.51.020 Permit required.**
- 17.51.030 Definitions.**
- 17.51.040 Exemptions.**
- 17.51.050 Prohibited signs.**
- 17.51.060 Signs permitted—RCO district.**
- 17.51.070 Signs permitted—AN district.**
- 17.51.080 Signs permitted—R districts (RA, R, RM).**
- 17.51.090 Signs permitted—PO district.**
- 17.51.100 Signs permitted—C and M Districts (C-1, C-2, C-3, C-4, M-1 M-2).**
- 17.51.110 Design Guidelines**
- 17.51.120 General provisions.**
- 17.51.130 Signage at closed businesses and/or vacant sites.**
- 17.51.140 Special use signs.**
- 17.51.150 Temporary uses.**
- 17.51.160 Nonconforming signs.**
- 17.51.170 Administration and enforcement.**
- 17.51.180 Murals and public art.**

17.51.010 Purpose.

The purpose of this chapter is to establish procedures for regulating signs, including the type, size, location and construction standards of signs by zone district. Signs have an obvious impact on the character and quality of the city. As a prominent part of the visual environment, they can attract or repel the viewing public, affect the safety of vehicular traffic and their suitability or appropriateness helps to set the tone of the neighborhood. The objectives of this chapter include the following:

- A. To reinforce that the sign should serve primarily to identify the general nature of an establishment or to direct attention to a project, activity, place, person, organization, or enterprise.
- B. As identification devices, signs must not subject the citizens of Dinuba to excessive competition for their visual attention. As appropriate identification devices, signs must harmonize with the building, the neighborhood, and other signs in the area.
- C. The City of Dinuba intends to encourage the installation of signs that improve the appearance of the property and the neighborhood and to enhance the economic effectiveness of signs.
- D. The provisions in this chapter provide standards to safeguard life, health, property, and public welfare in keeping with the character of the City of Dinuba by regulating the size, height, structural design, quality of materials, construction location, electrification, illumination and maintenance of all types of signs and sign structures.
- E. The provisions in this section present criteria indicating whether or not signs conform to the above intentions of suitability and safety.
- F. The requirements and provisions set forth in this chapter shall apply to all signs erected, altered, relocated, repaired or maintained within the city. No sign shall hereafter be erected, repaired, maintained or relocated except as provided in this chapter.

17.51.020 Permit required.

Any person desiring to erect, move, alter or attach a sign or other improvement regulated by this section shall first obtain any necessary clearance or sign permit(s) to do so, in compliance with this chapter. All requests for approval shall be accompanied by the drawings and information necessary to demonstrate compliance with the applicable regulations of this chapter.

- A. Application. Applications for sign permits shall contain the following information upon submittal of a sign permit application. Applications not containing all of the information below shall be deemed incomplete and shall not be processed until deemed complete by the building official:
 - 1. Name, address, and telephone number of applicant;
 - 2. Address, zoning district, and use of the property where the sign is to be located;
 - 3. Three copies of an accurate and scaled site plan of minimum eighteen-inch-by-twenty-four-inch size showing the location of property lines, structures, parking areas, driveways, landscaped areas, utility poles and wires, and existing and proposed sign(s) on the site;

4. Three copies of the plans and specifications for the design showing the method of construction and attachment to the structure or ground;
5. Two copies of calculations and stress diagrams showing that the structure is designed for dead load and wind pressure to meet the requirements of the building official;
6. The land owner's written consent to the proposed sign, which may be shown by signature on the application;
7. The name of the person, firm, corporation or association owning and erecting the sign;
8. Such other information as the building official may deem necessary.

B. Electrical Permit Required.

No person shall install any electrical wiring or lighting to be used in connection with any sign without first obtaining an electrical permit.

C. Appeal from Decision.

An appeal may be filed with the planning commission by any person aggrieved or affected by any decision of the building official or director.

D. Modifications.

The Director may grant modifications to the conditions established in this chapter.

E. Expiration of Permit.

Every sign permit issued by the director or designee under the provisions of this chapter shall expire by limitation and become null and void if the work authorized by such permit is not commenced within one year from the date of such permit, or if the work authorized by such permit is suspended or abandoned at any time after the work is commenced for a period of one year. In order to renew action on a permit after expiration, the permittee shall pay a new full permit fee per the fees schedule at the time of the submittal.

Any permittee holding an unexpired permit may apply for an extension of the time within which work may commence under that permit when the permittee is unable to commence work within the time required by this section for reasonable cause. The director or designee may extend the time for initiation of construction by the permittee for a period not exceeding one year on written request by the permittee showing that circumstances beyond the permittee's control prevented

construction from being initiated or completed. Permits shall not be extended more than once and for no more than one year.

17.51.040 Exemptions.

- A. Real estate signs not exceeding six square feet in area and having a vertical dimension of not more than four feet pertaining to the sale, lease or rental of the property on which they are displayed, may be erected without obtaining a sign permit; provided, that not more than one such sign shall be permitted on a lot, or upon each sixty feet of frontage of larger parcels; provided further, that when located in any RA, R or RM zone not more than one such sign shall be allowed no matter the size of the parcel.
- B. The following signs and nameplates may be erected without obtaining a sign permit:
1. Street number and/or name signs not exceeding one square foot per sign for single-family or duplex structures and three square feet per sign for all other uses. One sign per street frontage shall be allowed. This shall include signs which identify the location of the office of the manager of the property;
 2. Signs for identification of institutional buildings, private clubs, lodges, schools and churches, provided:
 - a. Such signs shall not exceed two in number,
 - b. Such sign or signs shall not exceed more than twenty square feet in the aggregate,
 - c. Such signs shall be attached to a wall of the building, parallel to the wall, and shall not project out from the wall more than six inches, nor extend above the wall;
 3. Bulletin boards, which may be double-faced, not over twelve square feet on one side; provided, that such bulletin boards shall have letters not more than six inches in height, be internally illuminated, and serve only to identify the institution and announce its services and/or activities;
 4. Signs identifying the lot, not greater than twelve square feet in area accessory to public garages or parking areas, when such signs are located on the same lot;
 5. Signs not exceeding twelve square feet in area, when placed upon work and during construction; provided, that not more than one such sign shall be erected on the site. Such signs shall be erected for not longer than six months, and shall be removed thirty days after obtaining an occupancy permit for the structure;

Dinuba Zoning Ordinance
Chapter 51: Signs and Advertising

6. Signs used exclusively for the posting or display of official notices by a public agency or official, or by a person giving legal notice;
7. Signs erected or maintained by a public agency or official or required by law to be displayed by a public utility for directional, warning or information purposes;
8. Signs not exceeding three square feet in area announcing garage or yard sales, and which are removed immediately after the completion of the sale. Total size of all signs shall not exceed nine square feet in the aggregate, and shall not be placed so as to block the vehicular or pedestrian view from adjoining properties;
9. Signs bearing no advertising message and located on the site may be erected when necessary to facilitate circulation within the site or facilitate egress and ingress;
10. Flags of any nation, political subdivision or fraternal or religious organization, provided the pole height does not exceed twenty-four feet and the height of the flag is not more than one-fourth the height of the pole. A sign application may be submitted for a flagpole higher than twenty-four feet or a flag which exceeds one-fourth the height of the pole where the applicant can show that the proposed flag and/or pole is consistent with the intent and purpose of this chapter. This section is not intended to allow the clustering or display of flags for the purpose of commercial attraction as determined by the director;
11. Signs such as “rest rooms,” “telephone,” “danger,” “impaired clearance,” “no smoking” and other signs of a similar nature may be allowed up to five square feet in area under this section;
12. Signs located in the interior of any building or within an enclosed lobby or court of any building or group of buildings, and which are not visible from any public right-of-way, shall not be subject to the size and location criteria within this chapter;
13. Temporary display posters in connection with nonprofit civic and cultural events and with noncommercial health, welfare and safety campaigns. Such posters shall be removed within fourteen days after the conclusion of the event;
14. The removal and replacement of only the sign copy without increasing the area of conforming signs. The sign container, including the structural and electrical connections, shall remain unchanged. This section is not intended to allow changeable (electronic message) signs;
15. Holiday greetings, decorations and displays, excluding advertising signs disguised as seasonal decorations;




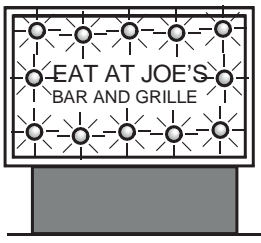
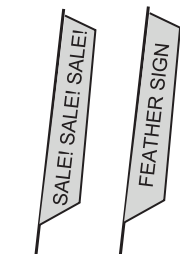
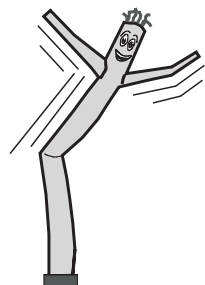
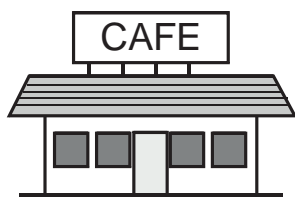

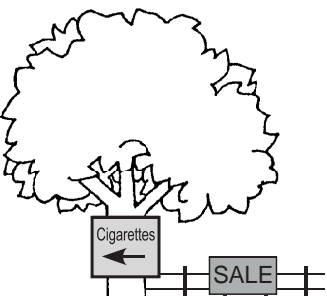

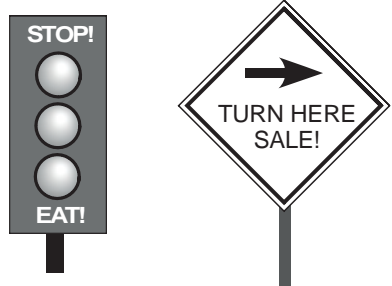
16. Non-commercial signs, subject to size and placement limitations specified for each zone.

17.51.050 Prohibited signs.

Unless otherwise provided, the following signs are expressly prohibited (see also Exhibit 51-1):

- A. Off-premises signs, billboards and outdoor advertising structures;
- B. Subject to Section 17.51.17, no person, (except a duly authorized public official permitted by the City for specific locations) shall erect, paint, print, nail or otherwise fasten any banner, sign, advertisement or notice of any kind on any lamp, pole, utility pole, bench, hydrant, bridge, wall, tree, sidewalk or structure in, upon or across any public street, alley or public property except as may be required or permitted by law;
- C. Glaring and flashing lights, including illuminated window signs, excepting seasonal decorations;
- D. Directional signs in any RM or C districts; provided, however, that temporary signs for the purpose of directing traffic to a residential property for sale, not including new subdivisions, shall be permitted; provided, that such signs shall have an area on any face not greater than three square feet, shall be limited to two in number pertaining to any property and shall be displayed only during the hours between eight a.m. and five p.m.;
- E. Feather signs, snipe signs, pennants, streamers, spinners, ribbons and inflatable signs;
- F. Animated signs, the movement of which is simulated by variations in the intensity, color, pattern or illumination, and flashing signs, as listed below, shall be permitted in all districts. Any animated signs not listed shall be prohibited:
 1. A sign changing so as to show time and/or temperature,
 2. An on-premises barber pole operated during business hours,
 3. A sign showing the value, such as percentages and dollar amounts, of item(s) or service(s) located at the business,
 4. Electronic signs displaying such things as time, temperature, advertisement or events of community interest shall be permitted. The area of such signs shall be included when computing the total sign area of a business or site, subject to a conditional use permit;
- G. Murals which contain advertising copy or which function as an advertisement;

Exhibit 51-1: Prohibited Sign Types

 <p>Snipe signs</p>	 <p>Off-site signs, billboards, etc.</p>	 <p>Vehicles parked on street for purpose of advertising</p>
 <p>Signs with flashing lights/glaring elements, etc.</p>	 <p>Feather signs</p>	 <p>Animated signs</p>
 <p>Roof-mounted signs</p>	 <p>Inflatable signs</p>	 <p>Signs attached to trees, fences, light and telephone poles, etc.</p>
 <p>Pennants, streamers, spinners, ribbons, etc.</p>	 <p>Signs that imitate official traffic signs and signals</p>	

- H. Signs having one or a combination of the following characteristics:
1. Obscene or offensive to morals. Containing statements, words or pictures of an obscene, indecent or immoral character which, taken as a whole, appeal to the prurient interest in sex, and which signs are patently offensive and, when taken as a whole, do not have serious literary, artistic, political or scientific value,
 2. Imitative of official signs. Signs (other than when used for traffic direction) which contain or are an imitation of an official traffic sign or signal, or contain the words “stop,” “go,” “slow,” “caution,” “danger,” “warning” or similar words, or signs which imitate or may be construed as other public notices, such as zoning violations, building permits, business licenses and the like,
 3. Natural despoliation. Signs which are cut, burned, limed, painted or otherwise marked on a field, tree, rock or other natural item.
- I. No vehicle may be used as a platform or substitute for a billboard, freestanding sign or movable sign, whether parked on private property or the public right-of-way, or driving on the street. This is specifically intended to include the use of vehicles as a freestanding or off-premises sign;
- J. Roof signs.
- K. The tacking, posting or otherwise affixing of signs of a miscellaneous character, visible from a public way, located on the walls of structures, barns, or sheds or on trees, poles, posts, fences or other structures shall be prohibited, unless specifically permitted by this chapter.

17.51.060 Signs permitted—RCO district.

Signs permitted in the RCO district are as follows:

- A. Exempt signs as set forth in Section 17.51.040;
- B. For permitted uses, name plates or signs not directly lighted, with an aggregate area of not more than twenty square feet; and
- C. For conditional uses, the provisions of Section 17.51.090 (PO district) shall apply.
- D. One non-commercial sign, not to exceed three square feet in area or four feet in height.

17.72.070 Signs permitted—AN district.

Signs permitted in the AN district are as follows:

- A. Exempt signs as set forth in Section 17.51.040.
- B. Name plates or signs not directly lighted, with an aggregate area of not more than twenty square feet pertaining to a permitted use;
- C. Identification signs or other signs appurtenant to a conditional use not to exceed sixty square feet in aggregate area.
- D. One non-commercial sign, not to exceed three square feet in area or four feet in height.

17.51.080 Signs permitted—R districts (RA, R, RM).

Signs permitted in the R districts are as follows:

- A. Exempt signs as set forth in Section 17.51.040.
- B. Not more than one sign advertising subdivisions and tract homes under construction and located on the site of the subdivision; provided, that the dimensions of such sign shall be in accordance with the following table:

Advertising Relating to:	Maximum Area (Sq. Ft.)	Maximum Dimension (Feet)	Maximum Height Above Grade (Feet)
Buildings or structures	32	12	12
Subdivisions of fewer than 5 acres	48	16	12
Subdivision of 5 or more acres	65	16	12

- C. Signs and pennants advertising the sale of subdivision lots and tract homes shall be permitted for a period of twenty-four months from the date of beginning construction; provided, that when seventy-five percent of the lots in the subdivision have been built, all such signs shall be removed within thirty days;

D. Size.

For multiple-family residences only. One monument sign per street of lot frontage not to exceed six feet high and up to thirty-five square feet of sign area. For planned unit developments, signs shall be approved in conjunction with the conditional use permit. Multiple-family development signs may be freestanding or wall-mounted. When freestanding, such signs shall not be less than five feet inside the property line, nor closer than one hundred feet from another freestanding sign on the same parcel. If structure-mounted, signs shall be flush-mounted on the wall;

F. Single-family dwelling signs shall indicate name of the occupant and the address. Multiple-family development signs may give the name of the development, the address, phone number and, only when vacancies occur, note “units for rent” (“no vacancy” signs shall not be permitted), not to exceed six square feet;

G. Up to four non-commercial signs, with each sign not to exceed three square feet in area nor exceeding four feet in height.

17.51.090 Signs permitted—PO district.

Signs permitted in the PO district are as follows:

- A. Exempt signs as set forth in Section 17.51.040.
- B. A single freestanding sign not to exceed six feet in height or thirty-five square feet in area listing the name and address of the office center or the business in the case of a single business development. The total face area may be utilized in one sign or be divided among one sign per street frontage, provided a minimum distance of one-half of the width of the lot is maintained between each sign and the street corner of the lot. The location of such signs shall not be less than five feet inside the property line and shall not interfere with the safety of vehicular traffic entering into or exiting from a business center or with vehicular street traffic or pedestrians;
- C. Office complexes may be permitted one directory sign along each street frontage, located near an entrance or driveway. The sign may list tenants of the complex and may be up to six feet high and contain up to 35 square feet of sign face;
- D. Each business frontage having a public entrance shall be allowed on-building identification signs having an area of up to thirty five square feet of maximum area.
- E. One non-commercial sign, not to exceed three square feet in area or four feet in height.

17.51.100 Signs permitted—C and M districts (C-1, C-2, C-3, C-4, M-1, M-2).

The following signs are permitted for each business in commercial and industrial districts (see also Exhibit 51-2 for graphic illustration of standards for selected sign types). For multi-tenant shopping centers or office parks containing three or more individual uses, a coordinated sign program shall be submitted for review and approval by the Planning Director.

Further, the Planning Commission may approve sign programs, sign size, placement and design which do not strictly comply with sign ordinance requirements when deemed necessary due to building design, site layout, site design and other similar circumstances, consistent with the intent of the sign ordinance. Such a request shall be by Conditional Use Permit.

A. Building Wall signs

1. Number of signs per business. The number of wall signs permitted per business or parcel is as follows:

- a. In general, one sign is permitted for the building wall with the primary public entrance. However, where a building wall is proposed for multiple signs for a specific business, the size of all the signs combined shall not exceed that provided by the sign area calculation as shown in 17.51.100 A.1.2 Further, multiple signs shall be placed in a well-proportioned manner, relative to each sign and the space (wall) on which they are mounted.
- b. Where the site abuts a public street and the primary wall sign is on a wall not facing the street, a secondary wall sign is permitted on the wall facing the street (or streets in the case of a corner or multiple-frontage lot).
- c. If the site has a parking lot and a building wall faces the parking lot and that wall does not have a wall sign permitted under i. or ii, above, a secondary wall sign is permitted on the wall facing the parking lot. Not more than one such parking lot sign is permitted.
- d. For businesses fronting onto a public alley, one alley wall sign is permitted for the wall that faces onto the alley.

2. Calculation of Wall Sign Area:

- a. For a primary wall sign, 1.0 square foot of sign area is permitted for each foot of linear occupancy frontage, as shown in Exhibit 51-4, up to a maximum of 150 square feet of sign area, whichever is less. Notwithstanding this regulation, all businesses shall be permitted a minimum of 25 square feet of primary wall sign.
- c. For an alley wall sign, the maximum sign area shall be 25 square feet.

- d. For multi-tenant buildings, each tenant shall be permitted one sign mounted on the wall with the primary entrance, except for corner units which may be permitted a primary wall sign and a secondary wall sign.
- e. Maximum Height: Not to exceed the top of the vertical wall surface on which the sign is mounted. Signs mounted on a pitched roof may not extend above the peak of the ridge line of the roof. No sign is permitted on the top of a flat-roofed structure.

Figure 51-3: Selected Commercial and Industrial Sign Standards

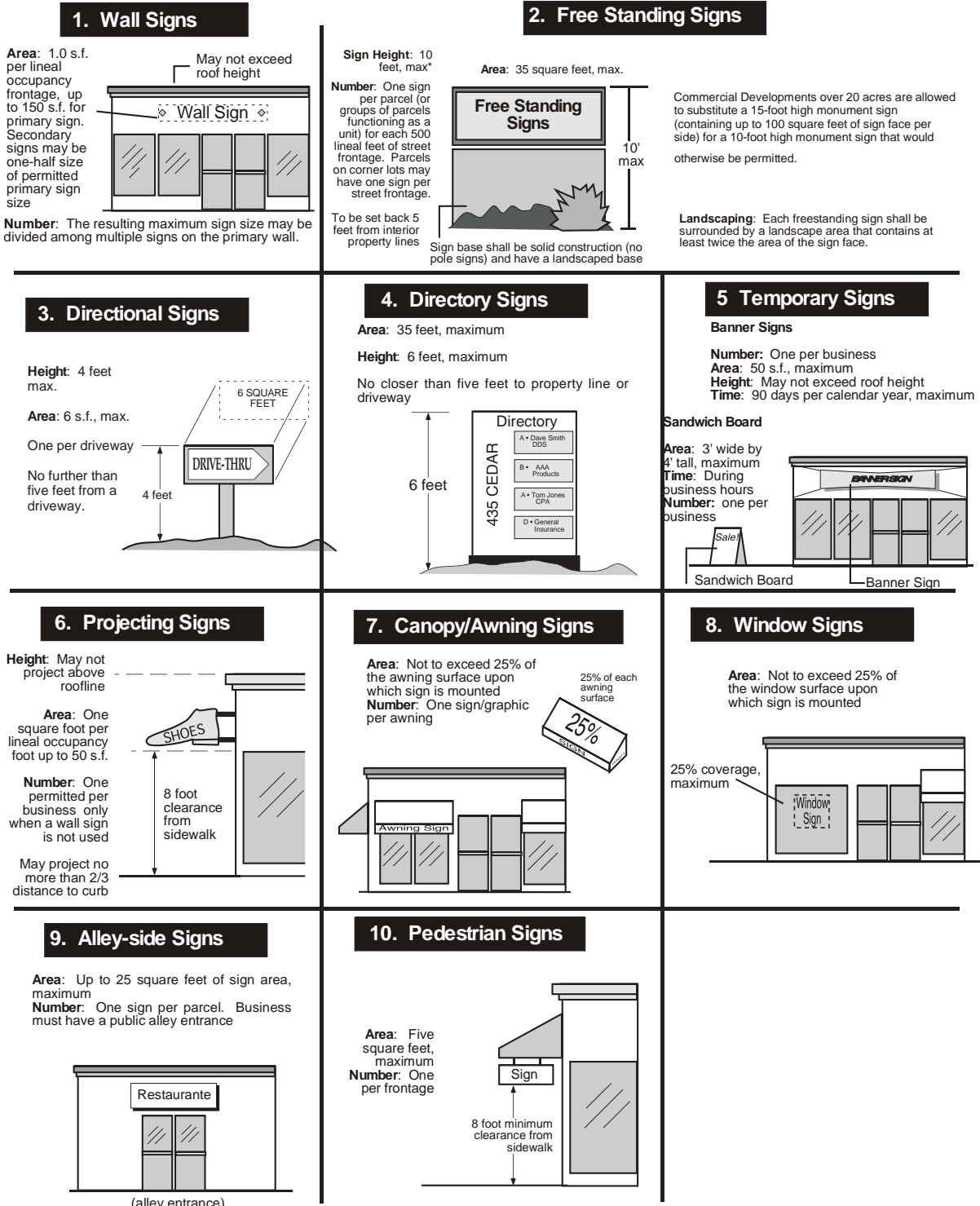
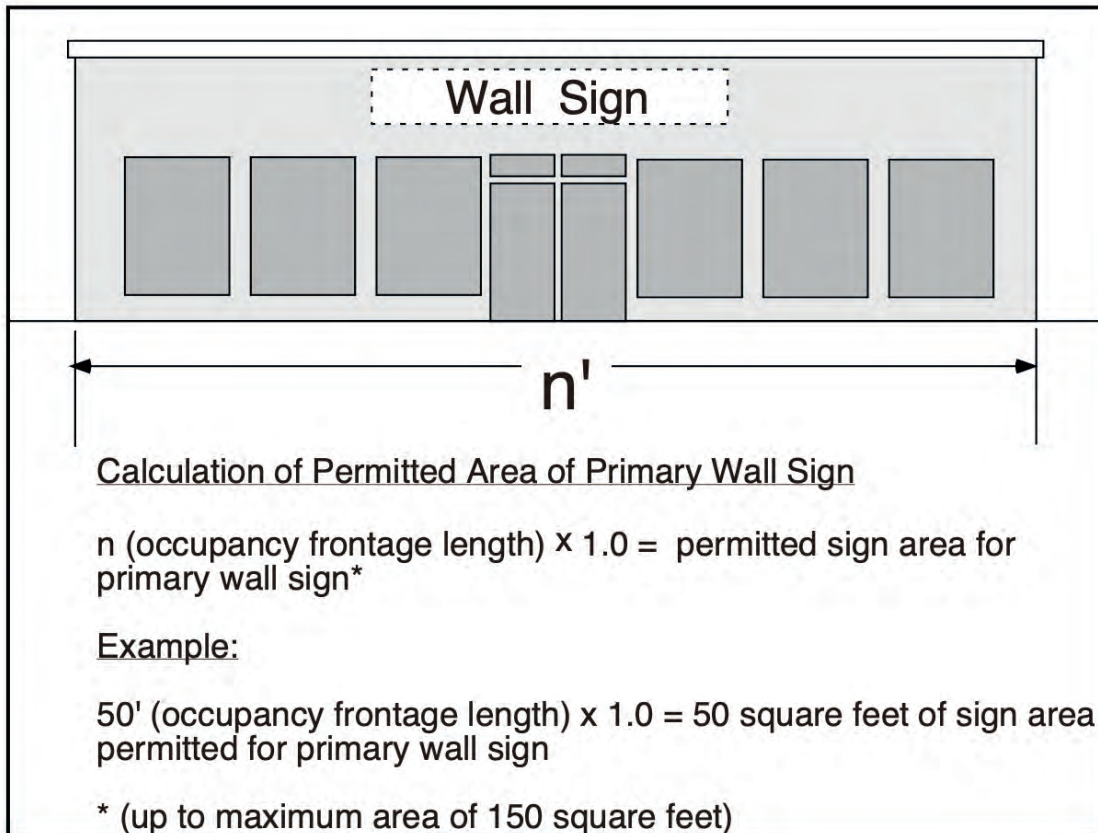


Figure 51-3: Calculation of Permitted Wall Sign Area



e. Changeable message: A wall sign may contain changeable messages (either electronic scrolling messages or letters that are changed manually). The size of a wall sign with a changeable message may be increased by 25% above the maximum sign area provided under Section 17.51.100 A d 2 a.

B. Free-Standing Signs.

1. Each parcel (or group of parcels that function as a single development) is permitted one freestanding monument sign, up to 10 feet high, containing up to 35 square feet of sign face per side. One such sign is permitted for each 500 feet of lineal street frontage.
2. A commercial development that contains at least 20 acres is permitted one freestanding monument sign up to 15 feet high (per street frontage), containing up to 100 square feet of sign face per side. This sign may replace a 10-foot high monument sign that is otherwise allowed, but may not be in addition to said 10-foot high monument sign.

3. Sign Design: Free standing signs shall be designed as a monument sign with a solid base extending at least one half the width of the sign face. Design alternatives may be considered as long as the design furthers the objectives of this chapter for high quality designs. Pole signs are not permitted.
5. Changeable message: Freestanding signs may contain changeable messages (either electronic scrolling messages or letters that are changed manually. The size of a freestanding sign with a changeable message may be no more than 50 square feet per sign face.
5. Setbacks: A free standing sign shall be set back a minimum of 5 feet from any interior side property line. Encroachment into a setback may be permitted by the Planning Director where the location of existing improvements presents a functional hardship in compliance with the required setback.
6. Landscaping. All freestanding signs shall be surrounded by landscaping of an area at least twice the size of the area of one side of the sign structure. Landscaping shall be consistent with Section 17.47 (Landscaping) of the Dinuba Municipal Code.

C. Directional Signs.

1. Maximum height: 4 feet.
2. Maximum Area: 6 square feet.
3. Number per site: one per each side of a driveway from a public street.
4. Location: Directional signs shall be placed within five feet of a driveway that accesses the site from a public street. Placement of directional signs shall ensure the sight safety of vehicles entering/leaving a site is not compromised.

D. Directory Signs.

1. Number per site: one per public vehicle and/or pedestrian entrance to the site.
2. Maximum Area: 35 square feet.
3. Maximum Height (if freestanding): 6 feet.
4. Location: No directory sign which is a freestanding sign may locate closer than 5 feet to any neighboring property line or closer than three feet to any point of ingress/egress;

E. Temporary/Portable Signs.

1. Banners:
 - a. Number of signs: One banner sign is permitted per business.
 - b. Maximum Height: Not to exceed roof line of nearest building or building affixed to but in no case higher than 30 feet. Banner signs shall not be attached to existing free-standing signs.
 - c. Maximum Area: 50 square feet.
 - d. Permitted Time: Banner signs may not be utilized for more than 90 days per calendar year.
 - e. Temporary signs used to identify a business shall be removed within ninety days and replaced with a permanent sign.
2. Sandwich board signs:
 - a. Maximum Height and Width: Three feet wide and four feet tall, maximum.
 - b. Maximum Area: 12 square feet.
 - c. Number per business: One.
 - d. Location: May be placed on the business site as long as conflicts with vehicle safety are not caused. May also be placed on the public sidewalk adjacent to the business with approved encroachment permit, but must permit a minimum of four feet of passage area on sidewalk, and be no closer than 25 feet to a driveway or a cross street.
 - e. Permitted Display Time: During business hours.

F. Projecting Signs.

1. Maximum Height and Projection: Not to exceed roof line of wall or structure to which projecting sign is attached. (Note: Bottom of sign shall be a minimum of 8 feet from ground to provide proper clearance.).
2. Number per business: One, but a projecting sign is permitted only where a wall sign is not used on the same wall.

3. Calculation of Area: 0.5 square foot of sign area for each lineal foot of building frontage of the business to which sign pertains.
4. Maximum Area: 60 square feet.
5. Location: Projecting signs may extend over public rights-of-ways including public sidewalks not to exceed two-thirds of the distance from the building face to which the sign is attached to the curb face of said sidewalk.

G. Awning/Canopy Signs.

1. Number of signs: Where an awning is present, one sign may be applied to the awning.
2. Maximum Area: The area of signage on each surface of an awning shall not exceed 25% of the area of the individual surface.
3. Location: Awning signs shall be made of removable materials such as individual cut-out letters and/or symbols attached, stenciled or otherwise placed on the canopy surface, and may be located on exterior surfaces of a canopy. Canopy signs shall be of color, size and design to harmonize with the color, size and design of the canopy on which they are placed.

H. Window Signs and Window Tinting

Maximum Area: Up to 25% of the area of each individual window may be covered with a window sign or graphic. Tinted windows must allow at least 75% light transparency.

I. Alley-Side Signs.

1. Number of Signs/Sign Area: Any building facing a public alley shall be permitted one alley-side sign with a maximum of 25 square feet of sign area.
2. Height. Alley side signs may not project above the wall on which they are mounted.

J. "For Sale", "For Rent", or similar signs.

1. Number of signs: One sign shall be permitted per street frontage.
2. Size: 32 square feet, per sign.
3. Height: maximum of 6 feet.

- K. Pedestrian Signs.
 - 1. Number of signs: One pedestrian oriented sign that projects or hangs above a sidewalk on each side of a building with a public entrance.
 - 2. Size: Each sign may be a maximum of 5 square feet in size and may hang or be suspended no lower than eight feet above grade level.
- L. Non-commercial signs, not to exceed 32 square feet in area or eight feet in height. One sign is permitted for each 300 lineal feet of street frontage on a given site.
- M. Exempt signs as set forth in Section 17.51.040

17.51.110 Design Guidelines.

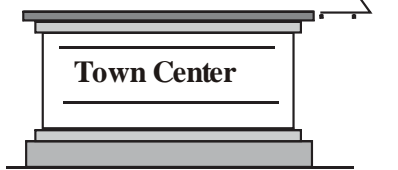
All commercial signage in commercial and industrial zones should incorporate attractive design elements consistent with the following, as applicable (also see Figure 51-3 for illustrations of selected design guidelines):

- A. Design Compatibility: The design of all signs should be compatible and harmonious with the colors, materials and architecture of the building and the immediate vicinity. Freestanding signs should be finished with the same or compatible materials as the building on the site.
- B. Size: Notwithstanding applicable sign standards elsewhere in this chapter (and as determined by the Director) sign size should be proportionate to the size and scale of the site and/or building upon which the sign is proposed. Sign dimensions as specified in this chapter are maximum allowable dimensions; it may be necessary that signs be smaller than the maximum allowed, in order to be proportionate in size and scale to achieve the design objectives of this section.
- C. Commercial and Industrial Center Signs: Individual tenant signs within multi-tenant centers should be coordinated in size, location, materials and illumination.
- D. Color: Colors should be used in coordinated groupings, and should be compatible with those colors used in the building or project design. For cabinet-style signs, a dark sign background is preferred with light colored copy (characters/graphics).

Figure 51-3: Selected Sign Design Guidelines

1. Design Compatibility

Signs should be compatible with overall architectural character of the site.



2. Sign Size

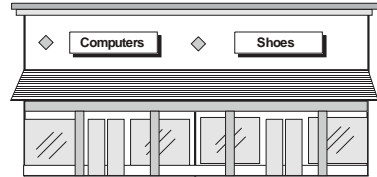
"Don't" (sign out of proportion with building face)



Signs should be well proportioned to the surface on which they are mounted

3. Shopping Centers

Signs in multi-tenant shopping centers shall have a consistent design theme



4. Color

Dark background Light-colored graphics



Colors used in signs should be consistent with the overall color scheme of the site. Dark background material with light colored copy is usually preferred.

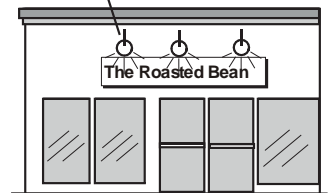
5 Logos & Trademarks



Corporate logos and trademarks should be considered in the overall architectural compatibility of the site.

6. Illumination

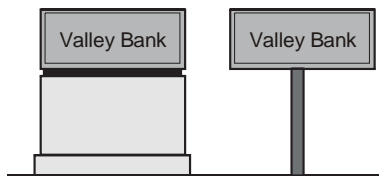
Flood lamps



Signs with exterior illumination are encouraged (versus signs with interior lighting (e.g. cabinet signs))

7. Sign Base and Frame

Signs should have a well designed solid base structure that is architecturally compatible with the site



"Do" (monument style sign with solid base)

"Don't" (pole sign)

8. Landscaping

Freestanding signs shall have base area that is landscaped to complement the appearance of the sign. The area of landscaping shall be at least twice that of the area of the sign structure



9. Sign Copy

"Don't"

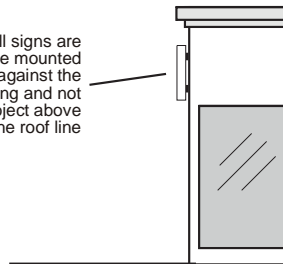
"Do"



Sign on left is crowded with information. Characters and graphics should be simple and well-proportioned.

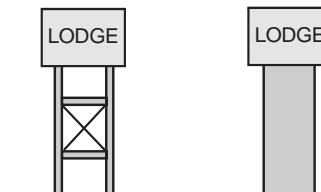
10. Wall Signs

Wall signs are to be mounted flush against the building and not project above the roof line



11. Screening

Sign support structures are to be concealed from view



"Don't"

"Do"

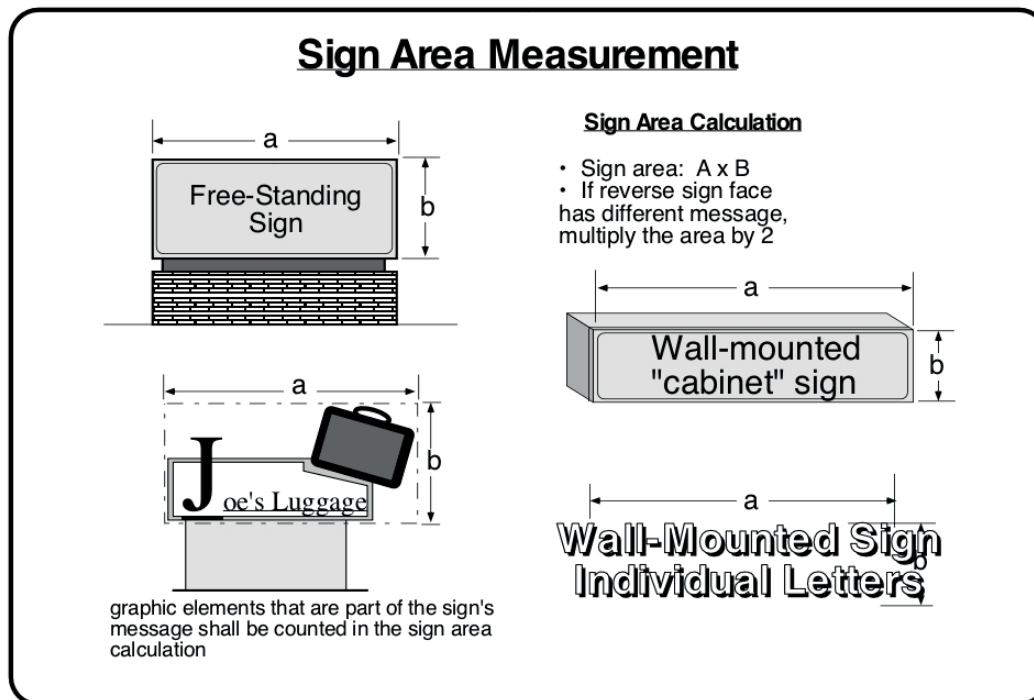
- E. Logos and Trademarks: The use of established corporate colors or logos is not be prohibited by this section. When established corporate colors are incompatible with buildings colors, compatibility in design with the surrounding development should be accomplished through the use of appropriate background colors or other design features.
- F. Lighting Intensity: The light emitted or reflected by a sign, or emitted by a light source, should be of reasonable intensity and should be compatible with the architecture of the building and the immediate vicinity. Artificial light sources shall be shielded to prevent light spillage, glare or annoyance to persons on or inside adjoining properties or to public or private rights-of-way.
- G. Sign Bases and Frames: Freestanding signs should be either housed in a frame, or set onto a base, presenting a solid, attractive, and well-proportioned appearance. The size and shape of the frame or base should be proportionate to the size and mass of the sign and should be low-profile in design. Pole type signs are not permitted. Guy wires, angle irons, braces and other support or construction elements should be screened or hidden from view.
- H. Landscaping: Freestanding signs are to be located in a landscaped area proportionate to the size of the sign, but not less than twice the size of one side of the sign face. Appropriate screening/accent landscaping should be placed at the base of the sign. Landscaping shall comply with Section 17.47 (Landscaping) of the Dinuba Municipal Code.
- I. Sign Copy: Sign copy should be simple and concise without excessive description of services or products. On freestanding signs, sign copy should be designed to contribute to the design of the structure on which it is displayed. In all cases, freestanding sign design and sign copy should be coordinated to provide an attractively designed freestanding element which identifies the development or project.
- J. Wall Signs: Building signs should be mounted flush against the building, and shall not project above the roof ridge or the top of the parapet.
- K. Maintenance: All signs and their supporting components are to be kept in good repair and maintained in good structural condition at all times. It is unlawful to permit vegetation, rubbish, or flammable material to accumulate within ten feet of any sign.
- L. Design Quality. All signs should be professionally designed and manufactured. Signs that utilize hand-made lettering or elements should be avoided.

17.51.120 General provisions.

- A. Sign area: The area of individual signs shall be measured in accordance with the "Sign Area Measurement" diagram (see Figure 51-4).

- B. Sign faces counted: Where a sign has two faces containing sign copy, which are oriented back to back and separated by not more than 24 inches at any point, the area of the sign shall be measured using one sign face only.
- C. Wall mounted letters: Where a sign is composed of letters individually mounted or painted on a building wall, without a border or decorative enclosure, the sign area is that of the smallest area within which all letters and words can be enclosed.

Figure 51-4: Sign Area Measurement



- D. Three-dimensional signs: Where a sign consists of one or more three-dimensional objects such as balls, cubes, clusters of objects, or sculptural or statute-type trademarks, the sign area shall be measured as the area of the smallest rectangle within which the object(s) can be enclosed, when viewed from a point where the largest area of the object(s) can be seen.
- E. Obstruction of Fire Escape. No sign shall be erected, relocated or maintained so as to prevent free ingress to or egress from any door, window or fire escape. No sign of any kind shall be attached to a standpipe or fire escape.
- F. Traffic Hazard. No sign shall be erected at or near a street, driveway or alley in such a manner as to obstruct clear vision, or at any location where the position, shape or color may obstruct the view of, or be confused with, any authorized traffic sign, signal or device, or which uses any word, phrase, symbol or character in such manner as to

interfere with or confuse traffic. In general, signs shall be set back at least 10 feet from the intersection of two streets or the intersection of streets and alleys and streets and driveways.

- G. Utility Lines and Easements. No sign or outdoor advertising structure shall be located within a utility easement, or erected or located in a manner which will reduce the vertical or horizontal clearance from communication or energized electric power lines as required by laws, rules and regulations of the state of California and agencies thereof.
- H. Portable Signs. Where portable signs are permitted elsewhere in this chapter they shall in no case be placed on a public right-of-way or within thirty feet of a street intersection. When placed on a sidewalk, portable signs shall be situated to allow at least four feet of lateral clearance on the sidewalk.

17.51.130 Signage at closed businesses and/or vacant sites.

- A. Closed Business. When a business vacates and/or closes for a period of over ninety days, it is the responsibility of the property owner to ensure the following:
 - 1. The faces of all on-site signs, as well as any individual words, letters, figures or characters, shall be removed from the building and other structures on the property within one hundred twenty days following commercial vacancy or closing.
 - 2. The sign face of freestanding and monument signs shall be removed within one hundred twenty days following commercial vacancy or closing, and the sign shall be maintained with a blank, opaque sign face.
 - 3. Any awning, structure or facade left exposed after sign, sign face, or sign structure removal shall be repaired to a customary finished appearance within one hundred twenty days following commercial vacancy or closing.
- B. Vacant Buildings and Sites. When a site contains no buildings or contains no occupied buildings, it is the responsibility of the property owner to ensure the following:
 - 1. No sign or structure that is not exempt by Section 17.51.040 shall be constructed, erected, or displayed on a vacant site or on a site with no occupied buildings.
 - 2. No temporary sign, as defined by Section 17.51.150 shall be constructed, erected or displayed, except that non-commercial signs may be erected and displayed in conformance with this chapter.

17.51.140 Special use signs.

Certain uses, because of their special sign needs or their allowance in several districts, have been specifically listed in this section. Where such uses are approved, the sign standards allowed for such uses shall be as follows:

- A. Auto/RV Sales (New Auto Sales Only with Incidental Used Vehicle Sales).
 - 1. One freestanding sign may be provided per separate new car showroom. The minimum distance between freestanding signs shall be fifty feet.
 - 2. Freestanding signs for incidental used car sales shall be no higher than ten feet nor contain more than thirty-five square feet of area.
- B. Churches. Not exceeding thirty-two square feet in total sign area for freestanding signs and no higher than six feet tall. One allowed per street frontage. Wall signs not to exceed one-quarter square foot per front foot of building.
- C. Drive-In or Drive-Up Uses. In addition to the sign area normally allowed, drive-up restaurants shall be allowed one menu board at the drive thru, not to exceed twenty square feet in area nor six feet in height.
- D. Movie Theaters. One square foot of sign area per front foot of building facing a public street not to exceed one hundred square feet per frontage, and one freestanding sign not to exceed thirty-five square feet per screen up to a maximum of two hundred square feet and a maximum height of eighteen feet. Changeable copy may be used for movie listings.
- E. Temporary signs for the purpose of directing traffic to a residential property for sale, not including new subdivisions, shall be permitted; provided, that such signs shall have an area on any face not greater than three square feet, shall be limited to two in number pertaining to any property and shall be displayed only during the hours between eight a.m. and five p.m.

17.51.150 Signs for Temporary uses.

- A. Banners.
 - 1. No person shall erect or maintain over, across or above any public street, alley or other public place any sign or banner for any purpose whatsoever, without first obtaining approval from the city in writing.
 - 2. It is the responsibility of the person installing such banner or sign to remove it at the termination of the event shown on the banner or sign. A six-day grace period

will be permitted for the removal of the banner at the end of which it will be removed by the city and such person will be assessed for the cost of the removal.

- B. Outdoor Fireworks Sales Christmas Tree Sales and Similar Uses. Temporary A-frame and I-frame signs may be used. Total number of signs per street frontage shall be one sign, not to exceed twenty-five square feet in surface area or six feet in height. Maximum sign surface area for all street frontages shall not exceed fifty square feet.

17.51.160 Nonconforming signs.

- A. Illegal Signs. Every sign in existence at the time the ordinance codified in this title became effective and which was prohibited or illegal at the time of installation, and which does not conform to the provisions of this chapter, shall be an illegal sign. Such signs shall be removed immediately upon notification of illegality. Signs that are not constructed, maintained, or displayed pursuant to the requirements of this chapter, and that are not legal, and that are nonconforming shall be illegal.
- B. Nonconforming Signs. Every sign in existence at the time the ordinance codified in this title became effective and which sign was legal at the time of installation but that does not conform to the provisions of this chapter, shall be a legal nonconforming sign. In the event such nonconforming sign is abandoned or discontinued, such sign shall be required to conform to the provisions of this chapter. A change of copy or sign face shall not be deemed a discontinuance of use. Any structural alteration to any part of the sign shall be deemed a discontinuance of use. A nonconforming sign shall be made to conform immediately to the provisions of this chapter if:
1. The owner remodels a nonconforming sign display, or expands or enlarges the structure or land use upon which the advertising display is located;
 2. The owner relocates a sign to another area of the existing site;
 3. There is an agreement between the owner and the city for the removal of a sign on a given date;
 4. The sign display is or may become a danger to the public or is unsafe; or
 5. The sign display constitutes a traffic hazard.
 6. The sign is destroyed.

17.51.170 Administration and enforcement.

- A. Signs and other advertising structures regulated in this chapter, when found by the building official to be unsafe or a menace to the public, or erected in violation of the provisions of this chapter, shall be and constitute a public nuisance and shall be subject to abatement.
- B. Any sign which, because of changes in structure or site occupancy or use, does not comply with the requirements of Section 17.51.140 may be maintained for a period not longer than thirty days, after which time any such sign shall be in violation of the provisions of this chapter and subject to abatement within a period not exceeding one year.
- C. Per Chapter 17.65 (Enforcement), any person, firm, corporation or organization found in violation of any provisions of this chapter shall be notified and cited in accordance with policies established by the community development department and approved by the city council.

Also, any person, firm or corporation violating any of the provisions or failing to comply with any of the requirements of this code, except as specifically reserved, shall be guilty of an infraction, per Section 1.16.010. Each sign violation may constitute a separate infraction. Should an infraction remain for a longer than reasonable amount of time, not to exceed five business days, the person, firm, or corporation in violation may be found in violation of an additional infraction. The maximum penalty for an infraction is a fine not exceeding the maximum then allowable by state law. At present, pursuant to Government Code Section 36900, the maximum penalty for an infraction is a fine not exceeding one hundred dollars for a first violation, a fine not exceeding two hundred dollars for a second violation of the same ordinance within one year and a fine not exceeding five hundred dollars for each additional violation of the same ordinance within one year.

Except as otherwise provided by law, all provisions of law or ordinance relating to misdemeanors shall apply to infractions. Therefore, any person violating any provision of this chapter is guilty of a misdemeanor. Such person shall be deemed to be guilty of a separate offense for each and every day, and each and every location of each offending sign, during any portion of which any violation of this chapter is committed or continued.

- D. Any sign or sign structure erected, altered, relocated, repaired, or maintained contrary to the provisions of this chapter is declared to be unlawful and a public nuisance; and the city shall, upon order of the city council, immediately commence action or proceedings for the abatement and removal and enjoinder thereof in the manner provided by law, and shall take such other steps and shall apply to such courts as may have jurisdiction to grant such relief as will abate and remove such sign or structure.

17.51.180 Murals and public art.

- A. Murals are painted wall signs which have a majority of sign area comprised of noncommercial content, and which generally have artistic, historic, or cultural themes. New murals, public art and the restoration of murals shall require the prior review and approval by the Planning Commission via the Conditional Use Permit process.
- B. The Planning Commission may approve a new mural or public art if it finds that the proposed mural or public art is consistent with applicable city policies and ordinances, and that the mural or public art would not be detrimental to the public health, safety, or welfare. Commercial content of murals and public art shall be subject to all applicable sign limitations of the underlying zone district. Murals and public art shall be subject to the following standards and review process.
1. Murals and public art may be located on structures or walls within any commercial or industrial zone district.
 2. Prior to painting or installation of a new mural or public art, or the modification of an existing mural, an application must be submitted for the review and approval by the Planning Commission. All applications for new or modified murals or public art shall be referred to the Planning Commission for review.
 3. Approval of a mural design or public art shall occur only after notice and an opportunity to comment has been provided consistent with the process established in Section 17.51.020 for a public hearing. Interested parties may provide comment on proposed murals in writing or in person to the Planning Commission. The Planning Commission shall consider any public comments during their review of a proposed mural or public art.
 4. The Planning Commission shall apply the following design criteria in reviewing proposed murals or public art:
 - a. The subject matter shall be of historical significance regarding the growth and development of the city of Dinuba and its surrounding region. The mural or public art may also contain other subject matter deemed by the committee to be significant and of high quality.
 - b. Murals and public art shall be designed and painted by an artist who possesses demonstrated knowledge and expertise in the design, materials, and execution of murals and public art.
 - c. To the extent feasible, the mural and public art shall be vandal and graffiti resistant.

- C. No person shall paint, alter, or remove a mural or public art without first obtaining a Conditional Use Permit and paying applicable sign permit fees.

17.51.190 Definitions.

For purposes of this chapter, certain words and forms are defined as follows (also see Figure 51-5):

“A-frame sign,” or “sandwich board,” means a portable sign capable of standing without support or attachment.

“Advertising structure” means a structure erected exclusively for advertising purposes upon which any poster, bill, printing, device or other advertisement of any kind whatsoever may be placed, posted, printed or fastened and having a surface of twelve square feet or more.

“Awning sign” means any sign located on an awning.

“Balloon” means any inflatable sign or balloon intended to levitate above the ground regardless of size, that is designed to be used as an outdoor advertising device for any business or promotional event.

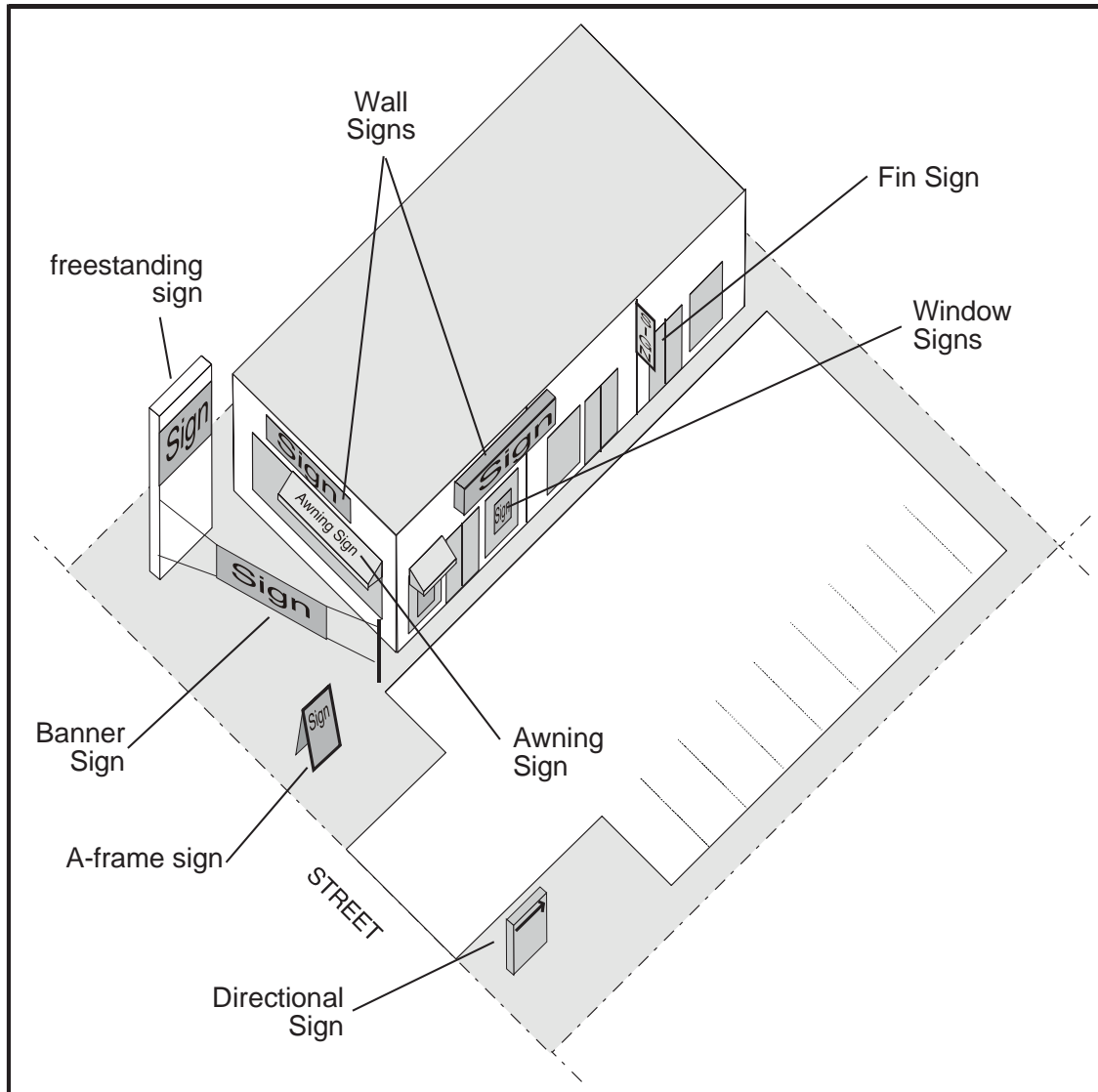
“Bulletin board” means a permanent monument sign with changeable copy, intended to announce meetings or other events.

“Building” means the building on which a sign is located or attached, but excluding an advertising structure.

“Cut-out sign” means any sign or individual words, letters, figures or characters which are self-supporting and not affixed to any sign surface, but which are erected so as to be approximately parallel to the face of the structure but need not be attached to the structure.

“Directional sign” means any sign other than a highway marker or any sign erected by public authority which is for the purpose of directing persons to a place or activity not located on the same premises as the sign.

Figure 51-5: Illustration of various sign types



“Erect” means to build, construct, hang, place, suspend or affix, including the painting or otherwise applying of wall signs.

“Face” means the surface of a sign on, against or through which the message or design is displayed or illustrated.

“Face of structure” means the exposed side of a main wall of a structure, excluding structural projections facing a street, highway or thoroughfare.

“Feather Sign” means a sign typically freestanding that is mounted on a pole, normally made of fabric and designed to blow in the wind.

“Fin sign” means any sign which is erected so as to combine the features of both a roof sign and a projecting sign.

“Freestanding sign” means any sign which is self-supporting in a fixed location and not attached to any structure.

“Gross surface area of sign” or “aggregate surface area” means the area contained within a single continuous perimeter, enclosing all parts of the sign but excluding any structural elements outside the limits of signs which are required for the support of the sign, most often measured in square feet.

“I-frame” signs are a type of portable sign, designed to stand on a solid base or base with four legs, supporting a vertical sign which may or may not be two sided.

“Illuminated sign” means any sign illuminated by any light source on, within or attached to the sign or by a light source removed therefrom.

“Marquee” means a permanent roofed structure attached to and supported by the structure.

“Marquee sign” means any sign attached to or supported by a marquee.

“Monument sign” means any low-profile sign located on the premises and advertising the use, business, service or activity being conducted on the premises.

“Noncommercial sign” means a sign (typically temporary in nature) that contains a message or images displaying non-commercial speech (e.g. commentary or advocacy on topics of public debate and concern). This definition shall be construed and interpreted in light of relevant court decisions,

“Occupancy frontage” means the length of a building frontage of an individual business (see Figure 51-3). Occupancy frontage is used to determine the maximum permitted size of a wall sign.

“Outdoor advertising structure (billboard)” means any sign, other than a directional sign, having a gross area of fifty square feet or more, if single-faced; or one hundred square feet or more if double-faced, which advertises a business, product, service or activity made available elsewhere than upon where the sign is located.

“Pedestrian sign” means a sign typically hung above a sidewalk from an awning or arcade, meant to be viewed by pedestrians.

“Pennants” are long, narrow flags that may be used individually or strung together, and are most often used to designate car sales or other outdoor sales or events.

“Portable sign” means any sign designed to be easily transportable or moveable, and which is capable of standing without support or attachment, including but not limited to an A-board, movable freestanding, tire stack or wind sign.

“Projecting sign” means any sign which is attached to the face of a structure and projects more than eighteen inches from the face of the structure.

“Real estate sign” means any sign used exclusively for advertising a parcel of property or a structure for sale, lease or rent.

“Roof sign” means any sign located on a roof of a building or having its major structural supports attached to a roof.

Sandwich Board. Refer to definition of “A-frame sign”.

“Sign” means any advertisement, announcement, display (including electronic display), illustration, banner, insignia or mechanism which is affixed to, painted on or otherwise represented on a building, structure or site, on any vegetation, rock, wall, post, fence or any other object and which is used to advertise or promote the interests of any person on the sale, use or consumption of any service, commodity, article or thing.

For the purpose of this chapter the term “sign” shall not include the following:

1. Advertising media located entirely within an enclosed building;
2. Traffic highway markers, parking directional signs not greater than three square feet in area and railroad crossing or danger signals;
3. The display of official court or public office notices;
4. Any sign erected or maintained by public authority; or
5. Signs used for the safety, welfare or convenience of the public by utility companies.

“Sign structure” means the structure supporting a sign including uprights, braces and framework but excluding any portion of the sign structure which meets the definition of a “sign.”

“Snipe sign” means a type of temporary sign used for commercial purposes, typically small, made of plastic or paper that is attached to a wire frame that is stuck into the ground. Snipe signs are also sometimes attached to other objects such as telephone poles, trees, fences, etc.

“Streamer” means a long, narrow banner, flag, or pennant.

“Street frontage of a lot” means the face of a lot abutting a street for interior lots and the narrowest frontage abutting a street on corner lots.

“Trompe l’oeil” means an art technique involving realistic imagery in order to trick the eye into perceiving a painted detail as a three-dimensional object.

“Wall sign” means any sign painted, affixed or attached on a building wall or of solid construction located as to be approximately parallel with the face of a structure, including a “V” type sign which does not extend more than eighteen inches from the face of the structure.

“Window sign” means any sign painted on or attached to a window or located inside a structure within a distance equal to the greatest dimension of the window (either width or height) and designed to be viewed from the outside of the structure in which the window is located.

CHAPTER 53

Zoning Ordinance Amendments



Sections

17.53.010	Purpose
17.53.020	Boundary Changes
17.53.030	Application and Fees
17.53.040	Public Hearing Notice
17.53.050	Public Hearing
17.53.060	Action of the Planning Commission
17.53.070	Action of the City Council
17.53.080	Amendment of Official Zoning Map
17.53.090	New Application
17.53.100	Urgency Zoning Ordinance Amendments
17.53.110	Prezoning

17.53.010 Purpose

This chapter establishes the procedure for changes in zoning designations for parcels, and also for changes in zoning standards within the text of the Dinuba Zoning Ordinance.

17.53.020 Boundary Changes

- a. A change in the boundaries of any district may be initiated by the owner of the property within the area for which a change of district is proposed or the authorized agent of the owner filing an application for a change of district boundaries. If the area for which a change in district is proposed is more than one ownership, at least 50 percent of the property owners or their authorized agents shall join in filing the application.
- b. A change in boundaries of any district or a change in a district regulation may be initiated by application of a private party, or by resolution of the Planning

Commission, or by action of the City Council in the form of a request to the Planning Commission.

17.53.030 Application and Fees

- a. A property owner or authorized agent, desiring to propose a change in the boundaries of the district in which the property is located, may file an application with the Planning Commission for a change in district boundaries on a form prescribed by the Planning Commission which shall include the following data:
 1. Name and address of the applicant.
 2. Statement that the applicant is the owner of the property for which the change in district boundaries is proposed or the authorized agent for the owner, or the plaintiff in an action of eminent domain to acquire the property involved.
 3. Address and description of the property, including Assessor Parcel Number, number of acres, land use, surrounding land uses and other details that could be relevant to the proposal.
- b. The application shall be accompanied by a drawing of the site and the surrounding area for a distance of at least 300 feet from the boundary of the site, showing the location of streets, and property lines and the names and last known addresses of the recorded legal owners of all properties shown on the latest adopted tax roll of the County of Tulare. Assessor's maps may be used for this purpose.
- c. The application shall be accompanied by a fee set by a resolution of the City Council sufficient to cover the cost of processing the application as prescribed in this chapter.

17.53.040 Review and Public Hearing Notice

- a. Upon receipt the Planning Director shall review the application and determine whether it is complete, and shall notify the applicant of any discrepancies or additional information required to properly analyze the request. The Planning Director shall make an investigation of the application and shall prepare a report thereon which shall be submitted to the Planning Commission, including a recommendation as to the action to be taken by the Planning Commission and a statement supporting such recommendations.

- b. The Planning Commission shall hold a public hearing on each application for a change in district boundaries or a district regulation within 45 days of the date when the application was filed or the proposal was initiated.
- c. Notice of a public hearing shall be given not less than 10 days prior to the date of the public hearing by : (1) a publication of a notice of the time and place of the hearing and a general explanation of the matter to be considered in a newspaper of general circulation within Dinuba; (2) mailing a notice of the time and place of the hearings to all persons whose names appear on the property owners list submitted under the provisions of this chapter.

17.53.050 Public Hearing

- a. At the public hearing, the Planning Commission shall review the application or the proposal and may receive pertinent evidence and testimony as to why and how the proposed amendment is necessary to achieve the objectives of the zoning ordinance prescribed in this chapter or how or why the proposed amendment is consistent with the stated purposes and application intended for the zone classification proposed.
- b. The Planning Commission may review proposals for the use of the property for which a change in district boundaries is proposed or plans or drawings showing proposed structures or other improvements, in light of the fact that under the provisions of this title a change in district boundaries cannot be made conditionally.

17.53.060 Action of the Planning Commission

Within 40 days following the completion of the public hearing, the Planning Commission shall make specific findings in writing as to whether the change is required to achieve the objectives of the zoning ordinance and the goals, policies and action programs of the general plan. The Commission shall transmit a report to the City Council recommending that the application be granted or denied, or that the proposal be adopted or rejected, including, if warranted, a written statement of the reasons for the recommendation, together with one copy of the application, resolution of the Commission, the scale drawing of the site and surrounding area and all other data therewith, the minutes of the public hearing, the report of the Planning Director and the findings of the Commission.

17.53.070 Action of the City Council

- a. Upon receipt of the Planning Commission's resolution and report, the City Council shall hold a public hearing; provided, however, that if the matter under

- consideration is an amendment to change property from one district classification to another, and the Planning Commission has recommended against the adoption of such amendment, the City Council need not take any further action thereon unless an interested party requests such a hearing by filing a written request with the city clerk within five working days after the Planning Commission files its recommendation with the City Council.
- b. Notice of the time and place of said hearing shall be given in the time and manner provided in Chapter 17.5 (Public Hearings).
 - c. The City Council, after the close of the public hearing, shall make specific findings in writing as to whether the amendment is required in order to achieve the objectives of the zoning ordinance and goals, policies and action programs of the general plan and, when applicable, whether the amendment would be consistent with the purposes and application intended for the zoning district being proposed.
 - d. The City Council may approve, modify or deny the recommendation of the Planning Commission; provided, however, that if modified significantly, the modification shall be first referred to the Planning Commission for report and recommendation. The Planning Commission shall not be required to hold a hearing thereon. Failure of the Planning Commission to report within 40 days of the reference (or such longer period as may be designated by the City Council) shall be deemed to be approval of the proposed modification by the Planning Commission.
 - e. If the City Council finds that the proposed amendment is required (in its original or modified form) it shall enact an ordinance amending the regulations of this title. If the Council finds that an amendment is not required, it shall deny the application or proposal for amendment.

17.53.080 Amendment of Official Zoning Map

A change in a district boundary shall be indicated on the Official Dinuba Zoning Map together with the date, the amendment action and ordinance number.

17.53.090 New Application

Following the denial of an application for a change in a district boundary, no application for the same or substantially the same change shall be filed within one year of the date of denial of the application.

17.53.100 Urgency Zoning Ordinance Amendments

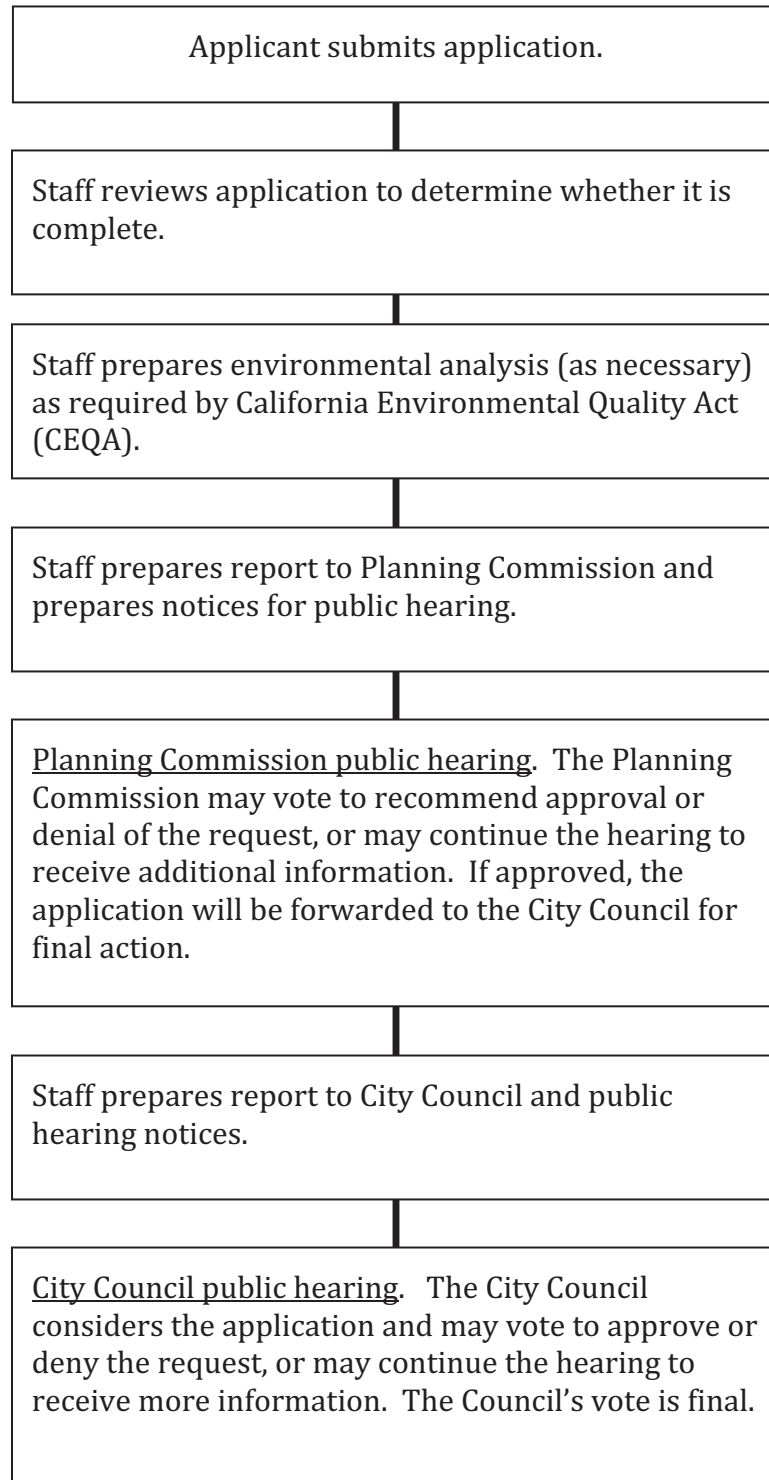
To protect the public interest, health, safety and welfare, the City Council may adopt an urgency zoning ordinance amendment limiting the use of property that may be in conflict with a general plan, specific plan, or zoning amendment that is being contemplated by the Planning Commission or City Council. The following regulations shall govern the procedures for an urgency zoning ordinance amendment.

- a. Adoption of an urgency zoning ordinance amendment shall require a four-fifths (4/5) vote of the City Council.
- b. The urgency ordinance shall no longer be binding after 45 days from its adoption except under the following conditions.
 1. Subject to a public hearing, the City Council may extend the urgency ordinance amendment for 10 months and 15 days.
 2. An urgency ordinance amendment may be extended for an additional year, subject to a four-fifths (4/5) vote by the City Council.
 3. Ten days prior to the expiration or extension of an urgency ordinance, the City Council shall issue a written report describing the measures being taken to alleviate the condition that led to the adoption of the urgency zoning ordinance.

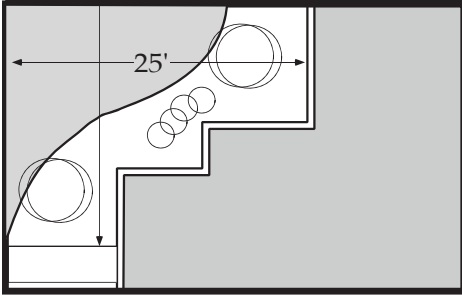
17.53.110 Prezoning

Dinuba may prezone unincorporated territory to delineate the zoning of the subject territory in the event of annexation to the City. The procedure for prezoning shall be consistent with the requirements for a zoning amendment outlined in this chapter.

Exhibit 53-1: Zoning Ordinance Amendment Process



CHAPTER 55



Site Plan Review

17.55.010	Purpose
17.55.020	Applicability
17.55.030	Exemptions
17.55.040	Relationship to Design Guidelines
17.55.050	Application and Fee
17.55.060	Action of the Community Development Director
17.55.070	Report and Findings
17.55.080	Street Dedication and Improvements
17.55.090	Building Permit
17.55.100	Lapse of Site Plan
17.55.110	Revocation
17.55.120	Site Plan to Run With the Land

17.55.010 Purpose

The purpose of the site plan/design review process is to enable the City of Dinuba to make a finding that a proposed development project is in conformity with the intent and provisions of this Ordinance and to guide the building department in the issuance of building permits.

The site plan/design review process is intended to ensure that development constructed in Dinuba meets good urban design standards, does not have an adverse impact on neighboring properties, does not negatively impact the public health, safety and welfare, and produces a development that will enhance the image and marketability of Dinuba.

17.55.020 Applicability

The following project types shall be subject to obtaining a Site Plan Review permit prior to a building permit and construction:

1. All new multiple-family residences;

2. All additions to existing multiple-family residences;
3. All renovations to multiple-family residences which involve facade or exterior work;
4. All new commercial construction and also exterior renovations to commercial buildings;
5. All new industrial construction and also exterior renovations to industrial buildings.

17.55.030 Exemptions

The following uses shall be exempt from Dinuba's site plan/design review process:

- a. Single family dwellings.
- b. Open space uses that do not require a building permit.
- c. The establishment of a new use on a previously-developed site where no new construction is proposed (however such uses may be subject to a Conditional Use Permit).
- c. Incidental and accessory structures.
- d. Various public and private utility and infrastructure improvements.
- f. Existing uses that were originally permitted through the Site Plan Review process whose building area (or active use area) is being increased by less than 25 percent
- g. Other uses that the Planning Director determines not to require site plan/design review because it would not further the objectives of this chapter, including temporary use permits, minor building and site improvements and in home care facilities that cater to the elderly or disabled.

17.55.040 Relationship to Design Guidelines

In addition to the requirements for Site Plan Review outlined in this chapter, all development projects shall also be subject to conformance with the City of Dinuba's Design Guidelines as applicable for commercial, industrial, multi-family residential and neighborhood design.

17.55.050 Application and Fee

An application for a site plan/design review permit shall be made to the Planning Department on a form prescribed by the Department. The application shall be accompanied by a fee set by resolution of the City Council. Uses that require a conditional use permit shall not be required to pay for a site plan/design review permit because the fee would be covered by the fee for a conditional use permit. The information requirements listed below will be required of applicants, and the application shall include the following information:

- a. Name and address of applicant.
- b. Statement that the applicant is the owner of the property or is the authorized agent of the owner.
- c. An accurate scale drawing of the site and the surrounding area for a distance of at least 100 feet from each boundary of the site showing the existing locations of streets and property lines.
- d. Preliminary floor plans and front, side and rear architectural elevations of the proposed structures, along with renderings showing proposed colors and materials of the structures and improvements.
- e. A site plan , drawn to scale, which shall show the following:
 1. Lot and building dimensions.
 2. All buildings and structures: location, size, height, and proposed use.
 3. Yards and space between buildings.
 4. Walls and fences: location, height and materials.
 5. Off-street parking and loading: location, number of spaces, dimensions of spaces, and internal circulation pattern.
 6. Access: pedestrian, vehicular and service: points of ingress and egress.
 7. Signs: location, size, height, and type of illumination.
 8. Lighting: location and general nature.
 9. Trash enclosures.

10. Street dedication and improvements.
11. Grading and drainage plan.
12. Landscaping and irrigation: location and type.

17.55.060 Action of the Community Development Director

1. Within thirty days after submission, the director, on behalf of the city, shall review the site plan to determine compliance with this title. If it is determined that the site plan cannot be approved without granting a variance or use permit, or amending this title, the applicant shall be notified in writing and no action on the site plan shall take place until proper application for a variance, use permit or amendment has been filed and acted upon as prescribed by this title.
2. The director may require the submittal of additional information or revised plans. Within thirty days from the receipt of an application the applicant shall be notified in writing of any revisions or additional information required and shall submit such information. Failure to submit required information may be cause for site plan disapproval.
3. Once the application is determined to be complete, the director shall refer the application to the Design Review Committee (DRC (composed of appropriate department heads and service providers, including but not limited to the city engineer, public works director, building official, fire chief, police chief, solid waste provider, school district and other individuals or representatives who may be affected or otherwise have an interest in the project)). These individuals and agencies shall submit comments and questions to the director, who, based on these comments, may request revisions to the site plan or additional information as appropriate.
4. Within thirty days after the acceptance of the completed site plan, the director shall approve, approve with conditions or disapprove the site plan.
5. In making their determination, the director shall consider and, when appropriate, make findings consistent with Section 17.55.070. In making these findings, the director shall determine that approvals will be consistent with established legislative policies relating to traffic safety, street dedications and street improvements, environmental quality, and to zoning, fire, police, building and health codes.
6. In reaching a determination with regard to a site plan review, the director shall state those conditions which he has determined are necessary to protect the public health, safety and general welfare of the community and those conditions as may

be required by the city municipal code or any federal, state or other local law, rule, regulation or court decision in accordance with this section.

7. All conditions of site plan approval shall be fully complied with prior to the issuance of any certificate of occupancy. It is unlawful for any person to construct, occupy or maintain any building, facility or site without fully complying with all of the conditions of site plan approval or any other applicable requirement of this chapter.
8. The director's decision shall be final unless appealed to the planning commission. Appeals shall be processed in accordance with Chapter 17.63 (Appeals).
9. When, in the opinion of the director, the site plan submitted is of such consequence, magnitude or involves potential public controversy, the director may refer such to the planning commission for public hearing. The referral shall be placed on the agenda of the next available planning commission meeting following the director's decision.
10. The approved site plan, with any conditions shown thereon or attached thereto, shall be dated and signed by the director, with one copy mailed to the applicant and one copy filed with the building official.
11. Revisions by the applicant to an approved site plan shall be resubmitted in the manner required for drawings first submitted. Minor modifications, as determined by the director, shall be approved as a change to the site plan. Any other change shall be processed as an original filing.

17.55.070 Report and Findings

In making their decision, the director shall prepare a report on the site plan/design review permit application based on their analysis of the project and also recommendations of the Design Review Committee. This report shall be forwarded to the applicant and their agent. The findings shall include the following:

- a. That the location of the proposed use is in accordance with the purpose and objectives of this Ordinance and the purposes of the district in which the subject site is located.
- b. That the design of buildings and other improvements complies with applicable Design Guidelines for the zone in which the project is located.
- c. That the location of the proposed use and the conditions under which it would be operated or maintained will not be detrimental to the public interest, health,

safety, convenience or welfare, or be materially injurious to properties or improvements in the vicinity.

- d. That the proposed use will not have a significant impact on the environment, or that any significant impacts have been acknowledged.
- e. That the proposed use will comply with applicable provisions contained in this Ordinance.
- f. That the proposed use is consistent with the Dinuba General Plan.
- g. That the site for the proposed use is adequate in size, shape and location to accommodate the use for which it is proposed.

17.55.080 Street Dedication and Improvements

In addition to the conditions detailed in the Director's resolution, changes in the neighborhood that would result from traffic generated by the development undergoing site plan/design review may require land dedication and/or street improvements. Should the Director find that approval of the proposed development combined with existing traffic in and near the subject property warrant road improvements along the subject property, the Commission may require conditions as follows:

- a. The applicant shall dedicate necessary right-of-way along the subject property adequate to facilitate the installation of roadway improvements consistent with Dinuba's Circulation Element and Improvements Manual.
- b. The applicant shall install roadway improvements, including curbs, gutters, sidewalks and street paveout, along the subject property that are consistent with Dinuba's Circulation Element and Improvements Manual. These improvements may extend off site for purposes of ensuring safe traffic circulation, effective storm drainage, or pedestrian safety.
- c. The applicant shall install non-roadway improvements within the roadway right-of-way, including street signs, street lights, street trees and bus stops.

All improvements shall be constructed and installed to city standards and shall be installed at the time of development. Where it is determined by the Director that it is impractical to install certain or all improvements at the time of development, an agreement to make such improvements may be accepted in lieu thereof. In the event of such an arrangement, the applicant shall enter into an agreement with Dinuba for the installment of improvements before a building permit is issued. The applicant shall deposit money with the City of Dinuba or post a bond with the City in the amount determined by the City Engineer to guarantee the installation of said improvements.

17.55.090 Building Permit

Before a building permit shall be issued for any building or structure proposed as part of a site plan/design review, the Chief Building Official shall find that the proposed building location and size, facilities and improvements are in conformance with the site plan/design review and conditions approved by the Community Development Director.

17.55.100 Lapse of Site Plan

Site plan/design review approval shall lapse and shall become void one year following the date on which it was approved unless, prior to expiration of one year, a building permit has been issued by the Chief Building Official and construction has commenced. Alternatively, the applicant may request a one-year extension of the Site Plan by submitting a letter to the Community Development Director that justifies the extension. Extensions may be requested up to three times.

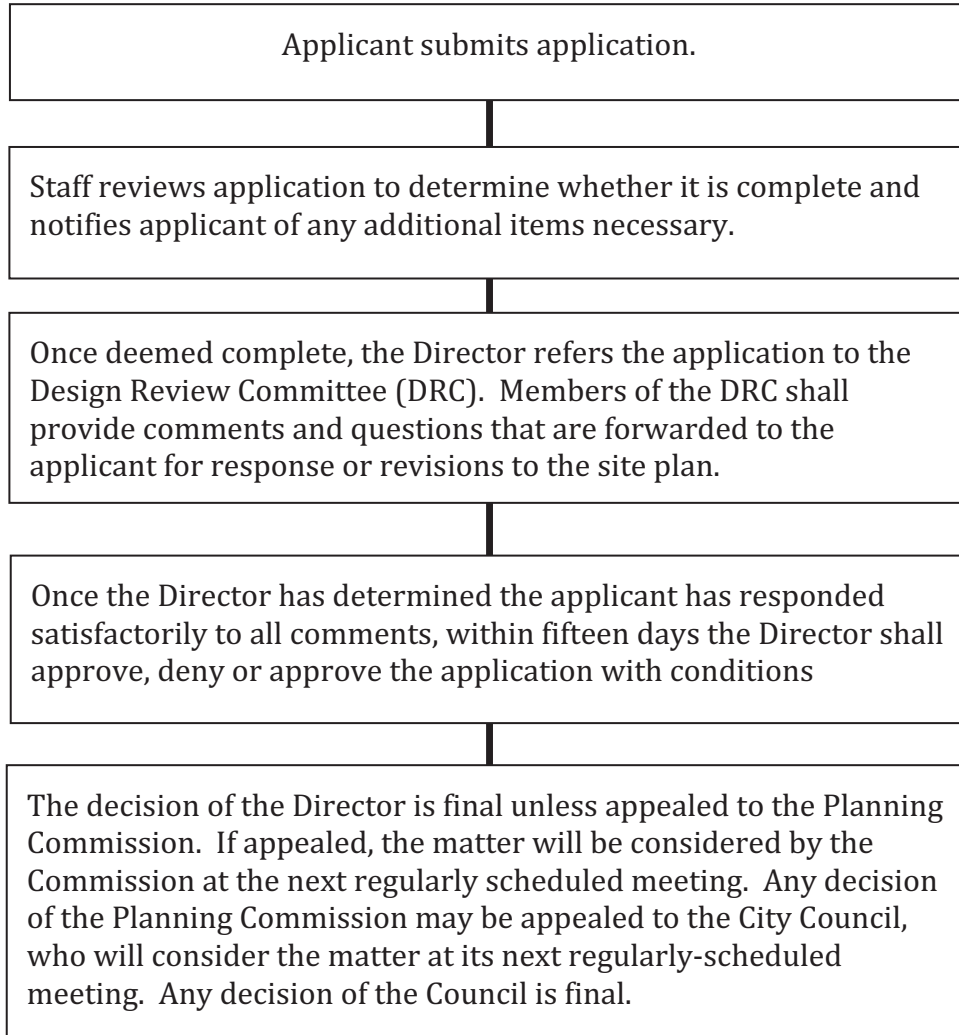
17.55.110 Revocation

Upon violation of any conditions of an approved site plan, said site plan may be revoked and building permits associated with an approved site plan shall be suspended. Within 30 days of the revocation and suspension, the City Council shall consider the matter. If not satisfied that the regulation, general provision, condition or conditions are being complied with, the City Council may revoke the site plan and/or building permit and take action as may be necessary to ensure compliance.

17.55.120 Site Plan to Run With the Land

A site plan shall run with the land and shall continue to be valid upon change of ownership of the property or building which was the subject of a site plan application.

Exhibit 55-1: *Site Plan Review Process*



CHAPTER 57



Conditional Use Permits

Sections

- 17.57.010 Purpose**
- 17.57.020 Application and Fee**
- 17.57.030 Hearings and Notice**
- 17.57.040 Review and Public Hearing Notice**
- 17.57.050 Report and Findings**
- 17.57.060 Action of the Planning Commission**
- 17.57.070 Conditions**
- 17.57.080 Lapse of Conditional Use Permit**
- 17.57.090 Extension of Conditional Use Permit**
- 17.57.100 Revocation**
- 17.57.110 New Application**
- 17.57.120 Use Permit to Run with the Land**
- 17.57.130 Preexisting Conditional Use Permits**
- 17.57.140 Temporary Conditional Use Permits**

17.57.010 Purpose

The purpose of this chapter is to establish procedures for processing Conditional Use Permits and temporary use permits. Certain uses listed in districts in this Ordinance are permitted subject to receiving a Conditional Use Permit. Because of their unusual characteristics, or unique area in which they are proposed, these uses require special consideration so that they may be located properly with respect to the purpose and objectives of this Ordinance and with respect to their effects on surrounding properties.

17.57.020 Application and Fee

An application for a Conditional Use Permit shall be made to the Planning Department on a form prescribed by the Department. The application shall be accompanied by a fee set by resolution of the City Council.

17.57.030 Hearings and Notice

Upon receipt of a Conditional Use Permit application and making a determination that the application is complete and meets City standards, the Planning Department shall prepare a notice for a public hearing consistent with the requirements contained in Section 17.5 (Public Hearings). The application shall include the following information:

- a. Name and address of applicant.
- b. Statement that the applicant is the owner of the property, or is the authorized agent of the owner.
- c. A site plan, drawn to scale, which shall show the following:
 1. Lot and building dimensions.
 2. All buildings and structures: location, size, height, and proposed use.
 3. Yards and space between buildings.
 4. Walls and fences; location, height and materials.
 5. Off-street parking and loading: Location, number of spaces, dimensions of spaces, and internal circulation pattern, consistent with standards contained in Section 17.49 (Parking and Loading).
 6. Access: pedestrian, vehicular and service. Points of ingress and egress.
 7. Signs: location, size, height, and type of illumination, consistent with standards contained in Section 17.51 (Signs and Advertising).
 8. Lighting: location and general nature.
 9. Street dedication and improvements.
 10. Landscaping and irrigation: location and type, consistent with standards contained in Section 17.47 (Landscaping and Irrigation).
- d. Where new construction or significant remodeling is proposed, preliminary floor plans and front, side and rear elevations of the proposed structures.

17.57.040 Review and Public Hearing Notice

Upon receipt the Planning Director shall review the application and determine whether it is complete, and shall notify the applicant of any discrepancies or additional information required to properly analyze the request. The Planning Director shall also make a determination regarding any review of potential environmental impacts associated with the project, as required by the California Environmental Quality Act.

The Planning Director shall then make an investigation of the application and shall prepare a report thereon which shall be submitted to the Planning Commission, including a recommendation as to the action to be taken by the Planning Commission and a statement supporting such recommendations.

17.57.050 Report and Findings

The Planning Department shall prepare a report on the Conditional Use Permit application that provides a recommendation based on the following findings.

- a. That the location of the proposed use is in accordance with the purpose and objectives of this Ordinance and the purpose of district in which the subject site is located.
- b. That the location of the proposed use and the conditions under which it would be operated or maintained will not be detrimental to the public interest, health, safety, convenience or welfare, or materially injurious to properties or improvements in the vicinity.
- c. That the proposed use will not have a significant impact on the environment, or that any significant impacts will be mitigated or acknowledged.
- d. That the proposed use will comply with applicable provisions contained in this Ordinance.
- e. That the proposed use is consistent with the Dinuba General Plan.
- f. That the site for the proposed site is adequate in size, shape and location to accommodate the use the district for which it is proposed.

17.57.060 Action of the Planning Commission

The Planning Commission shall conduct a public hearing for the proposed Conditional Use Permit, consistent with the procedure established in Chapter 17.5 (Public Hearings). Following the public hearing, the Planning Commission shall take action on the Conditional Use Permit. The Commission can approve, approve with conditions or deny the Conditional Use Permit based on the finding listed above. The Commission's decision is final unless appealed to the City Council, consistent with the procedure established in Chapter 17.63 (Appeals).

Within 10 days of adopting a resolution on the Conditional Use Permit, the Commission shall transmit a copy of its resolution to the applicant.

17.57.070 Conditions

The Planning Commission can approve a Conditional Use Permit subject to conditions. Conditions may involve the operation of the use, maintenance of the property or specific aspects associated with the development, including storage and display of goods, grading, surface and drainage improvements; vehicular ingress and egress; parking and loading; landscaping and irrigation and maintenance thereof; regulation of light, vibration, odors, and noise; appearance of buildings, grounds, signs, and other structures; street dedication and improvements; and hours of operation. In cases where certain improvements may be phased over time, Dinuba may request a bond or monetary deposit to ensure faithful performance on the part of the applicant. The value of the bond or deposit shall be determined by the City Engineer.

Conditions set forth for a Conditional Use Permit can only be required in order to achieve the purpose and objectives of this Ordinance. Conditions which require dedication of land for a purpose not reasonably related to the use of the property shall be prohibited.

17.57.080 Lapse of Conditional Use Permit

A Conditional Use Permit shall lapse and become void one year from the date it became effective, unless by conditions of the use permit a greater time is allowed, or unless a building permit is issued by the Chief Building Official and construction on the use has commenced.

17.57.090 Extension of Conditional Use Permit

A Conditional Use Permit for which no building permit or business license has been issued may be renewed in increments of one year, not to exceed three one-year extensions; provided, that prior to the one-year expiration, an application for renewal is filed with the Planning Department. The Planning Commission by resolution may approve, approve with conditions or deny the renewal application.

17.57.100 Revocation

Where the City finds that a use operating under a Conditional Use Permit is not complying with the conditions of that use permit, the operation of the use shall be suspended. Within 60 days of the suspension, the Planning Commission shall hold a public hearing on the Conditional Use Permit. Based on a report from the Planning Department, findings contained in Section 17.57.050 of this Chapter, and testimony from the public, the Commission may revoke the Conditional Use Permit with conditions that may be necessary to assure compliance with the purpose and objectives of this Ordinance. The Commission's decision shall be final unless appealed to the City Council consistent with the requirements contained in Chapter 17.63 (Appeals).

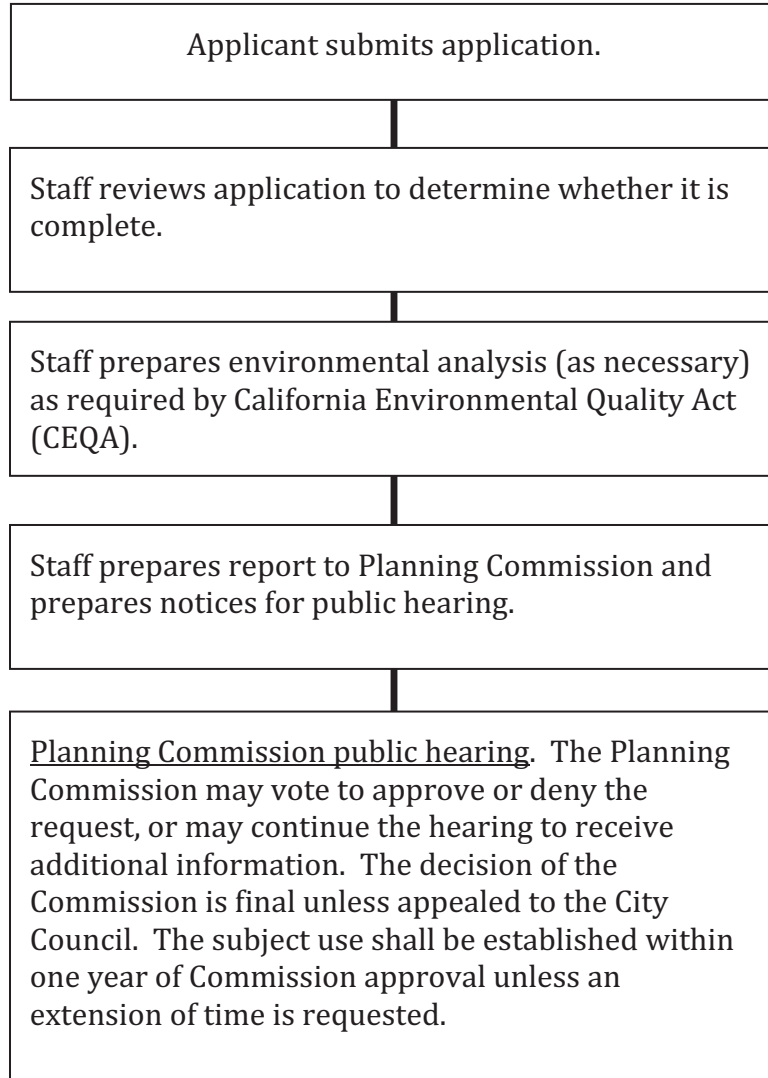
17.57.110 New Application

Following the denial or revocation of a Conditional Use Permit, no application for the same or substantially the same Conditional Use Permit shall be filed within one year of the date of denial or revocation.

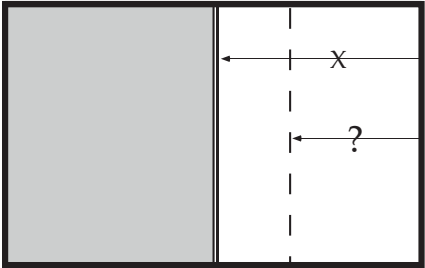
17.57.120 Use Permit to Run with the Land

A Conditional Use Permit shall run with the land and shall continue to be valid upon change of ownership of the property or structure that was the subject of the use permit application.

Exhibit 57-1: Conditional Use Permit Process



CHAPTER 59



Variations, Minor Deviations and Reasonable Accommodations

Sections

- 17.59.010 Purpose
- 17.59.020 Variations - Applicability
- 17.59.030 Variations - Application and Fee
- 17.59.040 Variations - Hearings and Notice
- 17.59.050 Variations - Report and Findings
- 17.59.060 Variations - Action of the Planning Commission
- 17.59.070 Variations - Conditions
- 17.59.080 Variations - Appeal to City Council
- 17.59.090 Variations - Lapse of Variance
- 17.59.100 Variations - New Application
- 17.59.120 Variations - Variance to Run With the Land
- 17.59.130 Minor Deviations - Purpose
- 17.59.140 Minor Deviations - Applicability
- 17.59.150 Minor Deviations - Application and Fee
- 17.59.160 Minor Deviations - Report and Findings
- 17.59.170 Minor Deviations - Action of the Planning Director
- 17.59.180 Minor Deviations – Conditions
- 17.59.190 Reasonable Accommodations – Purpose
- 17.59.200 Reasonable Accommodations - Applicability
- 17.59.210 Reasonable Accommodations - Application and Fee
- 17.59.220 Reasonable Accommodations - Action of Planning Director
- 17.59.230 Reasonable Accommodations - Appeal to the Planning Commission

17.59.010 Purpose

The purpose of this chapter is to establish procedures for processing applications for variances, minor deviations and reasonable accommodations requests. Variances are addressed in Sections 17.59.020 through 17.59.120; Minor Deviations are addressed in Sections 17.59.130 through 17.59.180, and Reasonable Accommodations are addressed in Sections 17.59.190 through 17.59.230.

17.59.020 Variances - Applicability

The Planning Commission may grant a variance from district regulations, including setbacks, lot dimensions, height of structures, lot coverage, parking and loading standards, and sign regulations, but shall not apply to types of uses.

17.59.0300 Variances - Application and Fee

An application for a variance shall be made to the Planning Department on a form prescribed by the Department. The application shall be accompanied by a fee set by resolution of the City Council.

17.59.040 Variances - Hearings and Notice

Upon receipt of a variance application, the Planning Department shall prepare a notice for a public hearing consistent with the requirements contained in Chapter 17.5 (Public Hearings).

17.59.050 Variances - Report and Findings

The Planning Department shall prepare a report on the variance application. The Department shall provide a recommendation based on the following findings, which are pursuant to California Government Code Section 65906.

- a. That there are special circumstances applicable to the property, including size, shape, topography, location or surroundings, and that the strict application of this Ordinance deprives such property of privileges enjoyed by other property in the vicinity and under identical classifications;
- b. That granting a variance is necessary for the preservation and enjoyment of a substantial property right possessed by other properties in the same vicinity and district and denied to the property for which the variance is sought;

- c. That granting the variance will not be materially detrimental to the public health, safety, or welfare, or injurious to the property or improvements in such vicinity and district in which the property is located;
- d. That granting the variance does not constitute a special privilege inconsistent with the limitations upon other properties in the vicinity and district in which such property is located;
- e. That granting the variance does not allow a use or activity which is not otherwise expressly authorized by the regulations governing the subject parcel; and
- f. That granting the variance will not be inconsistent with the General Plan.

17.59.0600 Variances - Action of the Planning Commission

Following the public hearing, the Planning Commission shall take action on the variance. The Commission can approve, approve with conditions or deny the variance based on the finding listed above. To approve a variance, the Commission shall find that all of the above findings are true. The Commission's decision shall be final unless appealed to the City Council consistent with the requirements contained in Chapter 17.63 (Appeals).

Within 10 days of adopting a resolution on the variance, the Commission shall transmit a copy of its resolution to the person that filed the variance application.

17.59.070 Variances - Conditions

The Planning Commission can approve a variance subject to conditions. Such conditions will assure that the approved variance shall not constitute a grant of a special privilege inconsistent with the limitations upon other properties in the vicinity and district in which the subject property is located.

17.59.080 Variances - Appeal to City Council

Upon an appeal of the Planning Commission's action, the City Council shall hold a public hearing and take action by resolution on the variance. The Council shall consider the Commission's decision, the claims contained in the appeal, and the findings contained in Section 17.59.5 of this chapter. The Council can approve, approve with modifications or deny the decision of the Planning Commission. The decision of the Council shall be final. The variance shall become effective three days following the date of Council approval. Within 10 days of adopting a resolution on the variance, the Council shall transmit a copy of its resolution to the person who filed the variance application.

17.59.090 Variances - Lapse of Variance

A variance shall lapse and become void one year from the date it became effective, unless conditions of the variance allow a greater time, or unless a building permit is issued by the Chief Building Official and construction has commenced on the use that is the subject of the variance.

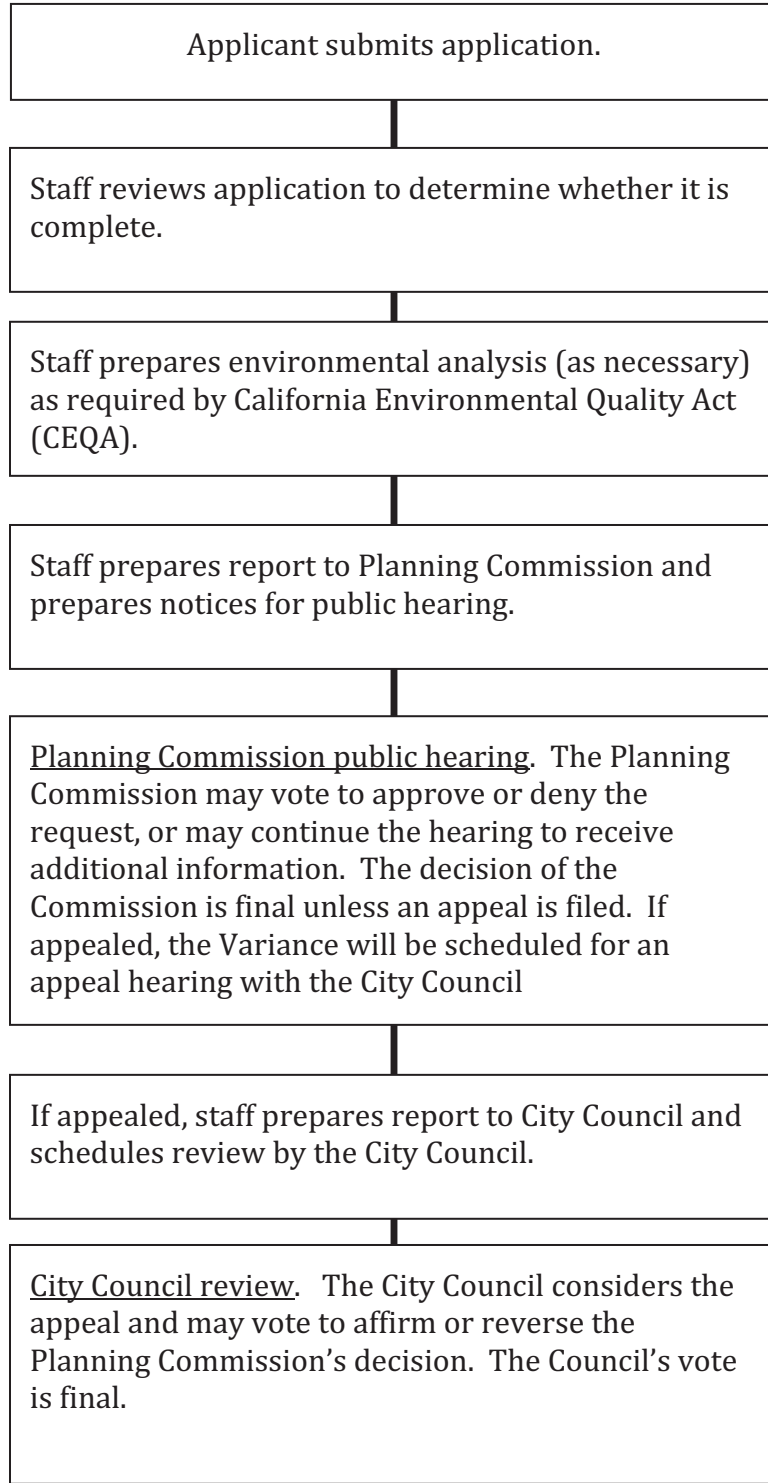
17.59.100 Variances - New Application

Following the denial or revocation of a variance, no application for the same or substantially the same variance shall be filed within one year of the date of denial or revocation.

17.59.110 Variances - Variance to Run With the Land

A variance shall run with the land and shall continue to be valid upon change of ownership of the property or structure which was the subject of the variance application.

Exhibit 59-1: Variance Process



17.59.120 Minor Deviations - Purpose

The purpose of this chapter is to provide a mechanism whereby minor deviations from district regulations can be granted by the Planning Director. A minor deviation may be granted for up to 20 percent for zoning standards identified in Section 17.59.130. Any minor deviation that exceeds the deviation percentage explained above shall be processed as a variance consistent with the regulations detailed in the requirements for Variances in this chapter.

Minor deviations shall only be granted when practical difficulties, unnecessary hardships and conditions inconsistent with the purpose and objectives of this Ordinance may result from the strict application of certain provisions of this Ordinance. The granting of a minor deviation and its associated conditions shall not constitute a special privilege inconsistent with the limitations on other properties in vicinity and in other like districts in Dinuba.

17.59.130 Minor Deviations - Applicability

The Planning Director may grant a minor deviation from district regulations for the following:

- a. Reduction of lot area, lot dimensions, space between buildings, yard space, setback requirements, or population density requirements by not more than twenty (20) percent.
- b. Increase of lot coverage or height limitations by not more than twenty (20) percent.
- c. Permission to repair or remodel a nonconforming structure if the work will bring the structure and the subsequent use into greater conformity with the property development standards of the zoning district in which the structure is located.

17.59.140 Minor Deviations - Application and Fee

An application for a minor deviation shall be made to the Planning Department on a form prescribed by the Department. The application shall be accompanied by a fee set by resolution of the City Council.

17.59.150 Minor Deviations - Report and Findings

The Planning Director shall prepare a report on the minor deviation application and shall review the following findings with regard to a minor deviation.

- a. There are special circumstances applicable to the property, including size, shape, topography, location or surroundings or unclear property lines, where the strict application of this Ordinance deprives such property rights possessed by other properties in the same vicinity or other properties that have the same district classification;
- b. That granting a minor deviation is necessary for the preservation and enjoyment of a substantial property right possessed by other property in the same vicinity or other properties that have the same district classification;
- c. That granting the minor deviation will not be materially detrimental to the public health, safety or welfare, or injurious to the property or improvements in the vicinity and district in which the property is located; and
- d. That granting the minor deviation does not constitute a special privilege inconsistent with the limitations upon other properties in the vicinity and district in which the property is located.

17.59.160 Minor Deviations - Action of the Planning Director

Minor deviations may be processed as an administrative matter by the Planning Director. Following a review of a minor deviation application and the findings listed above, the Planning Director may take action on the minor deviation. The Planning Director can approve, approve with conditions or deny the minor deviation based on the findings listed above. Following a decision by the Planning Director, an administrative resolution shall be prepared that outlines the findings and conditions of the decision.

The Director's decision shall be final unless appealed to the Planning Commission consistent with the requirements contained in Chapter 17.63 (Appeals). Within 10 days of approving the minor deviation, the Director shall transmit a copy of the administrative resolution to the person that filed the minor deviation application.

17.59.170 Minor Deviations - Conditions

The Director can approve a minor deviation subject to conditions. Conditions will assure that the approved minor deviations shall not constitute a grant of a special privilege

inconsistent with the limitations upon other properties in the vicinity and district in which such property is situated.

17.59.180 Reasonable Accommodations - Purpose

It is the policy of the City of Dinuba, pursuant to the federal Fair Housing Amendments Act of 1988 and the California Fair Employment and Housing Act (hereafter called “fair housing laws”), to provide individuals with disabilities reasonable accommodation in rules, policies, practices and procedures to ensure equal access to housing and facilitate the development of housing for individuals with disabilities. This ordinance establishes a procedure for making requests for reasonable accommodation in land use, zoning and building regulations, policies, practices and procedures of the jurisdiction to comply fully with the intent and purpose of fair housing laws.

17.59.190 Reasonable Accommodations - Applicability

Reasonable accommodation in the land use and zoning context means providing individuals with disabilities or developers of housing for people with disabilities, flexibility in the application of land use and zoning and building regulations, policies, practices and procedures, or even waiving certain requirements, when it is necessary to eliminate barriers to housing opportunities.

An individual with a disability is someone who has a physical or mental impairment that limits one or more major life activities; anyone who is regarded as having such impairment; or anyone with a record of such impairment.

A request for reasonable accommodation may be made by an individual with a disability, his or her representative, or a developer or provider of housing for individuals with disabilities, when the application of a land use, zoning, or building regulation, policy, practice or procedure acts as a barrier to fair housing opportunities.

17.59.200 Reasonable Accommodations - Application and Fee

Any eligible person as defined in Section 17.59.190 may request a reasonable accommodation in land use, zoning and building regulations, policies, practices and procedures. An application for reasonable accommodation shall be made to the Planning Department on a form prescribed by the Department. The application shall be accompanied by a fee set by resolution of the City Council.

Any information identified by an applicant as confidential shall be retained in a manner so as to respect the privacy rights of the applicant and shall not be made available for public inspection.

17.59.210 Reasonable Accommodations - Action of Planning Director

The Planning Director shall prepare a report on the reasonable accommodation application. Reasonable accommodation applications shall be processed as an administrative matter. The Planning Director can approve, approve with conditions or deny the application based on the findings listed below. Following a decision by the Planning Director, an administrative resolution shall be prepared that outlines the findings and conditions of the decision. The decision shall be made within 30 days of receiving the application. The written decision of the Planning Director shall be final unless appealed to the Planning Commission consistent with the requirements contained in Section 17.63 (Appeals). The Planning Director shall render a decision based on the following findings.

- a. Whether the housing, which is the subject of the request for reasonable accommodation, will be used by an individual with disabilities protected under fair housing laws;
- b. Whether the requested accommodation is necessary to make housing available to an individual with disabilities protected under the fair housing laws;
- c. Whether the requested accommodation would impose an undue financial or administrative burden on the City and;
- d. Whether the requested accommodation would require a fundamental alteration in the nature of the City's land use and zoning or building program.
- e. In granting a request for reasonable accommodation, the reviewing authority may impose any conditions of approval deemed reasonable and necessary to ensure that the reasonable accommodation will comply with these findings including the following:
 1. Inspection of the property periodically, as specified, to verify compliance with this section and any conditions of approval;
 2. Removal of the improvements, where removal could not constitute an unreasonable financial burden, when the need for which the accommodation was granted no longer exists;
 3. Time limits and/or expiration of the approval if the need for which the accommodation was granted no longer exists;
 4. Recordation of a deed restriction requiring removal of the accommodating feature once the need for it no longer exists;

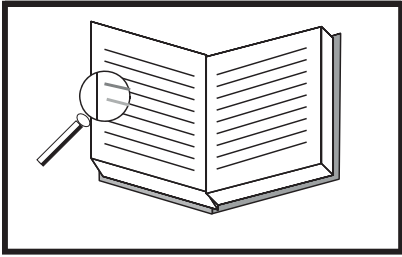
Chapter 59: Variances, Minor Deviations and Reasonable Accommodations

5. Measures to reduce the impact on surrounding uses;
6. Measures in consideration of the physical attributes of the property and structures;
7. Other reasonable accommodations that may provide an equivalent level of benefit and that will not result in an encroachment into required setbacks, exceed the maximum height, lot coverage, or floor area ratio requirement specified for the zone district; and
8. Other conditions necessary to protect the public health, safety, and welfare.

17.59.220 Reasonable Accommodations - Appeal to the Planning Commission

Upon an appeal of the Planning Director's decision, the Planning Commission shall take action by resolution on the reasonable accommodation application. The Commission shall consider the Planning Director's decision, the claims contained in the appeal, and the findings contained in Section 17.59.210 of this chapter. The Commission can approve, approve with modifications or deny the recommendation of the Planning Director. The decision of the Commission shall be final. The decision shall become effective three days following the date of the Commission's approval at which time the applicant may secure a building permit for the accommodation under consideration.

CHAPTER 61



Non-Conforming Uses and Structures)

Sections

17.61.010	Purpose
17.61.020	Definitions
17.61.030	Continuation, Maintenance and Abandonment
17.61.040	Restoration of Damaged Structure

17.61.010 Purpose

The purpose of this chapter is to prevent the expansion of non-conforming uses and structures, to the maximum extent possible, to establish criteria under which they may be continued or possibly expanded and to provide for the modification or removal of these non-conforming uses and structures in a fair, defensible and timely manner. The general purpose is to facilitate the fair transition of properties with non-conforming uses to those with uses that conform with the site's zoning.

17.61.020 Definitions

- a. A non-conforming use is a use of a structure or land that was lawfully established and maintained prior to the adoption of the Dinuba Zoning Ordinance but which does not conform with the use regulations for the district in which it is located.
- b. A non-conforming structure is a structure that was lawfully erected prior to the adoption of the Dinuba Zoning Ordinance but which does not conform with the standards of coverage, setbacks, height, or distance between structures prescribed in the regulations for the district in which the structure is located.

17.61.030 Continuation, Maintenance and Abandonment

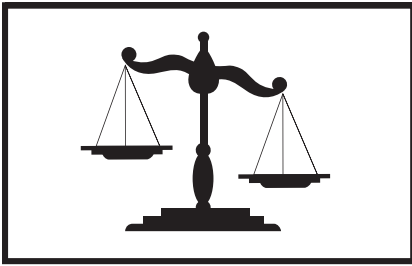
- a. A use legally occupying a structure or a site on the effective date of the zoning ordinance or amendments thereto, which does not conform with the use regulations for the district in which the use is located shall be deemed a legal, non-conforming use and may be continued, except as otherwise provided in this chapter.
- b. A structure legally occupying a site on the effective date of the zoning ordinance or amendments thereto which does not conform with the standards of coverage, setbacks, height, or distances between structures prescribed in the regulations for the district in which the structure is located shall be deemed a legal, non-conforming structure and may be continued, except as otherwise provided in this chapter.
- c. A sign or outdoor advertising structure legally occupying a site on the effective date of the zoning ordinance or amendments thereto which does not conform with the standards for message content, location, size, height, placement, lighting, or movement prescribed in Chapter 17.51 (Signs and Advertising) for the district in which it is located shall be deemed to be non-conforming and may be continued, except as otherwise provided in this chapter.
- d. Routine maintenance and repairs may be performed on a non-conforming site, a non-conforming structure or a non-conforming sign or outdoor advertising structure. Improvements in the design or appearance of these non-conforming features may be made so long as the discrepancy between the existing conditions of the use, structure, sign, or advertising structure and the current district standards is not increased.
- e. Alterations and additions to uses that are non-conforming shall be prohibited unless required by law or unless the moving, altering, or enlargement will result in the elimination of the non-conforming use.
- f. Alterations and additions to structures, signs and outdoor advertising structures shall be prohibited unless required by law or unless the moving, altering or enlargement will result in the elimination of the non-conforming structure, sign, or outdoor advertising structure.
- g. Whenever a non-conforming use, structure, sign, or outdoor advertising structure has been abandoned, discontinued, or changed to a conforming use for a continuous period of 90 days, the non-conforming use shall not be reestablished and the non-conforming structure, sign or outdoor advertising structure shall be removed.

- h. Nothing in this chapter shall be construed or applied so as to require the termination, discontinuance, or removal or so as to prevent the expansion, modernization, replacement, maintenance, alteration, reconstruction or rebuilding and continued use of a public building or public utility buildings, structures, equipment, and facilities.

17.61.040 Restoration of Damaged Structure

- a. Whenever a non-conforming use, structure, sign or outdoor advertising structure is destroyed by fire or other calamity or by an act of God or by the public enemy, the use, structure or sign shall not be replaced, unless the cost of such reconstruction, repairing or rebuilding does not exceed seventy-five percent (75%) of the reasonable replacement value of the building immediately prior to the damage, as determined by a qualified appraiser, provided that restoration is started within three months of the act of destruction and is completed within one year from the time of the event.
- b. Whenever a non-conforming use, structure, sign, or outdoor advertising structure is destroyed by fire, or other calamity, or by an act of God or by the public enemy to the extent that more than seventy-five percent (75%) of the value of the use, structure, sign or outdoor advertising structure is destroyed as determined by the Chief Building Official, the feature shall be voluntarily razed, shall be required by law to be razed or shall be restored to conformity with the regulations for the district in which the feature is located. A non-conforming use shall not be resumed.

CHAPTER 63



Appeals

Sections

- 17.63.010 Who May Appeal**
- 17.63.020 Appeal Requirements**
- 17.63.030 Effect of Appeal**
- 17.63.040 Public Notice and Hearing**
- 17.63.050 Decision on Appeal**
- 17.63.060 Appeals by the Planning Director**
- 17.63.070 New Appeal**
- 17.63.080 Reconsideration**

17.63.010 Who May Appeal

Any person dissatisfied with a decision of the Planning Director or Planning Commission on a planning application may appeal the decision. The decision of the Planning Director can be appealed to the Planning Commission, and the Planning Commission's decision to the City Council, unless otherwise not allowed by this Ordinance.

17.63.020 Appeal Requirements

An appeal of a decision by the Planning Director or Planning Commission shall be completed by filing a letter with the City Clerk no later than 10 days after the day on which the decision was made. The appeal shall state the name of the person appealing the decision, the decision that is being appealed and the reasons for the appeal, including any error, abuse or discretion or a decision that is not supported by the findings in the record.

17.63.030 Effect of Appeal

The filing of an appeal shall have the effect of staying the issuance of any permit or procedure until such time as the matter on appeal is resolved.

17.63.040 Public Notice and Hearing

Upon receipt of an appeal by the City Clerk, a public hearing shall be held within 45 days of the receipt of the appeal. The public hearing notice for the appeal shall comply with the notice requirements detailed in Chapter 17.5 (Public Hearings).

17.63.050 Decision on Appeal

The Planning Commission or City Council shall hold a public hearing on the matter that is under appeal. The appellate body shall affirm, modify or reverse the decision under appeal. At the discretion of the appellate body, the public hearing may be continued.

17.63.060 Appeals by the Planning Director

The Planning Director may appeal a decision of the Planning Commission to the City Council if the Director finds that:

- a. The action of the Planning Commission constitutes new policies for the City.
- b. The action is contrary to established City policy.
- c. The action will have a significant fiscal impact on the City.
- d. The action is not in compliance with City zoning or subdivision ordinances.
- e. The action is inconsistent with the Dinuba General Plan.

17.63.070 New Appeal

When an appeal has been denied by an appellate body, no new application for the same or substantially same application shall be filed with the City for 12 months following the final decision on the appeal.

17.63.080 Reconsideration

If the appellate body determines that more complete information or additional facts on the matter previously appealed become evident, the affected party may request reconsideration of the appeal. All costs associated with the reconsideration shall be borne by the applicant. A new public hearing notice will be processed consistent with Chapter 17.5 (Public Hearings).

CHAPTER 65



Enforcement

Sections

- 17.65.010 Purpose**
- 17.65.020 Administration**
- 17.65.030 Code Enforcement**
- 17.65.040 Violation - Declared public nuisances and actions.**
- 17.65.050 Violation – Procedure**
- 17.65.060 Right of Entry**

17.65.010 Purpose

The purpose of this chapter is to provide a mechanism for enforcing the provisions of this Ordinance. Further, to ensure that Dinuba's planning efforts are achieved and that the public health, safety and welfare is protected.

17.65.020 Administration

All department heads, officials or other employees of the City that are vested with the authority to issue and permit, license or certificate shall enforce the provisions of this Ordinance and shall not issue any permits, licenses or certificates for uses, buildings or structures that are in conflict with this Ordinance. Any permit, license or certificate issued in conflict with this Ordinance, intentionally or otherwise, shall be null and void.

17.65.030 Code Enforcement

The Planning Director and Code Enforcement Officer, or other person authorized by the City Manager, shall be authorized to enforce provisions of this Ordinance and to issue citations and make arrests pursuant to Section 836.5 of the California Penal Code.

17.65.040 Violation—Declared public nuisances and actions.

Any building or structure set up, erected, constructed, altered, enlarged, converted, moved or maintained contrary to the provisions of this title and any use of land, buildings or premises established, conducted, operated or maintained contrary to the provisions of this title shall be and the same are hereby declared to be unlawful and a public nuisance.

The building official shall immediately initiate all necessary legal proceedings for the abatement, removal and enjoinder thereof in the manner provided by law and shall take such other steps as may be necessary to accomplish these ends, and may apply to a court of competent jurisdiction to grant such relief as will remove and abate the structure or use and restrain or enjoin the person, firm or corporation or an organization from erecting, moving, altering or enlarging the structure or using the site contrary to the provisions of this title. The remedies prescribed by this section are cumulative and nonexclusive.

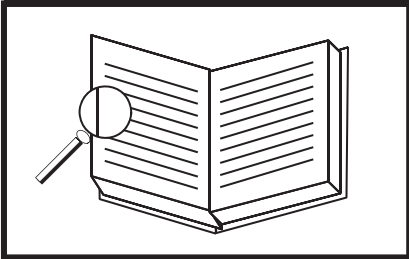
17.65.050 Violation – Procedure

Any person, firm, corporation or organization found in violation of any provisions of this title shall be notified and cited in accordance with the provisions of Chapter 14.52 (Substandard Housing, Unsafe Structures and Unsafe Use of Property—Nuisances).

17.65.060 Right of Entry

In the discharge of enforcement duties authorized persons shall have the right to enter any site, building or structure for the purpose of investigation and inspection. Such right of entry shall be exercised only at reasonable hours and only with the consent of the owner or tenant unless a written order from the Court has been issued.

CHAPTER 67



Definitions

Sections

17.67.010	Purpose
17.67.020	Objectives
17.67.030	Definitions

17.67.010 Purpose

Unless the text of this ordinance states otherwise, the following definitions shall be used in the interpretation and construction of this Ordinance. Words and phrases used in this ordinance shall be defined in Section 25-67.3 of this chapter.

17.67.020 Objectives

The objectives of this chapter are as follows:

- A. Provide coherent and consistent explanation of the terms used in the Ordinance.
- B. Avoid misinterpretation of the regulations, procedures, and standards as put forth in the Ordinance.
- C. Introduce a common vocabulary to facilitate communication regarding the Ordinance.

17.67.030 Definitions

It is noted that individual chapters within this Zoning Ordinance may have definitions within the chapter that pertain to that particular subject matter. Individual chapters with definitions include the following

- Accessory Dwelling Units
- Adult Entertainment
- Landscaping and Irrigation
- Recycling/Buyback Centers
- Signs and Advertising
- Wireless Telecommunication Equipment

“Abutting” shall mean two or more parcels sharing a common boundary of at least one point.

“Abandoned” shall mean to cease or suspend from developing or maintaining a building or use for a stated period of time.

“Access” shall mean safe, adequate, and usable ingress or egress to a property or use.

“Accessory Dwelling Unit” – see Section 17.45.090 for definitions pertaining to Accessory Dwelling Units and Junior Accessory Dwelling Units.

“Accessory Structure” shall mean a structure containing no kitchen or bathroom and located upon the same lot or parcel as the principal use or structure to which it is an accessory. The structure is customary, incidental, and subordinate to the use of the principal building, or the principal use of the land. All accessory structures shall be constructed with, or subsequent to, the construction of the principal structure or activation of the principal use.

“Adult Day Program” shall mean any community-based facility or program that provides care to persons 18 years of age or older in need of personal services, supervision, or assistance essential for sustaining the activities of daily living or for the protection of these individuals on less than a 24-hour basis.

Adult Entertainment (see Section 17.45.110 for definitions pertaining to adult entertainment).

“Agricultural Accessory Structures” means those uses and structures customarily incidental and subordinate to the agricultural use of the land, including: barns, storage sheds, corrals, pens, fences, windmills, watering and feed troughs; the storage and use of farm implements, irrigation, and crop-protection equipment; the storage and use of fuels for heating buildings and operating farm equipment or appliances; water and waste water

treatment facilities and systems for private uses and structures which are determined by the Planning Director to be necessary, customary, and incidental to the agricultural use of the lot or parcel. Agricultural accessory uses shall not include construction equipment storage yards.

“Agricultural Operations” means the cultivation and tillage of soil, dairying, the production, irrigation frost protection, cultivation, growing, harvesting, and processing of any agricultural commodity, including timber, viticulture, agriculture, horticulture, the raising of livestock, fur-bearing animals, fish, or poultry, and any commercial practices incidental to, or in conjunction with, such agricultural operations, including preparation for market, delivery to storage or to market, or to carriers for transportation to market.

“Alley” shall mean a public way permanently reserved as a secondary means of vehicular access to abutting property.

"Amendment" shall mean a change in the working, context, or substance of this chapter, an addition or deletion or a change in the district boundaries or classifications upon the zoning map.

“Ancillary Use” shall mean a use incidental to and customarily associated with a specific principal use, located on the same lot or parcel.

“Animal Hospital” shall mean a facility where animals or pets are given medical or surgical treatment and are cared for during the time of such treatment; the ancillary use of the premises as a kennel or a place where animals or pets are boarded for remuneration.

“Annexation” shall mean the incorporation of a land area into an existing incorporated community with a resulting change in the boundaries of that community.

“Antenna” shall mean any system of wires, poles, rods, reflecting discs, or similar devices used for the transmission or receiving of electromagnetic radio frequency waves, including antennas or towers used for transmitting or receiving television, radio, citizen’s band or cellular phone communication. An antenna can be affixed to or supported by a roof or exterior wall of a building or other structure or an antenna can be ground mounted, which is supported by a platform, framework, pole, or other structural system that is affixed to or placed directly on or in the ground. This definition also means associated equipment including, but not limited to cabling, generators, fans, air conditioning units, electrical panels, equipment shelters, equipment cabinets, equipment buildings, pedestals, meters, vaults, splice boxes, and surface location markers.

"Applicant" shall mean a person who is required to file an application for a permit under this section.

“Arcade” shall mean a place of business having four (4) more amusement machines.

“Area of Shallow Flooding” shall mean an area designated AO or VO AH Zone on the Flood Insurance Rate Map (FIRM). The base flood depths range from one foot to three feet; a clearly defined channel does not exist; the path of flooding is unpredictable and indeterminate; and, velocity flow may be evident. Such flooding is characterized by ponding or sheet flow.

"Assessor" shall mean the county assessor of the County of Tulare.

“Automated Teller Machine” (ATM) shall mean a computerized, self-service machine used by banking customers for financial transactions, including deposits, withdrawals and fund transfers, without face-to-face contact with financial institution personnel. These machines may be located at or within banks, or in other locations.

“Awning” shall mean a roof-like cover that is temporary in nature and that projects from the wall of a building for the purpose of shielding a door or window from the elements.

“Bar/Tavern” shall mean a business where alcoholic beverages are sold for on-site consumption, which is not part of a larger restaurant. Includes bars, taverns, pubs, and similar establishments where any food service is subordinate to the sale of alcoholic beverages. May also include beer brewing as part of a microbrewery, and other beverage tasting facilities. Does not include adult entertainment businesses.

“Base Flood” shall mean a flood having a one percent chance of being equaled or exceeded in any given year (also called the “100-Year Flood”). Base flood is the term used throughout this ordinance.

“Basement” shall mean any area of the building having its floor subgraded - i.e., below ground level on all sides.

“Bed And Breakfast Inn” (B&B) means a single-family dwelling which is predominantly residential in character, containing three to six guest rooms offering overnight accommodations for rent, wherein a breakfast meal is customarily included in the lodging rate.

“Block” shall mean the properties abutting on one side of a street and lying between the two nearest intersecting or intercepting streets, or nearest intersecting or intercepting street and railroad right-of-way, unsubdivided land or water course.

“Boarding, rooming, lodging house” means a building where lodging and/or meals are provided for compensation for between seven and fifteen persons (not including residential care homes).

“Body piercing shop” means an establishment providing body piercing services, which means any method of puncturing the skin of a person by an aid of needles or other instrument designed or used to puncture the skin for the purpose of inserting jewelry or

other objects in or through the human body. Body piercing services shall not include: (A) ear piercing services where said services are not the primary source of business; and/or (B) the use of needles for legally authorized medical procedures by a licensed acupuncturist, a certified doctor, and/or a registered nurse.

"Breezeway" shall mean a roofed passageway, open on at least two (2) sides, where the roof is structurally integrated with the main building. A fence or wall not exceeding six (6) feet in height may be permitted on one side of said breezeway.

"Buildable Area" shall mean the area of a lot remaining after the minimum yard and open space requirements of the zone district have been met.

"Building" shall mean any structure having a roof supported by columns or walls, for the housing or enclosure of persons, animals or chattels or property of any kind.

"Building Face" shall mean the exterior surface of any building, regardless of frontage.

"Building, height of" shall mean the vertical distance measured from the adjoining curb level to the highest point of the structure, exclusive of chimneys and ventilators; provided, however, that where buildings are set back from the street line, the height shall be measured from the average elevation of the finished grade at the front of the building.

"Building Permit" shall mean the written permission from the City of Dinuba for the construction, repair, alteration, or addition to a structure.

"Bulletin Board" shall mean a permanently constructed sign containing a surface area that may have interchangeable letters, words, or numerals displaying the name of the institution, events conducted upon and/or services offered upon such premises.

"Caretakers residence" shall mean a single-family residence on the same property with, or on abutting property owned by the owner of, an open space, commercial or manufacturing use, which residence is occupied by one (1) or more persons charged with the care or protection of facilities used in such open space, commercial or manufacturing use, and which residence is provided to the occupant as compensation for such services and for which he does not pay money or other things of value other than his services.

"Carport" shall mean a permanent roofed structure with not more than two (2) enclosed sides used or intended to be used for automobile shelter and storage. See also "Carport, Portable".

"Carport, Portable" shall mean a portable attached or detached accessory structure used as a roof covering to protect vehicles or shelter goods and which may or may not be fixed to the ground and which is not designed or intended to be permanently affixed on a lot. Such accessory structures may be erected by the use of poles, ropes, stakes, or a

combination of these items. Roof coverings may be constructed of various materials such as canvas, vinyl, metal sheeting or similar materials.

“Cell Tower” – see Section 17.45.200 for terms related to cell towers and wireless communication.

"Cemetery" shall mean land used or intended to be used for the burial of the dead and dedicated for such purposes, including columbariums, crematoriums, mausoleums and mortuaries when operated in conjunction with and within the boundaries of such premises.

“Child care facility” means a facility, other than a home, which provides regular care, protection and supervision to children for a period of less than twenty-four hours a day, while the parents or guardians are away.

“Child care home” means a home in which the occupant provides regular care, protection and supervision to twelve or fewer children, inclusive, including children who reside at the home, if any, for a period of less than twenty-four hours a day, while the parents or guardians are away.

“Church” shall mean a building, together with its accessory buildings and uses, where persons regularly assemble for worship and which building, together with its accessory buildings, and uses, is maintained and controlled by a religious body organized to sustain public worship.

"City" shall mean the City of Dinuba.

"City manager" shall mean the city manager of the City of Dinuba.

“Club, Lodge, Or Private Meeting Hall” shall mean a permanent, headquarters-type and meeting facilities for organizations operating on a membership basis for the promotion of the interests of the members, including facilities for business associations; civic, social and fraternal organizations; labor unions and similar organizations; political organizations; professional membership organizations; and other membership organizations.

“Combining Districts” (Overlay Districts) means zones or geographical areas in Dinuba that may require special regulations or treatment due to unique features, resources or hazards. These districts may be combined with any district identified in this Ordinance.

“Commercial Accessory Structures” means uses and structures incidental and subordinate to the commercial use of the land including: equipment storage areas, trash storage areas and bins; vending machines; required loading and unloading facilities; outdoor tables, benches, umbrellas, fountains, ponds, statues, sculptures, paintings, and other works of art; radio and television antennas, private satellite dish antennas; the

storage and use of fuels for fleet vehicles, heating buildings or for the operation of appliances or equipment used within a building; sales offices, showrooms and administrative offices; permitted signs; the storage and use of commercial fleet vehicles as part of the principal use; and other accessory uses and structures which are determined by the Planning and Building Director to be necessary, customary and incidental to the commercial use of the land.

“Commercial Recreation Facility – Outdoor” Means facilities for various outdoor recreational activities, where a fee is charged for use. Examples include: amusement and theme parks; fairgrounds; go-cart tracks; golf driving ranges; miniature golf courses; roller skating, hockey, skateboarding; and water slides. May also include commercial facilities customarily associated with the above outdoor commercial recreational uses, including bars and restaurants, video game arcades, etc.

"Commission" and "planning commission" shall mean the planning commission of the City of Dinuba.

“Communications Equipment Building” shall mean a building housing electrical and mechanical equipment necessary for the conduct of a public communication business with or without personnel.

“Conditional Use” shall mean a use permitted in a particular zoning district only upon showing that such use in a specified location will comply with all the conditions and standards for the location or operation of such use as specified in the Ordinance and authorized by the Planning Commission.

“Convalescent Hospital Or Nursing Home” shall mean any place, structure, or institution providing for skilled nursing and allied professional health care, or for chronic or convalescent care for one or more persons, exclusive of relatives, in which nursing, dietary or other personal services are rendered to convalescents, invalids, or aged persons, who, by reason of advanced age, chronic illness, or physical infirmity are unable to properly care for themselves, but not including persons suffering from contagious or mental diseases, alcoholism, or drug addiction, and in which surgery is not performed and primary treatment, such as customarily is given in hospitals or sanitariums, is not provided.

“Convenience Store” shall mean a retail establishment with not more than four thousand five hundred square feet of gross floor area, offering for sale prepackaged food products, household items, newspapers and magazines, and sandwiches and other freshly prepared foods, such as salads, usually for off-site consumption.

"Council" and "city council" shall mean the city council of the City of Dinuba.

"Corner cut-off" shall mean the provision for and maintenance of adequate and safe visibility for vehicular and pedestrian traffic at all intersections of streets, alleys, or private driveways.

"County" shall mean the County of Tulare.

"County recorder" shall mean the county recorder of the County of Tulare.

"Day" shall mean calendar day.

"Day Care" means facilities that provide nonmedical care and supervision of adults or minor children for periods of less than twenty-four hours. These facilities include the following, all of which are required to be licensed by the California State Department of Social Services:

1. "Child day care center" means a commercial or nonprofit child day care facility designed and approved to accommodate fifteen or more children. Includes infant centers, preschools, sick-child centers, and school-age day care facilities. These may be operated in conjunction with a school or church facility, or as an independent land use.
2. "Large family day care home" means as provided by Health and Safety Code Section 1596.78, a home that regularly provides care, protection, and supervision for seven to fourteen children, inclusive, including children under the age of ten years who reside in the home, for periods of less than twenty-four hours per day, while the parents or guardians are away.
3. "Small family day care home" means as provided by Health and Safety Code Section 1596.78, a home that provides family day care for eight or fewer children, including children under the age of ten years who reside in the home.
4. "Adult day care facility" means a day care facility providing care and supervision for adult clients.

"Dedication" shall mean the setting aside of land for a particular purpose, including roadway, park, or bikepath improvements; utility easements; or access routes for the public.

"Density" shall mean the number of families, individuals, dwelling units, or housing structures per unit of land.

"Density Bonus" shall mean an increase in units of up to 35 percent over the otherwise maximum allowable residential density under the Ordinance or Dinuba's Land Use Element of the General Plan (see Government Code Section 65915).

“Developer Incentives” means:

1. Reduce or eliminate standards contained in the Subdivision Ordinance or the City of Dinuba Standards and Specifications Manual
2. Reduce or eliminate Ordinance requirements, including open space, lot size, setback, or parking standards.
3. Reduce or eliminate any design requirements exceeding Uniform Building Code specifications.

“Development” shall mean any man-made changes to improved or unimproved real estate, including but not limited to buildings or other structures, mining, dredging, filling, grading, paving, excavation or drilling operations or storage of equipment or materials.

“Development Agreement” shall mean a contract duly executed and legally binding between the City of Dinuba and a developer that delineates the terms and conditions agreed upon by the two parties.

“Disabled Person” means a person who has a medical, physical, or mental condition that limits a major life activity, as those terms are defined in California Government Code section 12926, anyone who is regarded as having such a condition or anyone who has a record of having such a condition. It includes a person or persons, or an authorized representative of a disabled person. The term disabled person does not include a person who is currently using illegal substances, unless he or she has a separate disability.

“Disability” shall mean an individual with a disability is someone who has a physical or mental impairment that limits one or more major life activities; anyone who is regarded as having such impairment; or anyone with a record of such impairment.

"Drive-in restaurant" shall mean any building or structure in which food and drink are prepared for service to customers within such structure or occupying vehicles outside of such structures and including self-service restaurants for take-out food.

“Drive-Through Facility” shall mean a commercial facility where vehicles line up for service at definite spots and where customers are served from a window or similar feature without leaving their vehicles.

"Driveway" shall mean any vehicular access to an off-street parking or loading facility.

“Duplex” shall mean a structure on a single lot containing two dwelling units, each of which is totally separated from the other by a common wall that extends from ground to roof.

“Dwelling” shall mean a structure or portion thereof designed for or occupied for residential purposes whether for one family, several families, roomers or boarders, but for purposes of this definition specifically not to include automobile trailers, hotels, motels, labor camps, tents, railroad cars, converted, transit vehicles, mobile homes or any type of temporary structure.

“Dwelling, Multiple-Family” shall mean a structure containing more than one dwelling unit, designed for occupancy or occupied by more than one family.

“Dwelling, Single-Family” shall mean a building containing one dwelling unit. “Single-family dwelling” shall not include trailers, mobile homes or residential manufactured housing.

"Easement" shall mean a space on a lot or parcel of land reserved for or used for public uses.

“Electric Distribution Substation” shall mean an assembly of equipment which is part of a system for the distribution of electric power where electric energy is received at a subtransmission voltage and transformed to a lower voltage for distribution for general consumer use.

“Electric Transmission Substation” shall mean an assembly of equipment which is part of a system for the transmission of electric power where electric energy is received at very high voltage from its source of generation by means of a network of high voltage lines, and where, by a means of transformers, said high voltage is transformed to a lower subtransmission voltage for purposes of supplying electric power to large individual consumers, interchange connections with other power producing agencies or electric distribution substations for transformation to still lower voltages for distribution to smaller individual users.

“Emergency Shelter” means housing with minimal supportive services for homeless persons that is limited to occupancy of 180 days or less by a homeless person. No individual or household may be denied emergency shelter because of an inability to pay. Emergency shelter may include various related uses including but not limited to, navigation centers, bridge housing, and respite or recuperative care.

"Employee housing" shall mean housing as described, defined, and regulated by the Employee Housing Act, Section 17021.5. of the California Health and Safety Code. Employee housing for up to six unrelated persons per dwelling is permitted in the R-1 (Single Family Residential) zone, and in the RM (Multiple Family Residential) zones, subject to density standards of the particular zone. In the UR (Urban Reserve) zone, employee housing is permitted for up to twelve (12) units or thirty-six (36) beds. Employee housing is permitted subject to the issuance of a permit by the State of California Department of Housing and Community Development as provided in California Health and Safety Code Sections 17021.5 and 17030. The permit shall be

prominently displayed in the housing unit and shall be provided to any peace officer, City inspector or State inspector, upon demand. Employee housing provided by an employer for up to six employees is considered a residential use, subject to the same standards as single-family residences.

"Essential service" shall mean the erection, construction, alteration, or maintenance by public utilities or municipal departments or commissions of underground or overhead gas, electrical, steam or water transmission or distribution systems, collection, communication, supplying, or disposal systems including poles, wires, mains, drains, sewers, pipes, conduits, cables, fire alarm boxes, police call boxes, traffic signals, hydrants, and other similar equipment and accessories in connection therewith, but not including buildings reasonably necessary for the furnishing of adequate service by such public utilities or municipal departments or commissions, or for the public health or safety or general welfare.

"Exceptional Structure" shall mean any structure or building having pre-eminent historical/cultural, architectural, archaeological, or aesthetic significance. Exceptional structures should be considered for nomination to the National Register of Historic Places.

"Extremely Low Income Household" means those units targeted for this category of household that shall be affordable at a rent that does not exceed 30 percent of 60 percent of the Tulare County median income.

"Façade" shall mean the exterior wall of a building exposed to public view or that wall viewed by persons not within the building.

"Fair Housing Laws" means (1) the federal Fair Housing Act (42 U.S.C. section 3601 and following) and (2) the California Fair Employment and Housing Act (Government Code section 12955 and following), including amendments to them.

"Family" means one person or two or more individuals living together sharing household responsibilities and activities, which may include, sharing expenses, chores, eating evening meals together and participating in recreational activities and having close social, economic and psychological commitments to each other.

"Farmworker Housing" (Employee Housing Act, Section 17021.6): Means housing consisting of no more than 36 beds in a group quarters or 12 units or spaces designed for use by a single family or household shall be deemed an agricultural land use for the purposes of this title. Farmworker housing shall not be deemed a use that implies that the farmworker housing is an activity that differs in any other way from an agricultural use. No conditional use permit, zoning variance, or other zoning clearance shall be required of farmworker housing that is not required of any other agricultural activity in the same zone. The permitted occupancy in farmworker housing in a zone allowing agricultural

uses shall include agricultural employees who do not work on the property where the farmworker housing is located.

“Farming” see Agricultural Operations

"Federal" shall mean the Government of the United States of America.

"Fence" shall mean any structural device forming a physical barrier which is so constructed that not less than fifty (50) percent of the vertical surface is open to permit the transmission of light, air, and vision through said surface in a horizontal plane. (For board or other solid barriers, see "Wall.").

“Flooding” shall mean a general and temporary condition or partial or complete inundation of normally dry land areas from the overflow of inland or tidal waters; the unusual and rapid accumulation or runoff of surface waters from any source.

“Flood Boundary And Floodway Map” shall mean the official map on which the Federal Emergency Management Agency (FEMA) or Federal Insurance Administrative has delineated both the areas of special flood hazards and the floodway.

“Flood Hazard Boundary Map” shall mean the official map on which the Federal Emergency Management Agency (FEMA) or Federal Insurance Administrative has delineated the areas of flood hazards.

“Flood Insurance Rates Map” shall mean the official map on which the Federal Emergency Management Agency (FEMA) or Federal Insurance Administrative has delineated both the areas of special flood hazards and the risk of premium zones applicable to the community.

“Floodplain” or “Flood-Prone Area” shall mean any land area susceptible to being inundated by water from any source.

“Floodway” shall mean the channel of a river or other watercourse and the adjacent land areas that must be reserved in order to discharge the base flood without cumulatively increasing the water surface elevation more than one foot.

“Floor Area, Gross” shall mean a sum of the gross horizontal areas, in square feet, of the floors of a building, including interior balconies and mezzanines, but not including the horizontal area occupied by any wall, inner court or shaft enclosure.

“Foster Family Home” shall mean any residential facility providing 24-hour care for six or fewer foster children that is owned, leased, or rented and is the residence of the foster parent or parents, including their family, in whose care the foster children have been placed. The placement may be by a public or private child placement agency or by a court order, or by voluntary placement by a parent, parents, or guardian.

“Garage, Private” shall mean an accessory structure or a portion of a main structure used only for the storage of self-propelled passenger vehicles or trailers by families residing upon the premises.

“Garage, Repair” shall mean a commercial structure or part thereof other than a private garage where motor vehicles are repaired or painted.

“Garage sale” is defined as a sale, offer to sell, or holding for the purpose of selling, conducted by any person or persons, of household furnishings, goods or other tangible personal property, conducted in a noncommercial garage, yard, patio, driveway or on any portion of the premises in a residential property.

“Garage, Storage” shall mean a structure or part thereof used for the storage, parking or servicing of motor vehicles, but not for the repair thereof.

"Grade" shall mean the gradient, the rate of incline or decline expressed as a percent. For example, a rise of twenty five (25) feet in a horizontal distance of one hundred (100) feet would be expressed as a grade of twenty five (25) percent. (See also "Slope")

“Grading” shall mean any stripping, cutting, filling or stockpiling of soil.

“Hazardous waste” means waste, or a combination of wastes, which because of its quantity, concentration, or physical, chemical, or infectious characteristics may either:

- A. Cause or significantly contribute to an increase in mortality or an increase in serious irreversible or incapacitating reversible illness.
- B. Pose a substantial present or potential hazard to human health or environment when improperly treated, stored, transported, disposed of or otherwise managed.

"Hedge" shall mean a plant or series of plants, shrubs, or other landscaped material, so arranged as to form a physical barrier or enclosure.

“Historic Preservation” shall mean the protection, rehabilitation, and restoration of districts, sites, structures, buildings and artifacts significant in American history, architecture, archaeology or culture.

“Historical Structure” shall mean any structure or building having pre-eminent historical/cultural, architectural, archaeological, or aesthetic significance.

“Hookah bar” means any facility or location whose business operation, whether as its primary use or as an accessory use, is denoted by smoking specially made tobacco through one or more pipes (commonly known as hookah, shisha, or narghile) designed with a tube passing through an urn of water that cools the smoke.

“Home Occupation” shall mean any use conducted entirely within a dwelling and carried on by the inhabitants thereof, which use is clearly incidental and secondary to the use of the dwelling for dwelling purposes and does not change the character thereof or adversely affect the uses permitted in the residential district of which it is a part; which creates no additional vehicular or pedestrian traffic, requires no additional parking space, generates no noises audible beyond the site, causes no radio or television interference; where no persons are employed other than domestic help, and no mechanical equipment is used other than that necessary for domestic purposes; no materials, equipment and/or supplies are stored outdoors other than such storage normally associated with the residential use of the property. For purposes of this definition, the storage of a vehicle of not more than one (1) ton capacity shall be deemed as normally associated with residential use the property.

“Homemade foods business” shall mean a business conducted out of a residence where the occupants of the dwelling prepare and package certain types of food, operated in compliance with California Homemade Foods Act (as codified in Government Code section 51035), and the following City standards:

- (a) There shall be no employment of help outside the residents of the dwelling, except for one full time employee.
- (b) All food preparation in conjunction with a homemade food business must take place in the residence’s existing kitchen.
- (c) Prior to granting of a city business license the applicant shall obtain a permit from the Tulare County Environmental Health Department. The City business license shall not be effective until that permit or approval is obtained, and shall automatically expire if the other required permit or approval expires, is disapproved or is revoked.
- (d) A copy of the Tulare County Environmental Health Department permit to operate shall be provided to the city planning department within ten working days of the issuance of that permit or approval.

“Homeless Shelter” shall mean a church, public building, or quasi-public facility that provides emergency or temporary shelter to homeless individuals and/or groups. These accommodations may include temporary lodging, meals, laundry facilities, bathing, counseling, and other basic support services. Also referred to as emergency housing.

"Hospital" shall mean any building or portion thereof used for the accommodation and medical care of sick, injured, or infirm persons and including sanitariums, alcoholic sanitariums, institutions for the cure of chronic drug addicts and mental patients.

“Hotel” shall mean a structure or portion thereof in which there are individual guest rooms or suites, usually occupied on a transient basis, where lodging with or without meals is provided for compensation.

"Household pets" shall mean animals, birds, or fowl ordinarily permitted in a dwelling and kept only for the company or pleasure provided to the occupants. Household pets shall not include horses, cows, goats, sheep, other equine, bovine, ovine, or ruminant animals, pigs, predatory wild animals, chickens, ducks, geese, turkeys, game birds and fowl which normally constitute an agricultural use (except pigeons, which shall be deemed household pets). The keeping of household pets or other animals is lawful only in those districts where the use is listed as a permitted use or when any household pets are kept as an accessory use to lawfully maintained residences in other districts. The keeping of any animal not herein described as a household pet shall not be deemed an accessory residential use.

“Immediate Family” Immediate family shall include spouse, parent or step-parent, brother or step-brother or half-brother, sister or step-sister or half-sister, child or step-child, or grandparents.

“Industrial Accessory Structures” means those uses and structures incidental and subordinate to the industrial use of the land including: loading and unloading facilities and equipment, parking areas and shipping terminals; water and waste water treatment facilities and systems; incidental services swishes cafeterias; storage facilities and garages, sales office, showrooms, and administrative offices; radio and television antennas, private satellite dish antennas; the storage and use of fuels for fleet vehicles, heating buildings or for the operation of appliances or equipment used within a building; the storage of fully operative fleet vehicles, heavy equipment or trucks as part of the principal use; permitted signs; and other accessory uses and structures which are determined by the Planning and Building Director to be necessary, customary and incidental to the industrial use of the land.

“Institution” shall mean all governmental, religious, and charitable organizations.

“Junk Yard” shall mean a site or portion of a site which waste, discarded or salvaged materials are bought, sold, exchanged, stored, baled, cleaned, packed, disassembled or handled, including used furniture and household equipment yards, house wrecking yards, used lumber yards and the like; excepting a site where such uses are conducted with a completely enclosed structure and excepting a motor vehicle wrecking yard as defined in this section. An establishment for the sale, purchase or storage of used cars or salvaged machinery in operable condition and the processing of used or salvage materials as part of a manufacturing operation shall not be deemed a junk yard.

“Labor Camp”. See “Farm Labor Housing”.

“Landscaping”. See Chapter 17.47 for terms related to landscaping and irrigation.

“Liquor store” means a retail establishment designed and operated for the primary purpose of selling alcohol. Food stores and convenience markets for which sales of food comprise the majority of gross sales, but also sell alcohol, shall not be considered as a liquor store.

"Loading space" shall mean an off-street space or berth on the temporary parking of commercial vehicles while loading or unloading, and which abuts a street, alley or other appropriate means of ingress and egress.

“Lodge Or Club” means an association of persons, whether incorporated or unincorporated, for some common purpose, but not including groups organized to render a service carried on as a business.

“Lot, Corner” (see Exhibit 67-1 for illustration of lot types) shall mean a site bounded by two (2) or more adjacent street lines which have an angle of intersection of not more than one hundred thirty five degrees (135°).

“Lot, Coverage” shall mean the portion of the lot covered by buildings and structures.

“Lot, Interior” (see Exhibit 67-1 for illustration of lot types) shall mean a lot other than a corner lot.

“Lot, Through” (see Exhibit 67-1 for illustration of lot types) shall mean a lot that fronts onto two parallel streets.

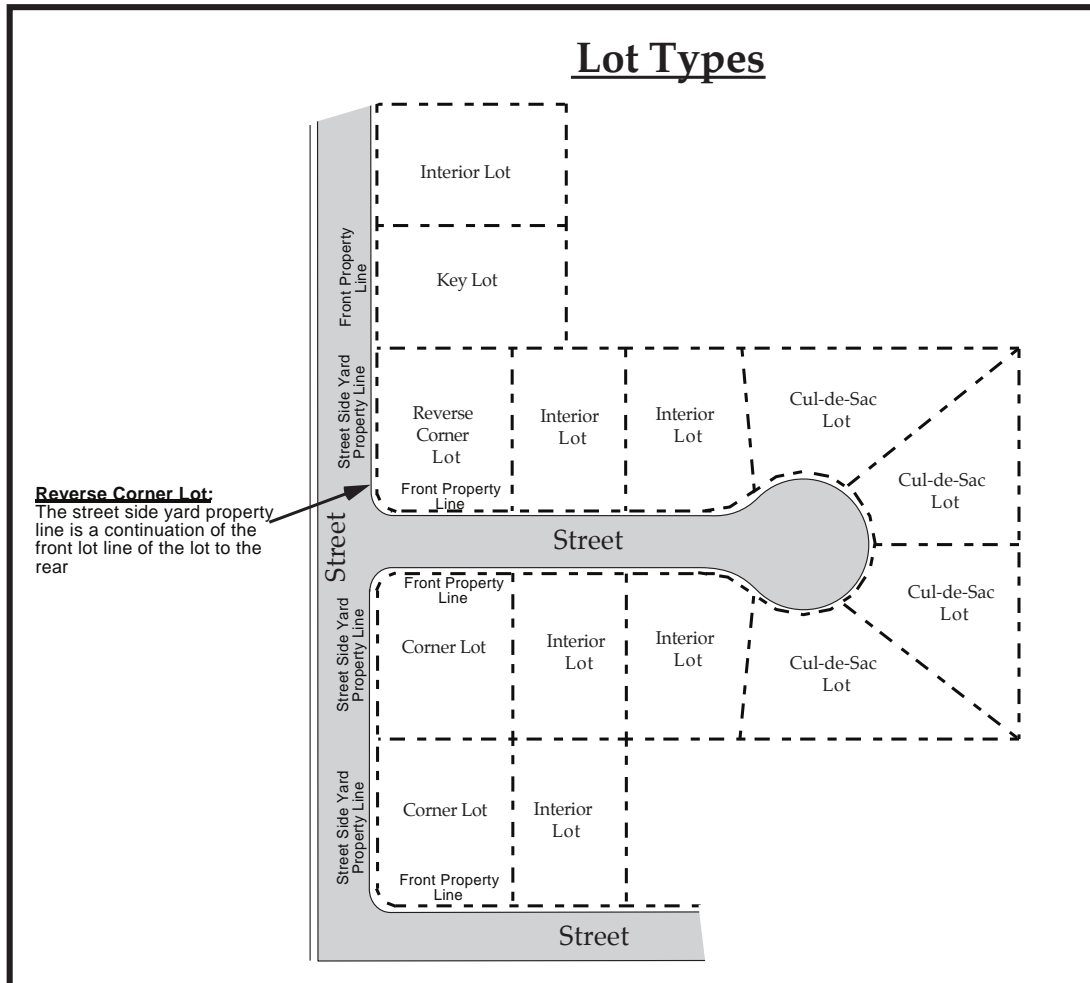
“Lot, Key” (see Exhibit 67-1 for illustration of lot types) shall mean the first lot to the rear of a reversed corner lot whether or not separated by an alley.

“Lot, Flag” shall mean a lot that typically does not front onto a public street but whose access to a public street is provided by a narrow strip of land upon which an easement for vehicular movement is provided.

“Lot, Reversed Corner” (see Exhibit 67-1 for illustration of lot types) shall mean a corner lot whose side street line is substantially a continuation of the front lot line of the first lot to its rear.

“Lot Line, Front” shall mean the property line dividing a lot from a street. On a corner lot the shorter street frontage shall be considered the front lot line.

Exhibit 67-1: Typical Lot Types



“Lot Line, Rear” shall mean the property line opposite the front lot line.

“Lot Line, Side” shall mean any lot lines other than front lot lines or rear lot lines.

“Low Barrier Navigation Centers (LBNC) shall mean a Housing First, low barrier, temporary, service-enriched shelter focused on helping homeless individuals and families to quickly obtain permanent housing.

“Manufactured home” means:

1. A structure, transportable in one or more sections, which is eight body feet or more in width, and is at least forty body feet or more in length, in traveling mode, or, when erected on site, is three hundred twenty or more square feet, and is designed to be used as a single-family dwelling when connected to the required utilities;

2. A living unit built to the specifications of the National Manufactured Housing Construction and Safety Standards Act of 1974, constructed after June 15, 1976.

“Manufacturing” shall mean a process that involves and/or produces basic metals, building materials, chemicals, fabricated metals, paper products, machinery, textiles, and/or transportation equipment, where the intensity and/or scale of operations may cause impacts on surrounding land uses or the community. Also manufacturing processes involving and/or producing: apparel; food and beverage products; electronic, optical, and instrumentation products; ice; jewelry; and musical instruments. Light manufacturing also includes other establishments engaged in the assembly, fabrication, and conversion of already processed raw materials into products, where the operational characteristics of the manufacturing processes and the materials used are unlikely to cause significant impacts on surrounding land uses or the community.

“Massage Establishments” means any establishments wherein massage is given engaged in or carried on or permitted to be given, where the body is rubbed or there is any manipulation of the body or similar procedure given by a certified massage therapist.

“Mean Sea Level” means, for purposes of the National Flood Insurance Program, the National Geodetic Vertical Datum (NGVD) of 1929 or other datum, to which base flood elevations shown on a community’s Flood Insurance Rate Map are referenced.

“Medical Buildings” means clinics or offices for doctors, dentists, oculists, chiropractors, osteopaths, chiropodists, or similar practitioners of the healing arts; including accessory laboratories and a prescription pharmacy but not including offices for veterinarians.

“Minor Deviation” shall mean a reduction of a zoning standard by up to 20% that can be processed administratively.

“Mixed Use Project” shall mean a project that combines both commercial and residential uses, where the residential component is typically located above or behind the commercial.

“Mobile Home” shall mean a structure, transportable in one or more sections that is built on a permanent chassis and is designed to be used as a single-family dwelling unit with or without a foundation. Mobile Home does not include a recreational vehicle, travel trailer, commercial coach, or factory-built home.

“Mobilehome Park” shall mean a, area or parcel of land where three or more mobilehomes or mobilehome sites are rented or leased or held out for rent or lease for human habitation. Mobilehome parks may contain accessory facilities: including recreation facilities; meeting rooms; parking lots for boats, recreational vehicles, and other vehicles; administrative offices and other accessory structures associated with mobilehome parks.

“Motel” shall mean a structure or portion thereof or a group of attached or detached structures containing individual guest rooms, suites or dwelling units, usually occupied on a transient basis and usually with garage attached or parking space located in proximity to each unit, where lodging is provided for compensation.

“Motor Vehicle Wrecking Yard” shall mean a site or portion of a site on which the dismantling or wrecking of vehicles, whether self-propelled or not, or the storage, sale or dumping of dismantled or wrecked vehicles or their parts is conducted. The presence on a site of two (2) or more motor vehicles which have not been capable of operating under their own power for thirty days or more or, in the case of vehicles not self-propelled, which have not been towable or from which parts have been removed for reuse or sale, shall constitute prima facie evidence of a motor vehicle wrecking yard.

“Noise” means any undesired audible sound.

“Non-Conforming, Use” shall mean a non-conforming use is a use of a structure or land that was lawfully established and maintained prior to the adoption of the Dinuba Zoning Ordinance but which, does not conform with the current use regulations for the district in which it is located.

“Non-Conforming, Structure” shall mean a non-conforming structure is a structure that was lawfully erected prior to the adoption of the Dinuba Zoning Ordinance but which does not conform with the standards of coverage, setbacks, height or distance between structures prescribed in the regulations for the district in which the structure is located.

“Nuisance” shall mean an interference with the enjoyment and use of property.

“Nursery School” shall mean the use of a site or portion of a site for an organized program devoted to the education or day care of five (5) or more pre-elementary school age children other than those residing of the site.

“Nursing Home” shall mean a structure operated as a lodging house in which nursing, dietary and other personal services are rendered to convalescent, invalids, or aged persons not including persons suffering from contagious or mental diseases, alcoholism or drug addiction and in which surgery is not performed and primary treatment, such as customarily is given in hospitals and sanitariums, is not provided. A convalescent home or a rest home shall be deemed a nursing home.

“Occupancy use permit” means a permit issued to verify the proposed use complies with the provisions of the zoning ordinance.

“Off-sale liquor establishment” means any establishment which has obtained or is required to obtain an Alcoholic Beverage Control board license Type 20 (off-sale beer and wine) or Type 21 (off-sale general) and/or is selling alcoholic beverages in an open

or a closed container for consumption off the premises. Typical off-sale liquor establishments may include but are not limited to the following: food markets, supermarkets, drugstores, liquor stores, bars and convenience markets.

“Open Space” means any parcel or area of land or water essentially unimproved and set aside, dedicated, designed or reserved for public or private use or enjoyment, or for the use and enjoyment of owners and occupants of land adjoining or neighboring such open space.

“Overlay Zone” shall mean a zone applied in combination with other zone districts in order to impose additional restrictions or to allow greater variety than is possible with the underlying zone.

“Parcel Map” shall mean the division of a lot, tract or parcel of land into four or fewer lots or parcels of land for sale, lease or financing. Commercial and industrial parcel maps may contain more than four lots.

“Permitted Use” shall mean any use or activity allowed in a zoning district and subject to the development standards applicable to that zoning district.

“Pitch” (or peak) shall mean the highest point as in the highest point of a roof.

"Planned unit development" shall mean a residential, commercial, or industrial development which is designed and built as a planned unit pursuant to the provisions of the "PUD", Planned Unit Development zone, Chapter 17.41 (Planned Unit Development overlay zone).

“Plat” shall mean a map representing a tract of land, showing the boundaries and location of individual properties and streets; a map of a subdivision or site plan.

"Police Chief" shall mean the Police Chief of the City of Dinuba or his or her designee.

“Porch” shall mean a roofed open area, which may be glazed.

“Pre-Zoning” means to delineate the zoning of an unincorporated territory prior to annexation by the City.

“Public Hearing” shall mean a meeting announced and advertised in advance and open to the public, with the public given an opportunity to testify and participate.

“Railroad Right-Of-Way” shall mean a strip of land for the accommodation of main line or branch line railroad tracks, switching equipment and signals, but not including lands on which stations, offices, storage buildings, spur tracks, sidings, section gang and other employee housing, yards or other uses are located.

“Reasonable Accommodation” means providing disabled persons flexibility in the application of land use and zoning regulations and procedures, or even waiving certain requirements, when necessary to eliminate barriers to housing opportunities. It may include such things as yard area modifications for ramps, handrails or other such accessibility improvements; hardscape additions, such as widened driveways, parking area or walkways; building additions for accessibility; tree removal; or reduced off-street parking where the disability clearly limits the number of people operating vehicles. Reasonable accommodation does not include an accommodation which would (1) impose an undue financial or administrative burden on the City or (2) require a fundamental alteration in the nature of the City’s land use and zoning program.

“Recreational Area” means an active play area, including sport fields, school yards, picnic grounds or other areas where sport, outdoor or recreational activities take place.

“Recreational Vehicle” shall mean a motor home, travel trailer, truck camper or camping trailer, with or without motor power, designed for human habitation for recreational purposes with a living area less than 220 square feet.

Recycling” – see Section 17.45.080 for terms related to recycling and recycling facilities.

“Residential Care Facility” means a State licensed community care facility, or similar facility determined by the director, for 24-hour non-medical care, meals, support, and maintenance services to children, the elderly, and adults with intellectual and physical disabilities. This included facilities for the elderly, adult residential care facilities, and group homes including small family homes.

"Restaurant" shall mean any building or structure in which food and drinks are prepared for service to customers within such structure.

“Rest Home” shall mean a residential facility for six or more elderly or infirm persons, all of whom are independently mobile and do not require confinement or regular nursing or medical care on the premises. Rest home differs from a “convalescent hospital” in that it is expected to provide comfort, safety, social participation, and the maintenance of health and activity, but does not provide skilled nursing care for the ill.

"Retail store" shall mean a business selling goods, wares, or merchandise directly to the ultimate consumer.

“Rezone” means to change the zoning classification on a parcel of land from one zone district to another.

“Revocation” means to rescind a planning decision made by the Planning Director, Planning Commission or City Council, based on findings that supported non-compliance of certain conditions of approval.

“Right-Of-Way” shall mean a strip of land acquired by reservation, dedication, forced dedication, prescription or condemnation and intended to be occupied or occupied by a road, crosswalk, railroad, electric transmission lines, oil or gas pipeline, water line, sanitary storm sewer and other similar uses.

"Roof line" shall mean the highest point of a parapet wall or the main roof structure or a highest point of a parapet wall other than such architectural features as cupolas, pylons, projections or minor raised portions of the roof.

"Room" shall mean an unsubdivided portion of the interior of a dwelling unit, excluding bathroom, kitchen, closets, hallways, and service porches.

“Satellite Dish Antenna” shall mean a satellite earth station consisting of a receiving component of a disc or similar configuration whose purpose is to receive television signals from orbiting satellites or other sources and a low-noise amplifier whose purpose is to magnify television signals.

"School" means any public or private educational facility including, but not limited to nursery schools, preschools, kindergartens, elementary schools, primary schools, intermediate schools, junior high schools, middle schools, high schools, vocational schools, secondary schools, continuation schools, special education schools, junior colleges, and universities. School includes the school grounds, but does not include the facilities used primarily for another purpose and only incidentally as a school.

"Secondhand store" shall mean a retail business which sells used merchandise.

“Senior citizens’ housing development” means a development containing dwellings specifically designed for and occupied by persons sixty-two years of age or older and limited to such occupancy for the actual lifetime of the building, either by the requirements of state or federal programs for housing for the elderly or in accordance with standards established by resolution of the planning commission and/or the city council.

“Service Station” shall mean a facility which supplies gasoline and diesel fuel to motor vehicles, and including grease racks or elevators, wash racks or pits, tire repairs, battery servicing and repairing, ignition service, sales of motor vehicle accessories and other customary services for automobiles, but excluding painting and body work.

“Senior Household” means those units that have at least one person occupying the residential unit that is at least 55 years of age or older.

“Setback Line” means that line that is the required minimum distance from the street right-of-way line or any other lot line that establishes the area within which the principal structure must be erected or placed.

“Setback”: See “Yard, Front”, “Yard, Rear”, or “Yard, Side”.

“Sewer” means any pipe or conduit used to collect and carry away sewage from the generating source to the waste water treatment facility.

"Shall" is mandatory; and "may" is permissive.

“Shooting ranges, indoor” means a facility specifically designed for firearms practice within an enclosed building. Each shooting range facility is typically overseen by one or more range masters to ensure gun safety rules are being followed.

“Shooting ranges, outdoor” means an outdoor facility specifically designed for firearms practice with a required backstop and other safety features to catch bullets. Each shooting range facility is typically overseen by one or more range masters to ensure gun safety rules are being followed.

"Shopping center" means a group of two or more commercial uses planned and designed to function as an integral unit on a single parcel of contiguous parcels and which utilize common off-street parking and access, landscaping, loading facilities and points of ingress and egress.

“Sign” See Chapter 17.51 (Signs and Advertising) for definitions related to signs and advertising.

“Single Room Occupancy Unit” shall mean a facility providing dwelling units where each unit has a minimum floor area of 150 square feet and a maximum floor area of 400 square feet. These dwelling units may have kitchen or bathroom facilities and shall be offered on a monthly basis or longer.

“Site” shall mean a parcel of land, subdivided or unsubdivided, occupied or to be occupied by a use or structure.

“Site Area” shall mean the total horizontal area included within the property lines of a site.

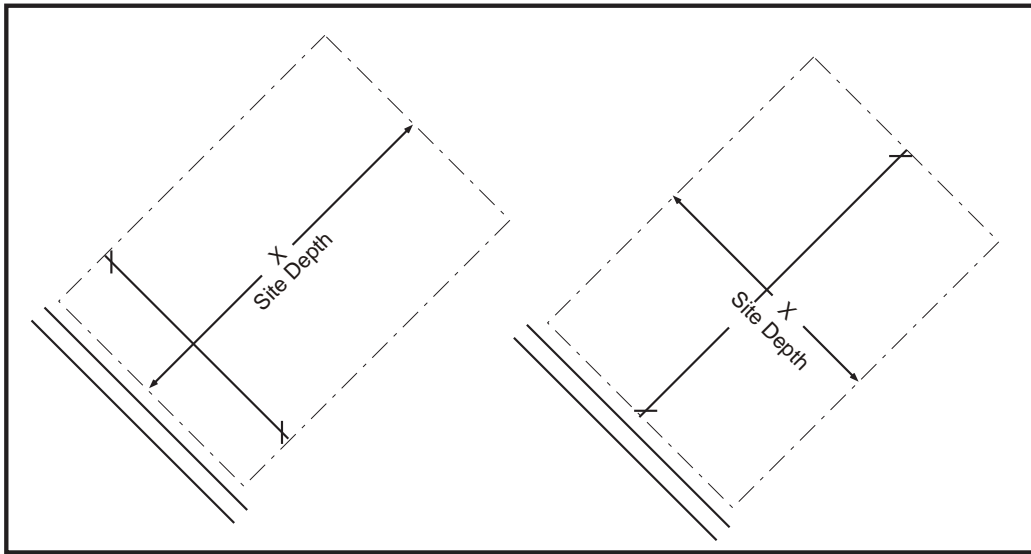
"Site plan" shall mean a plan, prepared to scale, showing accurately and with complete dimensioning, all of the uses proposed for a specific parcel of land. See Chapter 17.55 (Site Plan Review) for requirements.

"Site plan review" shall mean the review by the commission or its authorized agent of a site plan and other studies to assist the commission or agent to determine the manner in which the applicant intends to make use of his property.

“Site Depth” (see Exhibit 67-2 for illustration of Site Width and Depth) means the horizontal distance between the front and rear property lines of a site measured along a line midway between the front side property line.

“Site Width” (see Exhibit 67-2 for illustration of Site Width and Depth) means the horizontal distance between the side property lines of a site measured at right angles to the depth at a point midway between the front and rear property lines.

Exhibit 67-2: *Site Width and Depth*



"Slope" shall mean a natural or artificial incline, as a hillside or terrace. Slope is usually expressed as a ratio. For example, a horizontal distance of one hundred (100) feet with a rise of fifty (50) feet would be expressed as a 2:1 slope. (See also "grade" and "top and toe of slope.")

“Social Rehabilitation Facility” means any residential facility that provides social rehabilitation services for no longer than 18 months in a group setting to adults recovering from mental illness who temporarily need assistance, guidance, or counseling.

“Solar electricity generating plant” means a facility that generates electricity from the sun, primarily for commercial purposes.

“Solar energy system” means a solar collector, solar energy device, or structural design feature of a building whose primary purpose is to provide for the collection, storage and distribution of solar energy for space heating or cooling, for water heating, or for generation of electricity that will be used primarily by the persons and structures on the site.

“Specific Plan” shall mean a plan for a designated area within the city, based on the general plan, but containing more detailed regulations and programs as provided in Section 65450 and following of the California Government Code.

“Stable” shall mean a detached accessory structure including but not limited to a corral or paddock for the keeping of one (1) or more horses owned by the occupants of the premises, and which are not kept for remuneration, hire or sale.

"State" shall mean the State of California.

“Stock Yard” means an enclosed area where animals are temporarily held for concentrated feeding or display preliminary to slaughtering, shipping or resale.

“Storm Water Runoff” means water flowing from impervious surfaces and entering Dinuba’s storm water drainage system, which is a series of curbs and gutter, drop inlets, storm drainage pipes, basins and waterways.

"Story" shall mean a space in a building between the surface of any floor and the surface of the floor next above, or if there be no floor above, then the space between such floor and the ceiling or roof above.

“Street” shall mean a thoroughfare, dedicated as such or acquired for public use as such, other than an alley, which affords the principal means of access to abutting land.

“Street, Arterial” shall mean a street with signals at important intersections and stop signs on side streets, and which collects and distributes traffic to and from collector streets.

“Street, Collector” shall mean a street that collects traffic from local streets and connects with minor and major arterials.

“Street, Cul-De-Sac” shall mean a street with a single common ingress and egress and with a turnaround at the end; non-through streets that serve local neighborhoods.

“Street, Dead End” shall mean a street with a single common ingress and egress.

“Street, Local” shall mean a street designed to provide vehicular access to abutting property and to discourage through traffic; narrow streets that serve local neighborhoods.

“Street property line” means that property line common to the street right-of-way or access easement.

"Structural alteration" shall mean any change in the supporting members of a building, such as in a bearing wall, column, beam or girder, floor or ceiling joists, roof rafters, roof diaphragms, foundations, piles, or retaining walls, or similar components.

“Structure” means any object constructed, installed, or placed on real property by man, including, but not limited to buildings, towers, smokestacks, and overhead lines.

“Structure, Accessory” shall mean a detached subordinate structure located on the same site with the main structure or main use, the use of which is customarily incidental to that of the main structure or the main use of the land.

“Structure, Main” shall mean a structure housing the principal use of site or functioning as the principal use.

"Structure, temporary" shall mean a structure which is readily movable and used or intended to be used for a period not to exceed ninety (90) consecutive days.

“Subdivision” means the division of a lot, tract or parcel of land into five or more lots or parcels of land for sale, lease or financing.

“Substantial Damage” means damage of any origin sustained by a structure whereby the cost of restoring the structure to its before-damaged condition would equal or exceed 50 percent of the market value of the structure before the “start of construction” of the improvement. This term includes structures which have incurred “substantial damage”, regardless of the actual repair work performed. The term does not, however, include either:

1. Any project for improvement of a structure to correct existing violations or state or local health, sanitary, or safety code specifications which have been identified by the local code enforcement official and which are the minimum necessary to assure safe living conditions, or;
2. Any alteration of a “historic structure” provided that the alteration will not preclude the structure’s continued designation as a “historic structure”.

“Supportive Housing” means housing with no limit on length of stay, that is occupied by the target population as defined in subdivision (d) of Section 53260 (of the Health and Safety code) and that is linked to onsite or offsite services that assist the supportive housing resident in retaining the housing, improving his or her health status, and maximizing his or her ability to live and, when possible, work in the community. This housing may include apartments, single-room occupancy residences or single-family homes.

"Swimming pool" shall mean any permanent structure containing a body of water intended for recreational uses, and shall include wading pools.

“Target Households” means Very low income, low income, or senior citizen households.

“Tent Revival” shall mean a religious meeting or series of meetings which are often evangelistic in nature and are conducted within a non-permanent structure such as, but not limited to, a collapsible shelter of canvas or other material stretched and sustained by poles.

“Transitional Housing” means buildings configured as rental housing developments, but operated under program requirements that call for the termination of assistance and recirculation of the assisted unit to another eligible program recipient at some predetermined future point in time, which shall be no less than six months.”

“Travel Trailer” shall mean a vehicle other than a motor vehicle, which is designed or used for human habitation and which may be moved upon a public highway without a permit or chauffer’s license or both, without violating any provision of the California Vehicle Code.

"Truck service station" shall mean an occupancy which provides especially for the servicing of trucks, with incidental operations similar to those permitted for "automobile service station."

“Use” shall mean the purpose for which land or structures thereon is designed, arranged or intended to be occupied or used or for which it is occupied, maintained, rented or leased.

“Utility Pole” means any pole or tower owned by any utility company that is primarily used to support wires or cables necessary to the provision of electrical or other utility services regulated by the California Public Utilities Commission.

“Vacancy Rate” means the number of uninhabited dwelling units that are available and suitable for occupancy expressed as a ratio to the total number of housing units.

“Variance” means permission to deviate from the literal requirements of the development standards of a zone district.

“Very Low-Income Household” means those units targeted for this category of household that shall be affordable at a rent that does not exceed 30 percent of 50 percent of the Tulare County median income.

“Veterinary Clinics, Animal Hospitals, And Kennels” means office and indoor medical treatment facilities used by veterinarians, including large and small animal veterinary clinics, and animal hospitals. Kennels and boarding operations are commercial facilities for the keeping, boarding or maintaining of four or more dogs four months of age or older, or four or more cats, except for dogs or cats in pet shops.

"Warehousing" shall mean a building or buildings used for the storage of goods, of any type, when such building or buildings contain more than five hundred (500) square feet of storage space, and where no retail operation is conducted. Also see "wholesaling."

"Watercourse" shall mean a lake, river, creek, stream, wash, arroyo, channel, or other topographic feature on or over which waters flow at least periodically. Watercourse includes specifically designated areas in which substantial flood damage may occur.

"Wireless Communication" – see Section 17.45.200 for terms related to cell towers and wireless communication.

"Yard" means an open space on the same site as a structure other than a court unoccupied and unobstructed from the ground upward, except as otherwise provided in this chapter.

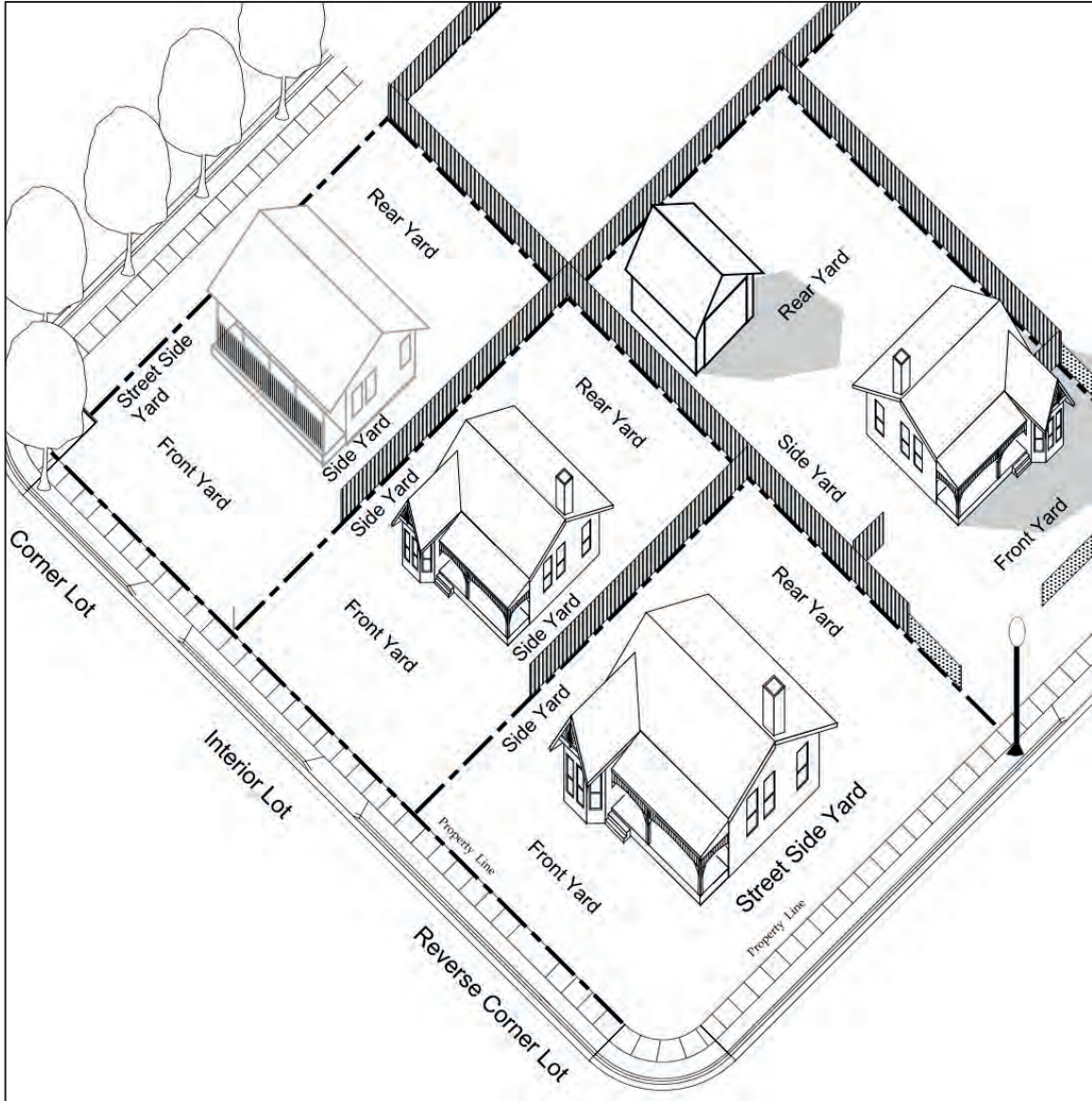
"Yard, Front" (see Exhibit 67-3 for illustration of yard types) shall mean a yard extending across the full width of the site or lot between the front lot line and the nearest line or point of the main structure.

"Yard, Rear" (see Exhibit 67-3 for illustration of yard types) shall mean a yard extending across the full width of the side of a lot between the rear lot line and the nearest line or point of the main structure.

"Yard, Side" (see Exhibit 67-3 for illustration of yard types) shall mean a yard extending from the front yard to the rear yard between the side lot line and the nearest line or point of the main structure.

"Zoning" means the division of a municipality into districts, and the regulation within those districts of the height, appearance, and bulk of buildings and structures; the area of a lot which may be occupied and the size of required open spaces; the density of population; and the use of buildings and land for commercial, agricultural, industrial, residential or other purposes. The term "zoning" shall be synonymous with the term "classification" and the term "zone" shall be synonymous with the term "district".

Exhibit 67-3: Yard Types





City Council Staff Report

Department: CITY CLERK

January 14, 2025

To: Mayor and City Council
From: Maria Alaniz, City Clerk/Human Resources Director
By: Lupe Montejano, Billing and Collections Supervisor
Subject: Approval of City Council Meeting Minutes (MA)

RECOMMENDATION

Council to review and approve the City Council meeting of December 10, 2024 as presented.

EXECUTIVE SUMMARY

None.

OUTSTANDING ISSUES

None.

DISCUSSION

None.

FISCAL IMPACT

None.

PUBLIC HEARING

None required.

ATTACHMENTS:

Description

[City Council Meeting Minutes, December 10, 2024](#)



**December 10, 2024
MINUTES**

COUNCIL MEMBERS PRESENT:

Nerio-Guerrero, Prado, Launer, Reynosa, Thusu

COUNCIL MEMBERS ABSENT:

None.

STAFF MEMBERS PRESENT:

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

1. Work Session - 6:00 PM

1.1. Police Body-Worn Cameras (AI)

Mayor Reynosa opened the Work Session at 6:00 p.m.

Sergeant Robison presented information on police body-worn cameras made by Axon Body. Robison reported that the Police Department used Axon Tasers. Daniel Birt, Account Executive with Axon Body Cameras was available via Zoom to answer any questions the Council had.

2. OPENING CEREMONIES - 6:30 pm

2.1. Welcome and Call to Order

Mayor Reynosa called the meeting to order at 6:30 p.m.

2.2. Invocation

Chaplin Garcia led the Invocation.

2.3. Pledge of Allegiance

Parks and Community Service Director Hurtado led the Pledge of Allegiance.

3. 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.

4. CITY COUNCIL CEREMONIAL MATTERS

4.1. Resolution No. 2024-84 Ratification of the Statement of Votes for the 2024 City Council Election (MA)

City Clerk/Human Resources Director Alaniz presented the Statement of Votes prepared by the Tulare County Registrar of Voters for the November 5, 2024, General Election ratifying the Dinuba City Council election results for District 1, Rachel Nerio-Guerrero and District 5, Linda Launer.

A motion was made by Council Member Thusu, second by Council Member Prado, to adopt Resolution No. 2024-84 for the Statement of Votes prepared by the Tulare County Registrar of Voters for the November 5, 2024, General Election ratifying the Dinuba City Council election results for District 1, Rachel Nerio-Guerrero and District 5, Linda Launer.

Ayes: Launer, Nerio-Guerrero, Prado, Reynosa, Thusu

4.2. City Clerk to Administer the Oath of Office to Incoming Council Members (MA)

City Clerk/Human Resources Director Alaniz administered the Oath of Office to the Council Members for District 1, Rachel Nerio-Guerrero, and District 5, Linda Launer.

4.3. Appointment of Mayor and Vice Mayor (MA)

City Clerk/Human Resources Director Alaniz opened the floor for nomination for the office of Mayor. Alaniz conducted a roll call vote for the following motions:

Council Member Prado motioned Vice Mayor Nerio-Guerrero for the office of Mayor; second by Council Member Thusu.

Roll Call:

Prado: Aye

Thusu: Aye

Launer: Aye

Nerio-Guerrero: Aye

Reynosa: Aye

The motion passed.

City Clerk/Human Resources Director Alaniz opened the floor for nominations for the office of Vice Mayor. Alaniz conducted a roll call vote for the following motions:

Council Member Thusu motioned Council Member Prado for the office of Vice Mayor; second by Council Member Launer.

Roll Call:

Prado: Aye

Thusu: Aye

Launer: Aye

Nerio-Guerrero: Aye

Reynosa: Aye

The motion passed.

5. 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.

Rosalie Ware approached the podium regarding a stray dog at Mcdonald's. The dog has migrated to the Millard area and is trashing packages. Ware is asking for assistance with the removal of the dog.

6. 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.

6.1. SUBJECT

Approval of City Council Meeting Minutes (MA)

RECOMMENDATION

Council to review and approve the City Council meeting of November 12, 2024 as presented.

6.2. SUBJECT

Request for Excused Absence Council Member Kuldip Thusu (MA)

RECOMMENDATION

Council to excuse the absence of Council Member Kuldip Thusu from the City Council meeting of November 12, 2024.

6.3. SUBJECT

Request for Excused Absence Council Member Benjamin Prado (MA)

RECOMMENDATION

Council to excuse the absence of Council Member Benjamin Prado from the City Council meeting of November 12, 2024.

6.4. SUBJECT

Notice of Completion - Well No. 21 (JW)

RECOMMENDATION

Council to accept the Well No. 21 Project as complete and authorize the City Engineer to file a Notice of Completion with the Tulare County Recorder's Office.

6.5. SUBJECT

Resolutions Nos. 2024-77 and 2024-78, Authorization to Surplus City-owned Real Property (GA)

RECOMMENDATION

Council to taking the following actions:

1. Adopt Resolution No. 2024-77 declaring pursuant to California Government Code § 54220 et seq. that one (1) vacant parcel (APN 012-300-017), consisting of approximately 31.18 acres located at 6766 Avenue 408, Dinuba California, which is along the north side of Kamm Avenue west of Road 70 and east of Road 66, if extended be designated as surplus land, not necessary for the City's use at this time, and finding that such declaration is exempt from environmental review under the California Environmental Quality Act, and taking related actions; and
2. Adopt Resolution No. 2024-78 declaring pursuant to California Government Code § 54220 et seq. that one (1) vacant parcel (APN 030-120-056), consisting of approximately 9.00 acres located along the north side of Avenue 406, east of South College Avenue, west of Crawford Avenue and is adjacent to Sierra Vista High School, Dinuba, California be designated as surplus land, not necessary for the City's use at this time, and finding that such declaration is exempt from environmental review under the California Environmental Quality Act, and taking related actions.

6.6. SUBJECT

Cash Investment Report for the Quarter Ending September 30, 2024 (KS)

RECOMMENDATION

Council to review and accept the City of Dinuba Cash and Investment report for the first quarter of fiscal year 2024/25.

6.7. SUBJECT

Fiscal Year 2024/25 First Quarter Financial Report (KS)

RECOMMENDATION

Council to accept the financial report for the first quarter of the 2024/2025 fiscal year.

6.8. SUBJECT

Resolution No. 2024-85 Approving and Adopting the Final American Rescue Plan Act (ARPA) Budget Amendment for Funding Allocations (KS)

RECOMMENDATION

Council approve Resolution No. 2024-85 adopting the final budget amendment for the American Rescue Plan Act Funds.

6.9. SUBJECT

Memorandum of Understanding for the Tulare-Kings County Interagency Hazardous Materials Team (GC)

RECOMMENDATION

City Council approve renewal of the memorandum of understanding for the Tulare-Kings County Regional Hazardous Materials Team and authorize the City Manager or Designee to execute the agreement.

6.10. SUBJECT

Annual Report on Community Facilities District No. 2018-1 (KS)

RECOMMENDATION

Council to accept the annual report for Community Facilities District No. 2018-1 for Fiscal Year Ending June 30, 2024.

6.11. SUBJECT

Ordinance No. 2024-04 – Second reading and Adoption to change the zoning for the Communitywide Zone Change action (KSch)

RECOMMENDATION

Council to conduct the second reading, waive reading in full, and adopt Ordinance 2024-04 pertaining to an amendment of the zoning on over 110 parcels throughout Dinuba to ensure consistency between zoning and the Dinuba General Plan.

6.12. SUBJECT

Appointment of Larry Roberts to the Delta Vector Control District Board (MA)

RECOMMENDATION

Council to approve the reappointment of Larry Roberts to the Delta Vector Control Board for a term of two (2) years.

6.13. SUBJECT

Notice of Completion - Demolition of the Strand Theater (JW)

RECOMMENDATION

Council to accept the demolition of the Strand Theater Project as complete and authorize the City Engineer to file a Notice of Completion with the Tulare County Recorder's Office.

6.14. SUBJECT

Special Use of the Entertainment Plaza and Waiver of Park Rental Fees for a Toy Drive hosted by Dinuba Lowrider Council (SH)

RECOMMENDATION

Council to approve the use of the Entertainment Plaza and waive parks rental fees for Dinuba Lowrider Council to host their annual toy and canned food drive.

A motion was made by Council Member Launer, second by Council Member Thusu, to review and approve as presented.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

7. WARRANT REGISTER

7.1. SUBJECT

Warrant Register November 15, 22 & December 6, 2024 (KS)

RECOMMENDATION

Council to review and approve the Warrant Register as presented.

A motion was made by Council Member Launer, second by Mayor Reynosa, to review and approve as presented.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

8. DEPARTMENT REPORTS

8.1. SUBJECT

Appointment to City Commission(s) and Committee(s) (MA)

RECOMMENDATION

Council to reappoint commissioners to the Public Safety Commission and Planning Commission to an additional three (3) year term. The reappointment three (3) year term will be from January 1, 2025 to December 31, 2027.

City Clerk/Human Resources Director Alaniz presented the candidates for reappointment to the Public Safety Commission and Planning Commission for a three (3) year term from January 1, 2025 to December 31, 2025.

Staff received three requests for reappointment to the Planning Commission from Sergio Alvarado District 1, Albert Cendejas District 2, and Esteban Benavidez District 4, and three requests for reappointment to the Public Safety Commission from Pablo Contreras, Sherry Chavarria, and Felipe Martinez.

The council thanked the applicants for their time.

A motion was made by Council Member Thusu, second by Council Member Prado , to reappointment the candidates to the Public Safety Commission and Planning Commission.

Ayes: Launer, Nerio-Guerrero, Prado , Reynosa, Thusu

9. MAYOR/COUNCIL REPORTS

The council shared their attendance at various community events and wished staff Happy Holidays.

10. CITY MANAGER COMMUNICATIONS

City Manager Patlan thanked outgoing Mayor Reynosa for her last two years as mayor and congratulated incoming Mayor Nerio-Guerrero and Vice Mayor Prado on their appointment.

Patlan reminded the council of the upcoming Employee Christmas luncheon next Wednesday and the South San Joaquin Casino Night event this Friday at Ridge Creek. Patlan shared that the contractor broke ground at the Chipotle restaurant and wished everyone Happy Holidays.

11. CITY STAFF COMMUNICATIONS

Assistant City Manager James congratulated the council and thanked Public Works for working on the trolley for the parade.

City Attorney Lew congratulated the Mayor and Vice Mayor and acknowledged Council Member Reynosa for her work.

Administrative Director Solis congratulated Mayor Nerio-Guerrero and Vice Mayor Prado on their appointment and outgoing Mayor Reynosa for her dedication.

Fire Chief Chastain reported an update on staffing and congratulated the new Mayor and Vice Mayor. Chastain thanked outgoing Mayor Reynosa.

Police Chief Iriarte shared that his department participated in No Shave November which raised money for Cancer patients including retired Sergeant Russel Son. Iriarte provided a brief update on holiday events in his department, including staffing and recruitment. Iriarte reported that the Flock cameras are active and working well.

Parks and Community Director Hurtado congratulated the council. Hurtado reported on the parade and tree lighting and thanked all staff for their help.

Public Works Director Avila reported on staffing and recruitment in his department and the upcoming meeting with Cal Recycle.

City Clerk/Human Resources Director Alaniz congratulated the Council.

12. CLOSED SESSION

12.1. Liability Claim (MA)

Pursuant to GC 54956.95; Claimant(s): Jaspreet Basraon (ARCO AM/PM)
Agency Claimed Against: City of Dinuba

The claim was rejected.

13. ADJOURNMENT

Mayor Nerio-Guerrero adjourned the meeting at 7:17 p.m.



Department: POLICE SERVICES

January 14, 2025

To: Mayor and City Council
From: Abel Iriarte, Chief of Police
Subject: Resolution No. 2025-02 Approving Budget Amendment No. 2025-10 Authorizing the Purchase of Police Body-Worn Cameras for FY 2024/25 Budget Amendment No. 2025-10 (AI)

RECOMMENDATION

Council to adopt Resolution No. 2025-02 approving Budget Amendment No. 2025-10 authorizing the purchase of 34 (Axon Body 4) body-worn cameras and budgeting \$141,379.03 in Fiscal Year 2024/25 to fund the purchase.

EXECUTIVE SUMMARY

City Council was given information regarding the Axon Enterprises, Inc. (Body 4) body-worn cameras program during the meeting of December 10, 2024. City Council was supportive of the purchase and use of body-worn cameras, including the additional hardware and software, to be put into service with the police department. Approval of Resolution No. 2025-02 and Budget Amendment 2025-10 authorizes staff to purchase 34 body-worn cameras.

OUTSTANDING ISSUES

None.

DISCUSSION

Body-worn cameras used by law enforcement have proven to be an effective tool to increase transparency, accountability, and safety of officers and the public. The Dinuba Police Department is proposing to purchase 34 Axon cameras for use by the department.

The total cost of to purchase 34 Axon cameras totals \$141,379.03. Resolution No. 2025-02 and Budget Amendment No. 2025-10 enclosed herein as Attachment 'A' will authorize the department to purchase the cameras. A copy of the contract with Axon Enterprises, Inc. is also enclosed herein as Attachment 'B'.

Once the cameras are received, department personnel will receive training on the use of the cameras before putting into service sometime in March.

FISCAL IMPACT

The cost of the body-worn cameras program for a five-year period is \$141,379.03. Axon provides an annual maintenance plan that includes 34 (Axon Body 4) cameras, docking stations and software. The fiscal impact fee for FY2024/25 is \$28,275.81 beginning January of 2025 through January of 2029, with the final payment in January 2029 of \$28,275.79. Please refer to Attachment B for the estimate presented by Axon Enterprises, Inc., the estimate presented included a total savings of \$83,416.20, that is an average of \$16,683.24 per year.

PUBLIC HEARING

None.

ATTACHMENTS:

Description

[A. Resolution No. 2025-02 for Budget Amendment No. 2025-10 Police Body-Worn Cameras Attachment B - Axon Enterprises, Inc. - Police Body-Worn Cameras Estimate](#)

RESOLUTION 2025-02

**A RESOLUTION OF THE COUNCIL OF THE CITY OF DINUBA
APPROVING AND ADOPTING THE BUDGET AMENDMENT FOR THE
IMPLEMENTATION OF THE POLICE BODY-WORN CAMERAS PROGRAM AND THE
ACQUISITION OF 34 (AXON BODY 4) POLICE BODY-WORN CAMERAS.**

WHEREAS, the FY 2024/2025 Annual Budget reflects the City of Dinuba's ongoing commitment to providing core services to the community consistent with the strategic goals established by the City Council; and

WHEREAS, the FY 2024/25 Annual Budget; was approved by the City Council and any subsequent amendments must be approved by Resolution; and

WHEREAS, a budget amendment is necessary to align the expenses for the Police Impact Fees for the amount of \$28,276 to cover the purchase of the 34 (Axon Body 4) Police Body-Worn Cameras for the year 2025, the remainder four payments for year 2026 through year 2029, will be paid out of the general fund.

NOW, THEREFORE, BE IT RESOLVED, the Dinuba City Council hereby resolves that the FY 2024/2025 budget be amended to cover the costs for the purchase of 34 (Axon 4) Police Body-Worn Cameras.

PASSED, APPROVED AND ADOPTED this 14 day of January 2025, at a regular meeting of the Dinuba City Council by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

BY:

ATTEST:

Mayor of the City of Dinuba

City Clerk



REQUEST FOR BUDGET AMENDMENT

Requested by: Abel Iriarte, Chief of Police

Account Numbers	Fund Name Description	Budget Amounts	
		Increase	Decrease
REVENUES			
253	General Fund		28,276
APPROPRIATIONS			
253.70.000.690-1010	Fiscal Impact Fees - Special Dept Expense	28,276	

Reason(s) for Budget Amendment:

To allow the purchase and implementation of the police body-worn cameras program. This program consists of the purchase of 34 (Axon Body 4) body-worn cameras and the included maintenance, software and hardware. To align the expenses for the FY 2024/25 budget, staff is requesting a budget amendment to the Police Impact Fees for this fiscal year. The total amount for this purchase is \$141,379.03 for a five-year period. The first payment of \$28,275.81 for year 2025 will be paid out of the Police Impact Fees, the remainder payments for years 2026 through 2029 will be paid out of the general fund.

Department Director

Signature

Date

Approval Required Budget Amendment:

Administrative Services Director

Signature

Date

City Manager

Signature

Date

City Council: Approved Resolution #2025-02 Denied

Date

BA No. 2025-10 JE No. _____ Date Posted _____ By: _____



Axon Enterprise, Inc.
 17800 N 85th St.
 Scottsdale, Arizona 85255
 United States
 VAT: 86-0741227
 Domestic: (800) 978-2737
 International: +1.800.978.2737

Q-614310-45638.973DB

Issued: 12/12/2024

Quote Expiration: 12/31/2024

Estimated Contract Start Date: 02/15/2025

Account Number: 112158

Payment Terms:

Delivery Method:

SHIP TO	BILL TO
Dinuba Police Dept. - CA 680 S Alta Ave Dinuba, CA 93618-2654 USA	Dinuba Police Dept. - CA 680 S Alta Ave Dinuba CA 93618-2654 USA Email:

SALES REPRESENTATIVE	PRIMARY CONTACT
Daniel Birt Phone: Email: dbirt@axon.com Fax:	Ryan Robison Phone: (559) 591-5911 Email: rrobison@dinuba.ca.gov Fax:

Quote Summary

Program Length	60 Months
TOTAL COST	\$137,536.60
ESTIMATED TOTAL W/ TAX	\$141,379.03

Discount Summary

Average Savings Per Year	\$16,683.24
TOTAL SAVINGS	\$83,416.20

Payment Summary

Date	Subtotal	Tax	Total
Jan 2025	\$27,507.32	\$768.49	\$28,275.81
Jan 2026	\$27,507.32	\$768.49	\$28,275.81
Jan 2027	\$27,507.32	\$768.49	\$28,275.81
Jan 2028	\$27,507.32	\$768.49	\$28,275.81
Jan 2029	\$27,507.32	\$768.47	\$28,275.79
Total	\$137,536.60	\$3,842.43	\$141,379.03

Quote Unbundled Price: \$220,952.80
 Quote List Price: \$137,557.60
 Quote Subtotal: \$137,536.60

Pricing

All deliverables are detailed in Delivery Schedules section lower in proposal

Item	Description	Qty	Term	Unbundled	List Price	Net Price	Subtotal	Tax	Total
Program									
M00003	BUNDLE - ACQUISITION	34	60	\$93.96	\$53.08	\$53.08	\$108,283.20	\$3,842.43	\$112,125.63
A la Carte Software									
100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	60		\$27.12	\$27.12	\$3,254.40	\$0.00	\$3,254.40
ProLicense	Pro License Bundle	5	60		\$43.40	\$43.33	\$12,999.00	\$0.00	\$12,999.00
A la Carte Services									
85144	AXON BODY - PSO - STARTER	1			\$13,000.00	\$13,000.00	\$13,000.00	\$0.00	\$13,000.00
Total							\$137,536.60	\$3,842.43	\$141,379.03

Delivery Schedule

Hardware

Bundle	Item	Description	QTY	Shipping Location	Estimated Delivery Date
BUNDLE - ACQUISITION	100147	AXON BODY 4 - CAMERA - NA US FIRST RESPONDER BLK RAPIDLOCK	34	1	01/15/2025
BUNDLE - ACQUISITION	100147	AXON BODY 4 - CAMERA - NA US FIRST RESPONDER BLK RAPIDLOCK	1	1	01/15/2025
BUNDLE - ACQUISITION	100206	AXON BODY 4 - 8 BAY DOCK	5	1	01/15/2025
BUNDLE - ACQUISITION	100466	AXON BODY 4 - CABLE - USB-C TO USB-C	38	1	01/15/2025
BUNDLE - ACQUISITION	11507	AXON BODY - MOUNT - RAPIDLOCK SINGLE MOLLE	38	1	01/15/2025
BUNDLE - ACQUISITION	70033	AXON - DOCK WALL MOUNT - BRACKET ASSY	5	1	01/15/2025
BUNDLE - ACQUISITION	71019	AXON BODY - DOCK POWERCORD - NORTH AMERICA	5	1	01/15/2025
BUNDLE - ACQUISITION	73309	AXON BODY - TAP REFRESH 1 - CAMERA	35	1	07/15/2027
BUNDLE - ACQUISITION	73689	AXON BODY - TAP REFRESH 1 - DOCK MULTI BAY	5	1	07/15/2027

Software

Bundle	Item	Description	QTY	Estimated Start Date	Estimated End Date
BUNDLE - ACQUISITION	73686	AXON EVIDENCE - STORAGE - UNLIMITED (AXON DEVICE)	34	02/15/2025	02/14/2030
BUNDLE - ACQUISITION	73840	AXON EVIDENCE - ECOM LICENSE - BASIC	34	02/15/2025	02/14/2030
Pro License Bundle	73683	AXON EVIDENCE - STORAGE - 10GB A LA CARTE	15	02/15/2025	02/14/2030
Pro License Bundle	73746	AXON EVIDENCE - ECOM LICENSE - PRO	5	02/15/2025	02/14/2030
A la Carte	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	02/15/2025	02/14/2030

Services

Bundle	Item	Description	QTY
A la Carte	85144	AXON BODY - PSO - STARTER	1

Warranties

Bundle	Item	Description	QTY	Estimated Start Date	Estimated End Date
BUNDLE - ACQUISITION	80464	AXON BODY - TAP WARRANTY - CAMERA	34	01/15/2026	02/14/2030
BUNDLE - ACQUISITION	80464	AXON BODY - TAP WARRANTY - CAMERA	1	01/15/2026	02/14/2030
BUNDLE - ACQUISITION	80465	AXON BODY - TAP WARRANTY - MULTI BAY DOCK	5	01/15/2026	02/14/2030

Shipping Locations

Location Number	Street	City	State	Zip	Country
1	680 S Alta Ave	Dinuba	CA	93618-2654	USA

Payment Details

Jan 2025						
Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 1	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	\$650.88	\$0.00	\$650.88
Year 1	85144	AXON BODY - PSO - STARTER	1	\$2,600.00	\$0.00	\$2,600.00
Year 1	M00003	BUNDLE - ACQUISITION	34	\$21,656.64	\$768.49	\$22,425.13
Year 1	ProLicense	Pro License Bundle	5	\$2,599.80	\$0.00	\$2,599.80
Total				\$27,507.32	\$768.49	\$28,275.81

Jan 2026						
Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 2	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	\$650.88	\$0.00	\$650.88
Year 2	85144	AXON BODY - PSO - STARTER	1	\$2,600.00	\$0.00	\$2,600.00
Year 2	M00003	BUNDLE - ACQUISITION	34	\$21,656.64	\$768.49	\$22,425.13
Year 2	ProLicense	Pro License Bundle	5	\$2,599.80	\$0.00	\$2,599.80
Total				\$27,507.32	\$768.49	\$28,275.81

Jan 2027						
Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 3	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	\$650.88	\$0.00	\$650.88
Year 3	85144	AXON BODY - PSO - STARTER	1	\$2,600.00	\$0.00	\$2,600.00
Year 3	M00003	BUNDLE - ACQUISITION	34	\$21,656.64	\$768.49	\$22,425.13
Year 3	ProLicense	Pro License Bundle	5	\$2,599.80	\$0.00	\$2,599.80
Total				\$27,507.32	\$768.49	\$28,275.81

Jan 2028						
Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 4	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	\$650.88	\$0.00	\$650.88
Year 4	85144	AXON BODY - PSO - STARTER	1	\$2,600.00	\$0.00	\$2,600.00
Year 4	M00003	BUNDLE - ACQUISITION	34	\$21,656.64	\$768.49	\$22,425.13
Year 4	ProLicense	Pro License Bundle	5	\$2,599.80	\$0.00	\$2,599.80
Total				\$27,507.32	\$768.49	\$28,275.81

Jan 2029						
Invoice Plan	Item	Description	Qty	Subtotal	Tax	Total
Year 5	100673	AXON EVIDENCE - ECOM LICENSE - CONVERSION BASIC TO PRO	2	\$650.88	\$0.00	\$650.88
Year 5	85144	AXON BODY - PSO - STARTER	1	\$2,600.00	\$0.00	\$2,600.00
Year 5	M00003	BUNDLE - ACQUISITION	34	\$21,656.64	\$768.47	\$22,425.11
Year 5	ProLicense	Pro License Bundle	5	\$2,599.80	\$0.00	\$2,599.80
Total				\$27,507.32	\$768.47	\$28,275.79

Tax is estimated based on rates applicable at date of quote and subject to change at time of invoicing. If a tax exemption certificate should be applied, please submit prior to invoicing.

Standard Terms and Conditions

Axon Enterprise Inc. Sales Terms and Conditions

Axon Master Services and Purchasing Agreement:

This Quote is limited to and conditional upon your acceptance of the provisions set forth herein and Axon's Master Services and Purchasing Agreement (posted at <https://www.axon.com/sales-terms-and-conditions>), as well as the attached Statement of Work (SOW) for Axon Fleet and/or Axon Interview Room purchase, if applicable. In the event you and Axon have entered into a prior agreement to govern all future purchases, that agreement shall govern to the extent it includes the products and services being purchased and does not conflict with the Axon Customer Experience Improvement Program Appendix as described below.

ACEIP:

The Axon Customer Experience Improvement Program Appendix, which includes the sharing of de-identified segments of Agency Content with Axon to develop new products and improve your product experience (posted at www.axon.com/legal/sales-terms-and-conditions), is incorporated herein by reference. By signing below, you agree to the terms of the Axon Customer Experience Improvement Program.

Acceptance of Terms:

Any purchase order issued in response to this Quote is subject solely to the above referenced terms and conditions. By signing below, you represent that you are lawfully able to enter into contracts. If you are signing on behalf of an entity (including but not limited to the company, municipality, or government agency for whom you work), you represent to Axon that you have legal authority to bind that entity. If you do not have this authority, please do not sign this Quote.

Karina Solis

Signature

12/12/2024

Date Signed

12/12/2024





Department: FIRE SERVICES

January 14, 2025

To: Mayor and City Council
From: Greg Chastain, Fire Chief
Subject: Authorization to Execute an Agreement Between the City of Dinuba and College of the Sequoias (GC)

RECOMMENDATION

Council to authorize the Fire Chief to execute an agreement between the City of Dinuba and College of the Sequoias to provide emergency medical technician (EMT) and paramedic field training.

EXECUTIVE SUMMARY

The City of Dinuba Fire Department proposes to enter into an agreement with College of the Sequoias to provide EMT and paramedic students with field training opportunities required to attain their EMT or paramedic license.

OUTSTANDING ISSUES

None.

DISCUSSION

The State of California requires paramedic students to perform 480 hours of field internship while being trained and supervised by a licensed paramedic. The Dinuba Fire Department has previously trained interns from Fresno City College, the County of Fresno, National University, and West Hills College.

The EMT and paramedic field internship programs allow fire department staff to observe potential candidates for employment and gives the students a chance to see what it is like to be employed at Dinuba Fire Department. This agreement may also allow Dinuba Fire Department employees to complete their field internships in Dinuba if they attend a College of the Sequoias program.

The City Council is asked to approve the agreement and allow the Fire Chief to sign the associated documents. The agreement is included herein as Attachment 'A'.

FISCAL IMPACT

Paramedic preceptors receive a 3% pay increase for the duration of the internship. The average cost per paramedic intern is \$460. EMT students require 24 hours of field internship. The average cost per EMT intern is \$25.

PUBLIC HEARING

ATTACHMENTS:

Description

[Attachment 'A'](#)



EMT/PARAMEDIC FIELD TRAINING STUDENT AFFILIATION AGREEMENT

This Student Affiliation Agreement (“Agreement”) is entered into on this day of December 10, 2024, by and between Sequoias Community College District whose principal place of business 915 S Mooney Blvd Visalia CA 93291 (hereinafter referred to as “COS”), and Dinuba Fire Department, whose principal place of business is 496 E Tulare St Dinuba, CA 93618, (hereinafter referred to as “DFD”).

Recitals

COS provides in its curriculum programs for the education of EMT-Basic and Paramedic Program students in accordance with Local, State, and Federal laws, regulations and guidance, and clinical experience is a required and integral component of those curricula; and

COS desires the cooperation of DFD in implementing a clinical educational program in EMT-Basic and a Paramedic Program at DFD and training students in the practical application of EMT-Basic and a Paramedic Program (“Program”); and

DFD has clinical facilities suitable for the educational needs of the Program and is willing to make its facilities available to COS’s students; and

DFD will benefit from the contributions of the students participating in the Program; and

DFD wishes to assist COS in implementing the EMT-Basic and a Paramedic Program by providing a place and opportunity for clinical/field internship experiences under the direction of a COS Instructor of Record/Faculty Member, and DFD Field Preceptor.

NOW, THEREFORE, in consideration of the mutual agreements set forth herein, COS and DFD enter into this Agreement on the terms and conditions set forth below.

1. **TERM:** This Agreement shall become effective December 10, 2024 and continuing through December 31, 2029, unless terminated as provided in this Agreement.
2. **RESPONSIBILITIES AND PRIVILEGES OF COS:**
 - A. COS shall establish the educational objectives for the Program and implement the Program pursuant to these objectives. Program objectives and curriculum must meet accrediting or licensing body requirements. Curriculum and course objectives are attached hereto as **Exhibit A**.
 - B. COS shall assign students to DFD, subject to acceptance and approval of DFD, who meet Program requirements and qualifications to participate in the Program. Using the DFD Placement List, attached as **Exhibit B**, a list of student names, dates and location of placement will be provided

to DFD prior to any assignment of students.

C. **COS** shall appoint a **COS** faculty member as Instructor of Record/Faculty Member to administer **COS** responsibilities related to the Program.

D. **COS** shall notify **DFD** at a time mutually agreed upon, of **COS** planned schedule of students' assignments, including the names of the students, level of academic preparation and competency, and length, date and location of the clinical experiences to insure students' duties are commensurate with their skill and experience.

E. If applicable, **COS** shall provide to students participating in the Program, training regarding exposure to blood borne pathogens.

F. **COS** shall direct and require the assigned students to comply with the existing pertinent rules and regulations of **DFD** and all reasonable directions given by qualified **DFD** personnel.

G. **COS** shall immediately inform **DFD** in the event that a student withdraws from the Program or otherwise is unable to complete the Program.

H. **COS** shall provide **DFD** with the Instructor of Record/Faculty Member responsibilities attached hereto as **Exhibit C**.

3. RESPONSIBILITIES AND PRIVILEGES OF DFD:

A. **DFD** shall cooperate with the Instructor of Record/Faculty Member in establishing and implementing the Program at **DFD**.

B. **DFD** shall designate staff members as department/unit contact persons and preceptors. The department/unit contact person will be responsible for coordinating the implementation of the student's clinical experience. The overall supervision and direction of students during the clinical experience remains with the Instructor of Record/Faculty Member.

C. **DFD** shall provide clinical experiences in accordance with the mutually agreed upon goals and objectives of the Program. On-site visits by Instructor of Record/Faculty Member will be arranged when feasible and/or upon request by **COS** or **DFD**. **DFD** shall advise **COS** of any changes in its personnel, operation or policies that may materially affect the students' clinical experiences or the Program at **DFD**.

D. With the assistance of the Instructor of Record/Faculty Member, **DFD** shall ensure that students are given duties commensurate with their level of training in the Program.

E. **DFD** shall provide the physical facilities, resources, equipment, and all other items necessary to operate the Program, including use of lockers or dressing rooms for paramedic students and **COS** employees only if available.

F. Allow use of parking for EMT/paramedic students and **COS** employees.

G. Allow use of cafeteria and/or kitchen by students and employees when applicable.

H. **DFD**, at its sole discretion, upon written notice, may discontinue the assignment of any student enrolled in the Program, at **DFD**, when the student's performance is unsatisfactory to **DFD** or the student's behavior is disruptive to **DFD** or its patients.

I. **DFD, at its sole discretion**, will determine the student number it can accommodate each term based on capacity.

J. **DFD** shall immediately remove any student who poses an immediate threat or danger to **DFD** patients, personnel or the quality of services provided at **DFD**. **DFD** Human Resources Analyst shall notify the Program's Director of Clinical Education, as soon as practicably reasonable after removing the student.

K. **DFD** shall allow and cooperate with any accreditation authority and permit the authorities responsible for accreditation of **COS** curriculum to inspect the facilities, services, and other items provided by **DFD** for purposes of the Program, upon reasonable notice to **DFD**, on dates and times that are acceptable to **DFD**.

L. **DFD** may, but shall not be obligated to furnish first-aid treatment any other medical or surgical service to any student.

4. STATUS OF STUDENTS:

A. Students are not **COS** or **DFD** employees. The parties agree that **COS** students are fulfilling specific requirements for study experience as part of the degree, academic program or certificate requirement and, therefore, **COS** students are not to be considered employees or agents of either **COS** or **DFD** for any purpose, including employee benefit programs.

B. Students will have the status of learners and will not replace **DFD** staff nor give service to patients outside of their student status. **DFD** will not lower staff-to-patient ratio as a result of the presence of students.

C. Students are subject to the authority, policies, and regulations of the **COS**. They are also subject, during clinical assignment, to the same standards as are set for **DFD** employees in matters relating to the welfare of patients and the bylaws, policies, procedures and protocols of **DFD**.

D. **DFD** makes no warranties or guarantees regarding the educational experience provided by **DFD**.

5. INSURANCE: The parties shall require and maintain insurance as provided in **Exhibit D**.

6. COORDINATION OF PROGRAM: The parties shall use best efforts to establish the educational objectives for the Program, devise methods for its implementation, and continually evaluate to determine the effectiveness of the study experience.

7. INDEPENDENT CONTRACTOR STATUS: This Agreement is entered into by all parties with the express understanding that **DFD** will perform all services required under this Agreement as an independent contractor. Nothing in this Agreement shall be construed to constitute either party or any of its agents, employees or officers as an agent, employee or officer of the other party. Nothing contained in this Agreement shall be deemed to create an agency, joint venture, franchise or partnership relation between the parties. No party shall have the right to obligate or bind the other party in any manner whatsoever.

DFD agrees to advise everyone it assigns or hires to perform any duty under this Agreement that they are not employees of **COS**. **COS** agrees to advise everyone it assigns or hires to perform any duty under this Agreement that they are not employees of **DFD**. Subject to any performance criteria contained in this Agreement, **DFD** shall be solely responsible for determining the means and methods of performing the specified services and **COS** shall have no right to control or exercise any supervision over **DFD** as to how the services will be performed. Notwithstanding this independent contractor relationship, **COS** shall have the right to monitor and evaluate the performance of **DFD** to assure compliance with this Agreement.

8. INDEMNIFICATION:

A. To the fullest extent allowed by law, **DFD** shall defend, indemnify and hold **COS** harmless from and against any and all liability, loss, expense, reasonable attorneys' fees, or claims for injury or damages arising out of the performance of this Agreement, but only in proportion to and to the extent such liability, loss, expense, reasonable attorneys' fees, or claims for injury or damages are caused by or result from the negligent or intentional acts or omissions of **DFD**, its officers, agents, or employees. This indemnification specifically includes any claims that may be made against **COS** by any taxing authority asserting that an employer-employee relationship exists by reason of this Agreement, and any claims made against **COS** alleging civil rights violations by **DFD** under Government Code section 12920 et seq. (California Fair Employment and Housing Act).

B. To the fullest extent allowed by law, **COS** shall defend, indemnify and hold **DFD** harmless from and against any and all liability, loss, expense, reasonable attorneys' fees, or claims for injury or damages arising out of the performance of this Agreement, but only in proportion to and to the extent such liability, loss, expense, reasonable attorneys' fees, or claims for injury or damages are caused by or result from the negligent or intentional acts or omissions of **COS**, its officers, agents, students or employees. This indemnification obligation shall continue beyond the term of this Agreement as to any acts or omissions occurring under this Agreement or any extension of this Agreement. This indemnification specifically includes any claims that may be made against **DFD** by any taxing authority asserting that an employer-employee relationship exists by reason of this Agreement, and any claims made against **DFD** alleging civil rights violations by **COS** under Government Code section 12920 et seq. (California Fair Employment and Housing Act). This indemnification obligation shall continue beyond the term of this Agreement as to any acts or omissions occurring under this Agreement or any extension of this Agreement.

9. TERMINATION: The right to terminate this Agreement under this provision may be exercised without prejudice to any other right or remedy to which the terminating party may be entitled at law or under this Agreement.

A. Without Cause: Notwithstanding any other provision to the contrary, this Agreement may be terminated without cause by either party upon ninety (90) days' prior written notice to the other party or upon completion of the students' rotation whichever is greater.

- B. With Cause: This Agreement may be terminated by any party should the other party:
1. be adjudged a bankrupt;
 2. become insolvent or have a receiver appointed;
 3. make a general assignment for the benefit of creditors;
 4. suffer any judgment which remains unsatisfied for thirty (30) days, and which would substantively impair the ability of the judgment debtor to

- perform under this Agreement; or
5. Materially breach this Agreement.

For any of the occurrences except item 5, termination may be affected upon written notice by the terminating party specifying the date of the termination. Upon a material breach, the Agreement may be terminated following the failure of the defaulting party to remedy the breach to the satisfaction of the non-defaulting party within five (5) days of written notice specifying the breach. If the breach is not remedied within that five (5) day period, the non-defaulting party may terminate the Agreement on further written notice specifying the date of termination.

10. ENTIRE AGREEMENT REPRESENTED: This Agreement represents the entire agreement between DFD and COS as to its subject matter and no prior oral or written understanding shall be of any force or effect. No part of this Agreement may be modified without the written consent of all parties.

11. HEADINGS: Section headings are provided for organizational purposes only and do not in any manner affect the scope, meaning or intent of the provisions under the headings.

12. NOTICES: Except as may be otherwise required by law, any notice to be given shall be written and shall be either personally delivered, sent by facsimile transmission or sent by first class mail, postage prepaid and addressed as follows:

If to College of the Sequoias:

If to DFD:

Name: Nick Branch, Program Director

Address 915 S Mooney Blvd

Visalia CA 93291

Phone #: 1-559-909-1097

13. GOVERNING LAW: This Agreement shall be interpreted and governed under the laws of the State of California without reference to California conflicts of law principles. The parties agree that this Agreement is made and shall be performed in Tulare County, California.

14. ASSURANCES OF NON-DISCRIMINATION: DFD shall not discriminate in employment or in the provision of services on the basis of any characteristic or condition upon which discrimination is prohibited by state or federal law or regulation. DFD and COS agree not to discriminate in the selection or acceptance of any student pursuant to this Agreement because of race, color, national origin, religion, sex, sexual orientation, mental or physical disability, age, veteran's status, medical condition as defined in section 12926 of the California Government Code, ancestry, marital status, or citizenship, within the limits imposed by law or DFD policy.

15. ASSIGNMENT/SUBCONTRACTING: Unless otherwise provided in this Agreement, COS is relying on the personal skill, expertise, training and experience of DFD and DFD's employees and no part of this Agreement may be assigned or subcontracted by DFD without the prior written consent of COS.

16. EXHIBITS AND RECITALS: The Recitals and the Exhibits to this Agreement are fully incorporated into and are integral parts of this Agreement.

26. DISPUTE RESOLUTION: If a dispute arises out of or relating to this Agreement, or the breach thereof, and if said dispute cannot be settled through negotiation, the parties agree first to try in good faith to settle the dispute by non-binding mediation before resorting to litigation or some other dispute resolution procedure, unless the parties mutually agree otherwise. The mediator shall be mutually selected by the parties, but in case of disagreement, the mediator shall be selected by lot from among two nominations provided by each party. All costs and fees required by the mediator shall be split equally by the parties, otherwise each party shall bear its own costs of mediation. If mediation fails to resolve the dispute within thirty (30) days, any party may pursue litigation to resolve the dispute.

27. DATA SECURITY AND CONFIDENTIALITY: COS and DFD acknowledge that DFD is a covered entity as defined in the privacy regulations promulgated pursuant to the Health Insurance Portability and Accountability Act of 1996 (“HIPAA”). To the extent that COS students and faculty have access to protected health information (“PHI”), as such is defined under HIPAA, due to their participation in the health care training Program at DFD, it is agreed that for HIPAA compliance purposes only, such students and faculty are deemed to be part of DFD’s “workforce” and involved in DFD “healthcare operations,” as such terms are defined under HIPAA. COS students and faculty shall be subject to DFD’s policies and procedures governing the use and disclosure of PHI. The parties further agree that the sponsorship of this Program contemplated by this Agreement does not constitute a business associate relationship under HIPAA. Notwithstanding the foregoing, nothing herein shall create or be construed as creating an employer-employee relationship between DFD and COS students and faculty

THE PARTIES, having read and considered the above provisions, indicate their agreement by their authorized signatures below.

College of the Sequoias

Date: _____

Ron Ballesteros-Perez
VP Administrative Services

DFD

Date: _____

Name
Title

EXHIBIT A

CURRICULUM AND COURSE OBJECTIVES

NAME OF SCHOOL: College of the Sequoias

SCHOOL CONTACT: Nick Branch

PHONE: (559) 583-2650

TYPE OF PROGRAM: EMT Basic and Paramedic

INSTRUCTOR(S) OF RECORD NAME:

PHONE:

CURRICULUM & OBJECTIVES

EXHIBIT B
DFD PLACEMENT LIST

NAME OF SCHOOL: College of the Sequoias

SCHOOL CONTACT: Nick Branch

PHONE: (559) 583-2650

TYPE OF PROGRAM: EMT Basic and Paramedic

INSTRUCTOR(S) OF RECORD NAME:

PHONE:

CURRICULUM & OBJECTIVES

		PLACEMENT DATA					
		Unit Location	Start Date	End Date	Days of Week	Start Time	End Time
Student Name							
1.							
2.							
3.							
4.							
5.							
6.							
7.							
8.							
9.							
10.							
11.							
12.							
13.							
14.							
15.							
16.							
17.							
18.							
19.							
20.							

EXHIBIT C

CLINICAL INSTRUCTOR OF RECORD RESPONSIBILITIES

1. Ensure student adherence to **COS** and DFD standards, expectations and behaviors. Remove students who fail to comply with clinical expectations;
2. Provide student names, dates, times and location of training (Exhibit B) to the DFD department contacts;
3. Maintain effective communication with DFD department contacts including student progress and withdrawal from the program;
4. Maintain communication, clinical instruction & supervision with the clinical students;
5. Maintain and evaluate clinical competencies and clinical check off list for the students;
6. Ensure all DFD orientation requirements are met by:
 - Requesting four (4) weeks prior to placement a Student Orientation Packet(s) through the Human Resources Department (559-624-5901);
 - See that students complete packet; and
 - Return to Human Resources Department two (2) weeks before student placement.
7. Work with DFD department contact to conduct a Unit/Department Specific Orientation (last document in the Student Orientation Packet);
8. Ensure each student is identified as a student and has a badge by:
 - Requesting and picking up badge from the Human Resources Department (559-624-5901); *OR*
 - Students can also wear a badge provided by their school – provided it identifies them as a student, their school and program;
9. Ensure a positive experience for students;
10. Maintain communication with Human Resources Analyst (559-624-5901);
11. When appropriate, report significant student experiences to your Department/Unit Director and Human Resources Analyst; and
12. Conduct student evaluations.

EXHIBIT D
INSURANCE REQUIREMENTS

A. MINIMUM SCOPE OF INSURANCE

COS agrees to maintain in full force and effect commercial general liability insurance coverage of not less than one million dollars (\$1,000,000) per occurrence and five million dollars (\$5,000,000) aggregate coverage for bodily injury and property damage, which protects and insures against any and all liability attributable to the COS or its employees and students arising from the activities referred to in this Agreement or as contemplated by this Agreement. COS or COS' insurer shall provide written notice to DFD at least thirty (30) days prior to any cancellation, termination, or change in the insurance coverage referenced in this agreement. In the event that COS fails to maintain such insurance coverage in full force and effect during the term of this Agreement, DFD may either (1) terminate this agreement concurrently with such failure by COS, or (2) obtain such insurance on its own behalf. If DFD obtains such insurance, COS shall reimburse the DFD for the costs thereof.

COS agrees to require each EMT/paramedic student, as a condition of participation in the Program, to maintain individual student professional liability insurance coverage which includes coverage of not less than one million dollars (\$1,000,000) per incident and three million dollars (\$3,000,000) in the aggregate for professional liability protection on covered claims arising from real or alleged negligence.

COS agrees to provide proof of statutory Worker's Compensation and Employer's Liability with limits not less than one million dollars (\$1,000,000) per accident/disease coverage for COS employees and EMT/paramedic students for injury during clinical training during the Program.

DFD agrees to maintain in full force and effect commercial general liability insurance coverage of not less than one million (\$1,000,000) per occurrence and five million dollars (\$5,000,000) aggregate coverage for bodily injury and property damage, which protect and insures against any and all liability attributable to DFD or its employees arising from the activities referred to in this Agreement or as contemplated by this Agreement. DFD or DFD's insurer shall provide written notice to the COS at least thirty (30) days prior to cancellation, termination, or change in the insurance coverage referenced by this Agreement. In the event that DFD fails to maintain such coverage in full force and effect during the term of this Agreement, COS may either (1) terminate this Agreement concurrently with such failure by the DFD, or (2) obtain such insurance on its own behalf. If COS obtains such insurance, DFD shall reimburse DISTRICT for the costs thereof.

B. ACCEPTABILITY OF INSURERS

Insurance must be placed with insurers with a current rating given by A.M. Best & Co. of no less than A:VIII.

C. VERIFICATION OF COVERAGE

Prior to approval of this Agreement, **DFD** and **COS** shall provide each other with evidence of all policies of insurance or self-insurance required in this Agreement. The certificates and endorsements for each insurance policy are to be signed by a person authorized to bind coverage on behalf of the applicable insurer.



Department: FINANCE SERVICES

January 14, 2025

To: Mayor and City Council

From: Karina Solis, Administrative Services Director

Subject: Resolution Nos. 2025-03 and 2025-04 Establishing a loan agreement and Budget Amendment in the sum of \$1,000,000 from the City of Dinuba General Fund to the City of Dinuba Transportation Impact Fee Fund for the funding of the Alta/Kamm Roundabout Project (KS)

RECOMMENDATION

Council in one motion, approve Resolutions Nos. 2025-03 and 2025-04 Establishing a loan agreement and Budget Amendment in the sum of \$1,000,000 from the City of Dinuba General Fund to the City of Dinuba Transportation Impact Fee Fund for the funding of the Alta/Kamm Roundabout Project.

EXECUTIVE SUMMARY

The Alta/Kamm roundabout project is requiring an interfund transfer of \$1,000,000 from the General Fund to the Transportation Impact Fees Fund to support the development of the Alta/Kamm Roundabout project. The loan is structured as an interest free loan, payable over a 10-year period.

OUTSTANDING ISSUES

None.

DISCUSSION

The construction of the Alta/Kamm Roundabout was funded by several funding sources including a combination of grants and local funds including Transportation Impact Fees which are collected during development of residential and commercial projects for future development. The City's anticipated share of development impact fees from Dinuba Unified for the construction of the new high school resulted in a lower amount than what was projected, leading to a deficit in the money available to fund the project.

The development of the Alta/Kamm roundabout is a key infrastructure project aimed at improving traffic flow and safety at a critical intersection. The total cost of the project is estimated at \$6.7 million. In order to complete the project, it is proposed that the General Fund loan the necessary funds to the Transportation Impact Fees Fund.

The loan will be repaid over the next 10 years, with no interest accruing on the balance, allowing for manageable repayments that do not strain the general fund or the transportation fund's cash flow.

FISCAL IMPACT

The interfund transfer will involve the following financial terms:

- Amount: \$1,000,000
- Transfer Source: General Fund
- Transfer Destination: Transportation Impact Fees Fund
- Repayment Terms: Interest-free loan
- Loan Term: 10 years

- Annual Repayment: \$100,000 (to be paid from the Transportation Impact Fees Fund to the General Fund over 10 years)

This structure ensures the completion of the roundabout project. Furthermore, the Transportation Impact Fees Fund, which is designated for infrastructure projects related to transportation, will be responsible for repaying the loan in annual installments.

PUBLIC HEARING

None.

ATTACHMENTS:

Description

[A. Resolution No. 2025-03 Establishing a loan agreement for the funding of the Alta/Kamm Roundabout Project; Exhibit '1' Loan Agreement; Exhibit '2' Amortization Schedule](#)

[B. Resolution No. 2025-04 Approving Budget Amendment for the Loan Agreement; Exhibit '1' Budget Amendment](#)

RESOLUTION 2025-03

**A RESOLUTION OF THE COUNCIL OF THE CITY OF DINUBA
ESTABLISHING A LOAN AGREEMENT AND TRANSFER IN THE SUM OF \$1,000,000
FROM THE CITY OF DINUBA GENERAL FUND TO THE CITY OF DINUBA
TRANSPORTATION IMPACT FEE FUND FOR THE FUNDING OF THE ALTA/KAMM
ROUNABOUT PROJECT**

WHEREAS, the Alta/Kamm Roundabout project is underway and in need of \$1,000,000 to see the project to completion; and

WHEREAS, the General Fund has sufficient funds to fund the Transportation Capital Project Fund for the purpose of the completion of the Alta/Kamm Roundabout;

NOW, THEREFORE, BE IT RESOLVED, the Dinuba City Council hereby resolves that:

1. The sum of One Million Dollars and No/100 (\$1,000,000) from the General Fund is hereby ordered transferred to the Transportation Capital Project Fund, as a loan for the Transportation Impact Fee Fund above-described purpose in accordance with the following terms:
 - a. The principal payment of said loan shall be for a term of ten (10) years, commencing January 14, 2025 and expiring January 14, 2035;
 - b. Principal shall be payable annually in the amount of \$100,000 on January 14th, beginning January 14, 2026.
 - c. No interest rate will be calculated. This is an interest free loan.
 - d. Notwithstanding the foregoing, said loan may be repaid without penalty at any time during the term thereof by fully paying and transferring the remaining balance of principal and interest current to date of repayment to the General Fund.

PASSED, APPROVED AND ADOPTED this 14th of January 2025, at a regular meeting of the Dinuba City Council by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

BY:

ATTEST:

Mayor of the City of Dinuba

City Clerk

CITY OF DINUBA
INTERFUND LOAN AGREEMENT
ALTA/KAMM ROUNDABOUT PROJECT FUNDING

This Loan Agreement (“Agreement”) is executed as of January 14, 2025 between the City of Dinuba Transportation Impact Fee Fund (“Borrower”) and the City of Dinuba General Fund (“Lender”). Lender agrees to lend to Borrower, and Borrower agrees to repay to Lender an amount not to exceed the Principal Amount accrued on the unpaid loan balance, in accordance with the following:

1. **Purpose of the Loan:** To provide funds for use by Borrower or its designee, to fund the Alta/Kamm Roundabout project. The interfund loan is hereby established as a long-term amortized loan and is to be repaid from future Transportation Impact Fees, or other Transportation related funds.
2. **Principal Loan Amount:** Not to exceed One Million and no/100 Dollars (\$1,000,000). The loan will be recorded as receivable to the Lender and payable to the Borrower.
3. **Term of the Loan** The term of this loan shall begin on January 14, 2025 with annual payments beginning January 14, 2026 and be fully repaid by January 14, 2035.
4. **Scheduled Payments:** Borrower shall make payments each fiscal year beginning with Fiscal Year 2025/26. Such payments are due January 14.
5. **Repayment Source:** Borrower must maintain positive cash balance of at least 10% of its operating expense/expenditure budget to be able to repay the loan; excess cash balance (over the 10%) should be used to make scheduled payments and catch-up payments. Missed scheduled payments shall be reported by the Finance Department to the City Council.
6. **Rate of Interest:** No interest will be calculated. This is an interest free loan.
7. **General Provisions:** This Agreement constitutes the full Agreement by and between the parties and no other representations have been made regarding the contents of this Agreement. This Agreement shall not be amended, modified, or altered in any respect unless such amendment, modification or alteration has been reduced to writing and executed by both parties.

LENDER: City of Dinuba
General Fund No. 101

By: _____ Date _____
Karina Solis, Administrative Services Director

BORROWER: City of Dinuba
Transportation Impact Fee Fund No. 252

By: _____ Date _____
George Avila, Public Works Director

CITY OF DINUBA

**GENERAL FUND LOAN TO TRANSPORTATION IMPACT FEE FUND
KAMM/ALTA ROUNDABOUT PROJECT FUNDING**

LOAN AMOUNT: \$1,000,000

DATE OF LOAN: 1/14/2025

INTEREST RATE: 0.000%

PAYMENT NUMBER	FISCAL YEAR	DATE OF PAYMENT	PAYMENT AMOUNT	PRINCIPAL	INTEREST	BALANCE
						1,000,000.00
1	2025/26	1/14/2026	100,000.00	100,000.00	0.00	900,000.00
2	2026/27	1/14/2027	100,000.00	100,000.00	0.00	800,000.00
3	2027/28	1/14/2028	100,000.00	100,000.00	0.00	700,000.00
4	2028/29	1/14/2029	100,000.00	100,000.00	0.00	600,000.00
5	2029/30	1/14/2030	100,000.00	100,000.00	0.00	500,000.00
6	2030/31	1/14/2031	100,000.00	100,000.00	0.00	400,000.00
7	2031/32	1/14/2032	100,000.00	100,000.00	0.00	300,000.00
8	2032/33	1/14/2033	100,000.00	100,000.00	0.00	200,000.00
9	2033/34	1/14/2034	100,000.00	100,000.00	0.00	100,000.00
10	2034/35	1/14/2035	100,000.00	100,000.00	0.00	0.00

RESOLUTION 2024-04

**A RESOLUTION OF THE COUNCIL OF THE CITY OF DINUBA
APPROVING AND ADOPTING THE BUDGET AMENDMENT IN THE SUM OF \$1,000,000
FROM THE CITY OF DINUBA GENERAL FUND TO THE CITY OF DINUBA
TRANSPORTATION IMPACT FEE FUND FOR THE FUNDING OF THE ALTA/KAMM
ROUNABOUT PROJECT**

WHEREAS, the FY 2024/2025 Annual Budget reflects the City of Dinuba's ongoing commitment to providing core services to the community consistent with the strategic goals established by the City Council; and

WHEREAS, the FY 2024/25 Annual Budget; was approved by the City Council on June 11, 2024 by Resolution 2024-46 and any subsequent amendments must be approved by Resolution; and

WHEREAS, a budget amendment is necessary to reflect the Loan agreement between the General Fund (Lender) and the Transportation Impact Fee Fund (Borrower) and transfer for the funding of the Alta/Kamm Roundabout Project in the amount of \$1,000,000

NOW, THEREFORE, BE IT RESOLVED, the Dinuba City Council hereby resolves that the FY 2024/2025 budget be amended to provide the Loan agreement and transfer for the funding of the Alta/Kamm Roundabout Project in the amount of \$1,000,000

PASSED, APPROVED AND ADOPTED this 14 day of January 2025, at a regular meeting of the Dinuba City Council by the following vote:

AYES:
NOES:
ABSTAIN:
ABSENT:

BY:

ATTEST:

Mayor of the City of Dinuba

City Clerk



REQUEST FOR BUDGET AMENDMENT

Requested by:		Budget Amounts	
Account Numbers:	Fund Name Description	Increase	Decrease
Revenues:			
252-230.101	Advances from General Fund	\$1,000,000	
260-800.252	Transfers In Transportation Impact Fees	\$1,000,000	
Appropriations:			
101-106.252	Advances to Transportation Impact Fees	\$1,000,000	
252.70.721-900.260	Transfer Out Transportation Capital Projects	\$1,000,000	
<p>Reason(s) for Budget Amendment: Loan agreement and transfer for the funding of the Alta/Kamm Roundabout Project</p>			
<p>Department Director _____ Date _____</p>			
<p>Approval Required Budget Amendment:</p> <p>Administrative Services Director _____ Date _____ Signature</p> <p>City Manager _____ Date _____ Signature</p> <p>City Council: <input type="checkbox"/> Approved <input type="checkbox"/> Resolution # _____ <input type="checkbox"/> Denied Date _____</p>			



City Council Staff Report

Department: CITY MANAGER'S OFFICE

January 14, 2025

To: Mayor and City Council
From: Maria Alaniz, City Clerk/Human Resources Director
Subject: Resolution No. 2025-06 Amending the Fiscal Year 2024-25 Salary Schedule to Reflect Minimum Wage Adjustments (MA)

RECOMMENDATION

Council adopt Resolution No. 2025-06 amending the FY 2024/25 salary schedule to reflect increase in the minimum wage as required by law.

EXECUTIVE SUMMARY

The city's salary schedule for Fiscal Year 2024/25 has been revised to include the increase to positions to current state minimum wage as required by law.

OUTSTANDING ISSUES

None.

DISCUSSION

On April 4, 2016, Governor Edmund G. Brown signed Bill 3 into law, raising the minimum wage for all industries. The bill created ground-breaking legislation increasing the \$10 per hour minimum wage each year starting January 1, 2017 until it reached \$15 per hour by January 1, 2022.

A provision in the law allows minimum wage to be raised up to 3.5% for an increase in inflation of over 7% as measured by the National Consumer Price Index. Governor Gavin Newsom announced that all employees of every size will begin paying a minimum wage of \$16.50 beginning January 1, 2025.

On the September 10, 2024, the City Council, by resolution, adopted the Fiscal Year 2024/25 salary schedule. The salary schedule for Fiscal Year 2024/25 reflects the increase to the positions that were below or at the minimum wage amount of \$16.50. These changes reflect the current state minimum wage a required by law.

Resolution No. 2025-06 enclosed as Attachment "A" includes the revised salary schedule for all applicable positions as shown in Exhibit 'A'.

FISCAL IMPACT

None.

PUBLIC HEARING

None required.

ATTACHMENTS:

Description

[A. Resolution No. 2025-06](#)

RESOLUTION NO. 2025 - 06

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DINUBA,
CALIFORNIA, AMENDING THE FISCAL YEAR 2024-25 SALARY
SCHEDULE**

WHEREAS, the City Council on September 10, 2024, by resolution, adopted the FY 2024/25 salary schedule;

WHEREAS, it is the intent of this Resolution to include the increase to positions to state minimum wage as required by law;

NOW, THEREFORE, by the City Council of the City of Dinuba, California, does hereby amend the Fiscal Year 2024-25 Salary Schedule, as follows:

A. Exhibit 'A' FY 2024-25 Position and Salary Ranges

THE FOREGOING RESOLUTION is approved and adopted by the City Council of the City of Dinuba this 14th day of January, 2025, by the following vote:

AYES:

NOES:

ABSENT:

ABSTAIN:

Rachel Nerio-Guerrero, Mayor

ATTEST:

Maria Alaniz, City Clerk

Attachment 'A'

City of Dinuba

FY 2024/2025 Positions & Salary Ranges

*Effective 1/1/25 - 6/30/25

Title	Salary Range	Monthly Range Steps					Group
		A	B	C	D	E	
Accountant I	130	4,755	4,992	5,242	5,503	5,779	Professional
Accountant II	140	5,252	5,512	5,791	6,079	6,384	Professional
Accounting Technician I	97	3,574	3,756	3,942	4,141	4,345	Classified
Accounting Technician II	102	3,758	3,945	4,144	4,349	4,566	Classified
Administrative Assistant I	110	4,070	4,269	4,486	4,708	4,945	Classified
Administrative Assistant II	115	4,274	4,491	4,715	4,952	5,200	Classified
Administrative Services Director	196	9,168	9,627	10,109	10,613	11,145	Administrative
Administrative Technician	100	3,680	3,867	4,063	4,264	4,475	Classified
Animal Control Officer	102	3,758	3,945	4,144	4,349	4,566	Classified
Assistant City Manager	195	9,077	9,530	10,008	10,509	11,034	Administrative
Associate Engineer	160	6,412	6,731	7,065	7,419	7,790	Professional
Billing Clerk	90	3,335	3,501	3,673	3,858	4,054	Classified
Billing Clerk II	95	3,507	3,678	3,864	4,059	4,259	Classified
Billing/Collections Supervisor	140	5,252	5,512	5,791	6,079	6,384	Professional
Building Inspector	115	4,274	4,491	4,715	4,952	5,200	Classified
Building Official	164	6,670	7,003	7,353	7,720	8,107	Professional
Building Official/Senior Building Inspector	156	6,159	6,465	6,789	7,129	7,486	Professional
Business Manager	160	6,412	6,731	7,065	7,419	7,790	Professional
Cashier/Customer Service Rep.	83	3,111	3,266	3,430	3,602	3,780	Classified
City Clerk/Human Resources Director	182	8,254	8,649	9,067	9,499	9,960	Administrative
City Engineer	223	11,995	12,593	13,225	13,886	14,576	Administrative
City Manager	228	13,534	14,179	14,843	15,538	16,257	Administrative
Clerical Assistant I	70	2,860	3,003	3,153	3,311	3,476	Classified
Code Enforcement Officer I	105	3,872	4,066	4,269	4,488	4,704	Classified
Code Enforcement Officer II	115	4,274	4,491	4,715	4,952	5,200	Classified
Code Enforcement Technician	95	3,507	3,678	3,864	4,059	4,259	Classified
Community & Youth Services Supervisor	115	4,274	4,491	4,715	4,952	5,200	Classified
Community Service Officer	86	3,205	3,363	3,531	3,709	3,897	Classified
Deputy City Clerk	120	4,307	4,519	4,744	4,982	5,233	Professional
Dispatcher	102	3,929	4,127	4,333	4,548	4,777	Police
Engineer/Paramedic	159	6,675	7,009	7,359	7,727	8,114	Fire
Events Coordinator	107	3,949	4,148	4,356	4,571	4,803	Classified
Evidence Technician	85	3,172	3,331	3,496	3,671	3,855	Classified
Finance/Budget Services Manager	175	7,441	7,810	8,202	8,613	9,045	Professional
Fire Battalion Chief	185	8,219	8,627	9,060	9,514	9,989	Professional
Fire Captain	172	7,597	7,977	8,376	8,794	9,234	Fire
Fire Chief	196	9,168	9,627	10,109	10,613	11,145	Administrative
Fire Inspector	115	4,274	4,491	4,715	4,952	5,200	Classified
Firefighter I/EMT-B	138	5,416	5,687	5,972	6,270	6,584	Fire
Firefighter I/Paramedic	153	6,288	6,603	6,933	7,279	7,643	Fire
Fiscal Analyst I	130	4,755	4,992	5,242	5,503	5,779	Professional
Fiscal Analyst II	140	5,252	5,512	5,791	6,079	6,384	Professional
Grounds Maintenance Worker I	88	3,269	3,432	3,605	3,784	3,971	Classified
Grounds Maintenance Worker II	100	3,680	3,867	4,063	4,264	4,475	Classified
Grounds Maintenance Worker III	113	4,195	4,403	4,623	4,853	5,094	Classified
Human Resources Analyst I	130	4,755	4,992	5,242	5,503	5,779	Professional
Human Resources Manager	174	7,367	7,734	8,121	8,528	8,954	Professional
Human Resources/Payroll Technician	104	3,832	4,025	4,226	4,439	4,661	Confidential
Human Resources Technician I	104	3,832	4,025	4,226	4,439	4,661	Confidential
Human Resources Technician II	114	4,235	4,446	4,668	4,900	5,146	Confidential
Information Technology/Records Manager	160	6,412	6,731	7,065	7,419	7,790	Professional
Lieutenant	185	8,219	8,627	9,060	9,514	9,989	Professional
Maintenance Worker I	98	3,611	3,793	3,978	4,181	4,389	Classified
Management Analyst	150	5,801	6,093	6,394	6,713	7,053	Professional
Mechanic I	110	4,070	4,271	4,484	4,708	4,945	Classified
Mechanic II	120	4,498	4,718	4,956	5,203	5,462	Classified
Mechanic Helper	100	3,680	3,867	4,063	4,264	4,475	Classified
Meter Reader	88	3,269	3,432	3,605	3,784	3,971	Classified
Paramedic Trainee	70	2,860	3,003	3,153	3,311	3,476	Classified
Parks & Community Services Director	190	8,639	9,067	9,521	9,998	10,501	Administrative
Parks Manager	150	5,801	6,093	6,394	6,713	7,053	Professional
Parks Supervisor	125	4,722	4,961	5,209	5,465	5,743	Classified
Payroll Technician II	102	3,758	3,945	4,144	4,349	4,566	Confidential
Permit Technician	100	3,680	3,867	4,063	4,264	4,475	Classified
Planner I	125	4,522	4,749	4,989	5,236	5,498	Professional
Planner II	135	4,997	5,247	5,509	5,786	6,067	Professional
Planning Technician	100	3,680	3,867	4,063	4,264	4,475	Classified
Police Chief	197	9,526	9,984	10,466	10,970	11,502	Administrative
Police Officer	148	6,185	6,490	6,817	7,155	7,512	Police

Public Improvements Officer	126	4,770	5,009	5,261	5,524	5,800	Classified
Public Works Director	190	8,639	9,067	9,521	9,998	10,501	Administrative
Public Works Superintendent	160	6,412	6,731	7,065	7,419	7,790	Professional
Public Works Supervisor	145	5,521	5,796	6,084	6,389	6,708	Professional
Records Technician	100	3,680	3,867	4,063	4,264	4,475	Classified
Recreation Coordinator	107	3,949	4,148	4,356	4,571	4,803	Classified
Recreation Supervisor	125	4,522	4,749	4,989	5,236	5,498	Professional
Senior Accountant	150	5,801	6,093	6,394	6,713	7,053	Professional
Senior Accounting Technician	107	3,949	4,148	4,356	4,571	4,803	Classified
Senior Center Coordinator	107	3,949	4,148	4,356	4,571	4,803	Classified
Senior Center Supervisor	115	4,274	4,491	4,715	4,952	5,200	Classified
Senior Code Enforcement Officer	125	4,722	4,961	5,209	5,465	5,743	Classified
Senior Fiscal Analyst	150	5,801	6,093	6,394	6,713	7,053	Professional
Senior Mechanic	130	4,964	5,212	5,474	5,748	6,034	Classified
Senior Planner	150	5,801	6,093	6,394	6,713	7,053	Professional
Senior Wastewater Treatment Plant Operator	108	3,988	4,189	4,399	4,618	4,848	Classified
Sergeant	168	7,542	7,918	8,311	8,731	9,166	Police
Single Role EMT	88	3,269	3,432	3,605	3,784	3,971	Fire
Single Role Paramedic	105	3,872	4,066	4,267	4,488	4,704	Fire
Sports Coordinator	107	3,949	4,148	4,356	4,571	4,803	Classified
Sportsplex Coordinator	107	3,949	4,148	4,356	4,571	4,803	Classified
Streets Supervisor	125	4,722	4,961	5,209	5,465	5,743	Classified
Utilities Supervisor	125	4,722	4,961	5,209	5,465	5,743	Classified
Utility Worker I	88	3,269	3,432	3,605	3,784	3,971	Classified
Utility Worker II	103	3,794	3,981	4,186	4,392	4,611	Classified
Utility Worker III	113	4,195	4,403	4,623	4,853	5,094	Classified
Wastewater Treatment Plant Operator I	98	3,611	3,793	3,978	4,181	4,389	Classified
Wastewater Treatment Plant Operator II	103	3,794	3,981	4,186	4,392	4,611	Classified
Wastewater Treatment Plant Operator Trainee	88	3,269	3,432	3,605	3,784	3,971	Classified
Wastewater Treatment Plant Superintendent	159	6,342	6,661	6,996	7,346	7,713	Professional
Wastewater Treatment Plant Supervisor	150	5,801	6,093	6,394	6,713	7,053	Professional
Water Quality Technician	105	3,872	4,066	4,267	4,488	4,704	Classified
Water System Specialist III	113	4,195	4,403	4,623	4,853	5,094	Classified
Water System Supervisor	125	4,722	4,961	5,209	5,465	5,743	Classified

*Revised 1/14/25

City of Dinuba

FY 2024/2025 Regular Part-time Positions & Salary Ranges

*Effective 1/1/25 - 6/30/25

Title	Salary Range	Hourly Range Steps				
		A	B	C	D	E
Accounting Technician I	97	20.62	21.67	22.74	23.89	25.07
Animal Control Officer	102	21.69	22.77	23.91	25.09	26.35
Assistant Recreation Leader	External survey	16.50	18.10	18.98	20.00	20.87
Billing Clerk	90	19.24	20.21	21.20	22.27	23.39
Clerical Assistant I	70	16.50	17.33	18.19	19.10	20.06
Code Enforcement Officer I	105	22.34	23.46	24.61	25.89	27.14
Custodian I	88	18.86	19.80	20.80	21.83	22.91
Custodian II	93	19.25	20.22	21.23	22.27	23.39
Events Coordinator	107	22.79	23.93	25.12	26.38	27.70
Fire Inspector	115	24.66	25.91	27.20	28.57	30.00
Grounds Maintenance Worker I	88	18.86	19.80	20.80	21.83	22.91
Landscape Technician	111	23.01	24.17	25.39	26.64	27.98
Maintenance Worker Assistant	88	18.86	19.80	20.80	21.83	22.91
Maintenance Worker I	98	20.83	21.88	22.95	24.12	25.32
Meter Reader	88	18.86	19.80	20.80	21.83	22.91
Recreation Coordinator	107	22.79	23.93	25.12	26.38	27.70
Recreation Leader	External survey	17.71	19.48	20.45	21.47	22.54
Utility Worker I	88	18.86	19.80	20.80	21.83	22.91
Water Conservation Technician	88	18.86	19.80	20.80	21.83	22.91
Youth Services Coordinator	107	22.79	23.93	25.12	26.38	27.70

*Revised 1/14/25

City of Dinuba

FY 2024/2025 Temporary Positions & Salary Ranges
 *Effective 1/1/25- 6/30/25

Title	Salary Range	Hourly Range Steps					
		A	B	C	D	E	F
Animal Control Officer		21.69	22.77	23.91	25.09	26.35	
Clerical Assistant I		16.50	17.00	17.50	18.00	18.50	
Code Enforcement Officer I		21.33	23.70	24.90	26.14	27.46	
Events Coordinator		19.13	21.26	22.83	23.45	24.61	
Facility Assistant		16.50	17.00	17.50	18.00	18.50	
Grounds Maintenance Worker I		16.50	17.00	17.50	18.00	18.50	
Lifeguard/Swim Instructor		16.50	17.00	17.50	18.00	18.50	
Maintenance Worker Asst.		16.50	17.00	17.50	18.00	18.50	
Paid Call Firefighter		16.50	17.00	17.50	18.00	18.50	
Pool Supervisor		17.50	18.00	18.50	19.00	19.50	
Sports Site Supervisor		18.00	18.50	19.00	19.50	20.00	
Sports Official		16.50	17.00	17.50	18.00	18.50	
Sportsplex Assistant		16.50	17.00	17.50	18.00	18.50	
Reserves - Dispatchers		16.72	17.44	18.19	18.98	19.82	
Reserves - Firefighter		16.50	17.00	17.50	18.00	18.50	
Reserves - Police Officers		16.50	24.38	25.67	27.03	28.46	29.96
Sports Official/Scorekeeper		16.50	17.00	17.50	18.00	18.50	
Utility Worker I		16.50	17.00	17.50	18.00	18.50	
Water Conservation Technician		16.50	17.00	17.50	18.00	18.50	

*Revised 1/14/25



Department: FIRE SERVICES

January 14, 2025

To: Mayor and City Council
From: Greg Chastain, Fire Chief
Subject: Authorization to Execute Fire Reporting and EMS Charts Software Contract(GC)

RECOMMENDATION

Approve the sole source contract for fire reporting and ePCR software from Image Trend LLC in the amount of \$44,610 for year one and \$34,700 in subsequent years.

EXECUTIVE SUMMARY

The Fire Department's current software provider for fire reporting and EMS charting will discontinue their service as of December 31, 2025. To ensure continued compliance and operational efficiency, staff recommends entering into a sole source contract with Image Trend LLC for their cloud-based Fire Reporting and ePCR software solution.

OUTSTANDING ISSUES

None.

DISCUSSION

The Dinuba Fire Department (DFD) currently uses two software programs from Zoll Data Systems for fire reporting (FireRMS) and EMS charting (RescueNet ePCR). These systems work in tandem to facilitate the documentation of fire, EMS, and Community Risk Reduction activities. However, DFD was notified that Zoll Data Systems will discontinue the FireRMS program by December 31, 2025, and will no longer provide a fire reporting solution (see Attachment 'A' for notice).

The Fire Department solicited demonstrations and bids from Image Trend LLC. Image Trend's Elite Rescue Premier software will replace FireRMS and RescueNet ePCR and includes programs for inspections, investigations and fire hydrant maintenance. It will also track Community Risk Reduction activities, training, education and exposures.

As an emergency medical services provider in the State of California, DFD must utilize software that can transmit call information to the National Emergency Medical Services Information System (NEMSIS) and the California Emergency Medical Services Information System (CEMSIS). Since CEMSIS currently uses Image Trend software for their data collection, reports with all required information can be automatically sent to CEMSIS and NEMSIS.

Additionally, the Fire Department's EMS operations are overseen by the Central California Emergency Medical Services Agency (CCEMSA), which utilizes CEMSIS data for policy and procedural decisions. CCEMSA representatives have confirmed that Image Trend is the only vendor whose reports contain all the necessary data elements required for their reports.

Regional collaboration is another important factor in selecting Image Trend. Many surrounding agencies, including American Ambulance, Sequoia Safety Council, Kingsburg Fire Department, Selma Fire Department, and CalFire, use Image Trend software. This compatibility allows for the secure transfer of patient care reports between agencies, maintaining HIPAA compliance, especially when transferring patients or handing off care. Currently, Image Trend is the only software vendor offering this vital interoperability between agencies.

The Fire Department's existing system with Zoll Data Systems is housed on a local server and involves complex data flows that have been prone to disruptions, requiring significant staff and IT resources for maintenance. Image Trend's cloud-based solution eliminates this burden by providing a reliable, managed service with support from Image Trend's technical team.

For these reasons, staff is requesting approval to enter into a sole source contract with Image Trend, given their regional dominance, integration capabilities with state systems, and unmatched data transfer functionality across multiple agencies.

FISCAL IMPACT

The cost for the first year of the contract is \$44,610, which includes one-time training and setup fees. Subsequent years will be billed at \$34,700 annually, with a 5% increase each year thereafter. Funding for the contract will be sourced from the Ambulance Fund Balance.

PUBLIC HEARING

ATTACHMENTS:

Description

[Attachment 'A'](#)

[Attachment 'B'](#)



11802 Ridge Parkway, Suite 400
Broomfield, CO 80021

303.801.1800 (main)
zolldata.com

January 6, 2025

RE: RescueNet® FireRMS Will Reach its End of Life on December 31, 2025

Dear RescueNet® FireRMS customer,

ZOLL Data Systems will discontinue its RescueNet FireRMS solution on December 31, 2025. We encourage you to transition to a NERIS-compliant fire reporting vendor as soon as possible to ensure a smooth transition. As a part of this end-of-life process, we will end development of new features, including support for NERIS. Bug fixes and other critical updates will continue to be provided until December 31, 2025.

Beyond December 31, 2025, while you will still be able to create new NFIRS records, they will not be compliant with the NERIS standard required on January 1, 2026. Your historical data will remain on your enterprise server. Please contact ZOLL Data Systems support at [800-663-3911](tel:800-663-3911) as soon as possible for more information.

The RescueNet FireRMS End-of-Life Frequently Asked Questions (FAQ) document provides additional information about this end-of-life announcement.

Sincerely,
The ZOLL Data Systems Team

Enclosure: FAQ



City of Dinuba FD (CA) - Elite Rescue

Prepared For

City of Dinuba Fire Department (CA)
Greg Chastain
420 E Tulare ST
Dinuba, California 93618

Prepared By

Jason Spanier
Dec 31, 2024

Prepared For

Greg Chastain
 City of Dinuba Fire Department (CA)
 420 E Tulare ST
 Dinuba, California 93618

 gchastain@dinuba.ca.gov

Bill To

Greg Chastain
 City of Dinuba Fire Department (CA)
 420 E Tulare ST
 Dinuba, California 93618

 gchastain@dinuba.ca.gov

Salesperson	Quote Number	Date		
Jason Spanier, Mid-Market Account Executive,	QUO-21425-J2S1R	Dec 31, 2024		
Description	Qty	Frequency	Unit Price	Total
One-Time Fees				
Elite Rescue Premier - Setup & Implementation	1	One Time	\$9,845.00	\$9,845.00
Webinar Training 2hr Session	4	One Time	\$450.00	\$1,800.00
Recurring Fees				
Elite Rescue Premier - SaaS	1	Recurring	\$31,450.00	\$31,450.00
CAD Distribution	1	Recurring	\$3,250.00	\$3,250.00
- CAD Vendor: Other CAD Vendor				
TOTAL Year 1				\$46,345.00
*Annual Fees after Year 1				\$34,700.00

Prepared By: Jason Spanier

Terms of Agreement: The above mentioned items will be invoiced upon Contract signature with payment terms of net 30 days.

- The recurring annual fees will be invoiced annually in advance.
- Project completion occurs upon receipt of the product.
- ImageTrend's license, annual support and hosting are based on up to 5,500 annual incidents as provided by Client.
- *IMAGETREND will perform price increases of the recurring fees. The first price increase will occur with the fees due for year two. These price increases will occur once a year and may not exceed 7% of the price then currently in effect.
- This proposal is valid for 90 days.
- This quote reflects ImageTrend's standard non-CJIS compliant framework, and is provided without any CJIS-related warranties, representations, or contractual commitments. Additional information and pricing for ImageTrend's advanced CJIS compliant offerings are available upon request.
- The estimates set forth herein do not constitute a binding offer or acceptance. This quote does not express the full agreement or understanding of the parties, is subject to additional due diligence and change, and shall not be binding on ImageTrend. The parties do not intend to be legally bound until they enter into definitive agreements regarding the subject matter hereof.

IMAGETREND will invoice sales tax to non-exempt CLIENTS where applicable

DISCLAIMER: This quote creates no legal obligations. This letter is intended to confirm the parties' current understanding of the terms, but it is not intended to create any legal obligations with respect to any of the terms. Neither party should rely on this quote and no legal or equitable remedy will arise from any such reliance. Instead, the parties must reach a final agreement. A final agreement will be a condition precedent to any binding obligations. A fully executed Contract Agreement will be required to be completed before an order is processed.

PRODUCT DESCRIPTIONS

- CAD Distribution** The ability to easily integrate CAD data into run reports is very beneficial in ensuring accurate data. CAD data can be obtained via a file export, a query or it can be sent directly to the ImageTrend web service. Only fields listed in the CAD integration workbook are available for population through the integration.
- Webinar Training
2hr Session** Training sessions that are completed via webinar (maximum of 2 hours per session). Topics can include administrator or user education, in-depth education on various modules or features of the system, or learning how to better use Report Writer.

**Elite Rescue
Premier - SaaS**

ImageTrend Elite is a configurable, device-agnostic, cloud-based solution designed for organizations and departments of all sizes and service models. It is both NEMSIS v3 certified and NFIRS 5.0 compliant, empowering departments to document EMS care seamlessly, whether online or offline, through an intuitive interface. The solution includes robust personal management features with support for unlimited users and the ability to define unlimited permission groups, allowing organizations to manage data elements and customize displayed values to suit end-user needs.

ImageTrend Elite is a configurable, device-agnostic, NEMSIS v3 certified cloud-based solution designed for organizations of all sizes and service models. It empowers clinicians to document care seamlessly, whether online or offline, through an intuitive interface. The solution includes robust personal management features with support for unlimited users and the ability to define unlimited permission groups, allowing organizations to manage data elements and customize displayed values to suit end-user needs.

Elite's Form Manager, which enables the creation of customized forms, integration of state or national datasets using Supplemental Questions, field selection and ordering, and configuration of Event Visibility Rules for efficient and accurate data entry. Repeat Patients functionality allows providers to access historical data for returning patients or conduct national healthcare network searches for new cases, ensuring comprehensive patient information encompassing demographics, medical history, allergies, medications, insurance details, and closest relative/guardian contacts.

The Data Exchange feature within Elite facilitates seamless import and export of incidents, resources, and demographic data. It includes tools for setting up endpoints, managing integration accounts, troubleshooting exports and imports, and accessing historical files, ensuring efficient data management across systems and agencies. This feature ensures organizations can seamlessly transmit NEMSIS data to regulatory authorities at local, state, or national levels.

The Training & Activities module empowers administrators to effectively manage and track training and activity events for their systems and agencies, including continuing education for license renewals. It offers comprehensive tools for creating event templates, managing resources, assigning permissions, and generating reports, ensuring thorough documentation and efficient organization of training activities. The Inventory module manages and tracks your agency's inventory, including items, allocations, usage, maintenance, and repairs.

The Checklist module supports the creation and tracking of checklists for various purposes such as daily engine inspections, vehicle inventory, and building checks. It alerts users to missed tasks and supports flexible scheduling, with options for scheduled completion by specific user groups or on-demand completion as needed.

Elite's Continuous Quality Improvement (CQI) module provides unlimited reviews tailored to organizational criteria. It features configurable CQI forms, customizable questions, and an automated scoring system aligned with departmental rules to enhance operational performance and quality assurance.

Billing Export functionality automates the sending of NEMSIS v3 files to designated NEMSIS Webservice or Biller FTP sites based on organization-defined criteria, streamlining billing processes and ensuring compliance with regulatory requirements.

ImageTrend Report Writer™ enables organizations to measure key performance indicators, trends, core measures, operational metrics, QA/QI factors, and more. It includes hundreds of standard reports with each ImageTrend solution, offering flexibility to use reports as is or customize them to meet specific reporting needs. The tool supports scheduling recurring reports, setting frequencies, and performing bulk exports in various formats to support informed decision-making and compliance reporting across healthcare operations.

ImageTrend Elite™ Fire's Locations/Occupants/Inspections Module allows seamless recording, updating, and referencing of fire inspection data from anywhere with or without an internet connection.

Administrators can configure permission-based access to control editing rights and ensure data integrity, while the touch-friendly interface supports easy navigation and quick access to historical fire call data and violation codes within the application.

The Hydrants module manages agency hydrants, including test records and scheduling. Accessed through the Resources tab, it allows creation and management of hydrants and testing records.

Inspectors can document flow tests directly within hydrant records or in bulk from the list view, updating parent hydrant details automatically for efficient maintenance scheduling.

Continuum® effortlessly transforms raw data into actionable insights, delivering real-time alerts and customizable notifications via text or email. It empowers your organization to stay ahead with dynamic dashboards for optimizing firefighting efficiency and tracking resources. Accessible playlists and shared URLs enable seamless dissemination of critical information across internal and external stakeholders, supporting informed decision-making without the need for complex data analysis. Content within includes key metrics on fire operations and department performance, along with tools to streamline accreditation processes. Dashboards feature insights on fire incident performance and unit performance metrics.

Elite's Fire Investigations module allows agencies to manage fire investigation incidents and their related properties, documenting detailed information such as court, evidence, and witness information. This add-on feature includes tools for creating forms, setting visibility and validation rules, and managing data elements, and it requires setup and specific user permissions to use.



Department: PUBLIC WORKS

January 14, 2025

To: Mayor and City Council
From: George Avila, Public Works Director
By: Elva Patino, Business Manager
Subject: Resolution No. 2025-05 Approving Vision Zero Policy for the City of Dinuba (GA)

RECOMMENDATION

Council to adopt Resolution No. 2025-05 approving goals and policies for the Vision Zero Program aimed at zero traffic fatalities or serious injuries on Dinuba roadways.

EXECUTIVE SUMMARY

“Vision Zero” is an international public health-based traffic safety strategy that aims to reduce and eventually eliminate traffic deaths and serious injuries using a data-driven multi-disciplinary approach that also promotes safe, healthy, and equitable mobility for all. Adoption of the subject resolution approves the Vision Zero tenants as policy direction for the City of Dinuba.

OUTSTANDING ISSUES

None

DISCUSSION

The Dinuba City Council has identified traffic safety as a top strategic objective in the most recent General Plan Update. Council is committed to ensuring a safe transportation system for all transportation modes. With that objective in mind, Staff applied for and was awarded \$430,000 in grant funds to develop a “Vision Zero Action Plan”, which would be customized to Dinuba’s transportation infrastructure. The Vision Zero Action Plan will guide policies and programs with the goal of eliminating traffic crashes that result in fatalities and severe injuries along Dinuba’s roadways. It will also identify initiatives to improve safety for everyone traveling around the city, whether walking, cycling, driving, or riding public transit.

Vision Zero recognizes that while human error will always occur, a combination of engineering, education, and enforcement measures can reduce collisions and prevent them from causing death or severe injuries. Vision Zero has been adopted by more than 50 communities across the United States, with a dozen of those in California. Dinuba will be the first community in Tulare County and join Fresno as the only communities in the Central Valley to adopt the Vision Zero program and ultimately a Vision Zero Action Plan.

The development of the City’s Vision Zero Action Plan is already underway. A taskforce of various transportation stakeholders has been formed and two separate meetings have already been held. At the latest taskforce meeting, stakeholders reviewed seven collision profiles extracted from data collected by the Dinuba Police Department over the last ten years. The taskforce studied the information and discussed possible countermeasures. Additional meetings will be held to gain a greater understanding of Dinuba’s collision trends and patterns and to develop possible solutions. Two public outreach meetings have also been held and city staff and contracted consultant have documented the public comment received. The City Council will receive additional information on the development of this plan at a later date.

Pursuant to grant guidelines, it is required that a jurisdiction developing a Vision Zero Action plan formally adopt the tenants of the Vision Zero program. Staff recommends Council approve resolution No 2025-05 herein enclosed as Attachment "A" that will accomplish the following:

1. Develop procedures and programs to further the goals and objectives of Vision Zero;
2. Take data-driven actions to achieve zero fatal and serious injury crashes based on available crash data and community input;
3. Prioritize funding and availability of staff resources for implementing Vision Zero projects and programs;
4. Adopt and proactively encourage the application of the Federal Highway Administration's list of Proven Safety Countermeasures and;
5. Provide for ongoing evaluation and performance measurements and present to Council on a regular basis a report on the initial and ongoing status of the overall program.

The Vision Zero Action Plan is scheduled to be completed in June 2025 and adoption is planned for August 2025. Upon adoption of the Vision Zero Action Plan, the City will be well positioned to apply for implementation/construction funds. These construction funds are only available to jurisdictions that have adopted a Vision Zero Action Plan.

FISCAL IMPACT

The Vision Zero Action Plan will be funded by the Safe Streets 4 All Grant award in the amount of \$344,000 and local funds totaling \$86,000.

PUBLIC HEARING

None.

ATTACHMENTS:

Description

[A. Resolution 2025-05 Vision Zero Policy](#)

Resolution No. 2025-05

**A RESOLUTION OF THE DINUBA CITY COUNCIL ADOPTING
THE VISION ZERO TENANTS AND POLICY FOR THE CITY OF DINUBA**

WHEREAS, according to data from the National Highway Traffic Safety Administration, each year, approximately 42,000 people are killed in traffic collisions in the United States; and,

WHEREAS, in a study comparing 19 peer nations, the Center for Disease Control and Prevention found that the United States has the highest traffic death rate per person; and,

WHEREAS, the most common primary collision factor for crashes where people were killed or seriously injured was automobile right of way followed by travelling at unsafe speed; and,

WHEREAS, in Dinuba the inappropriate actions of motorists were cited as the cause of 56% percent of crashes involving pedestrians as compared to 31% percent of these crashes being caused by the actions of pedestrians and 13% caused by a party at fault that could not be determined; and,

WHEREAS, the Objective A of Section 2.5.3 Traffic Safety in the City's Focused General Plan Update 2023 states that Dinuba will ensure a safe transportation system that eliminates traffic-related fatalities and reduces non-fatal injury collisions, and provides safe travel for all modes including bicyclists, motorists, pedestrians, and transit users; and,

WHEREAS, Policy 2.5.3-1 of the City's Focused General Plan Update 2023 commits to supporting efforts to eliminate traffic fatalities and serious injuries attributable to collisions on City streets, including street design that reduces motor vehicle speeds, provides enhanced bikeways and pedestrian paths, and implements safety countermeasures; and,

WHEREAS, Policy 2.5.3-2 of the City's Focused General Plan Update 2023 aims to maximize the use of site planning techniques to improve traffic safety; and,

WHEREAS, Policy 2.5.3-3 of the City's Focused General Plan Update 2023 supports the installation of roundabouts to enhance safety at key intersections where feasible, including specific proposed locations at the intersection of El Monte Way with Road 56 and Road 92, and the intersections of Alta Avenue with Nebraska Avenue, Kamm Avenue, and Avenue 400; and,

WHEREAS, the City of Dinuba has adopted a Local Roadway Safety Plan (LRSP) that aims to systematically identify and address roadway safety issues through a holistic approach encompassing Engineering, Education, Enforcement, and Emergency Response, with goals to analyze safety problems, improve pedestrian and bicyclist safety, ensure stakeholder coordination, seek funding for improvements, and implement changes equitably for all residents;

WHEREAS, Vision Zero goals and policy are aligned with the Local Roadway Safety Plan, Pedestrian and Bicyclist Safety and Connectivity Study, and Complete Streets Program adopted by the City of Dinuba; and

WHEREAS, Vision Zero is a public health-based traffic safety strategy to reduce and eventually eliminate traffic deaths and serious injuries using a data-driven multi-disciplinary and safe systems approach that also increases safe, healthy equitable mobility for all; and,

WHEREAS, Vision Zero recognizes that while human error will always occur, a combination of engineering, education, and enforcement measures can reduce collisions and can prevent collisions from causing death or severe injuries; and,

WHEREAS, one death or serious injury on City streets is one too many and City and departmental leadership are dedicated to strategies that aim to reduce and eliminate deaths and serious injuries on City streets; and,

WHEREAS, increasing real and perceived safety for people walking and bicycling is a key step in enabling more people to choose these clean air modes of transportation that will support the City's goal of promoting policies to help achieve state, regional, and local air quality and greenhouse gas emission reduction targets; and,

WHEREAS, the Federal Highway Administration has committed to eliminating fatalities and serious injuries on the nation's roadways using a data-driven interdisciplinary approach modeled after Vision Zero; and,

WHEREAS, the California Department of Transportation (Caltrans) has adopted the goal of moving toward zero deaths with a focus on using proven effective strategies and countermeasures; and,

WHEREAS, the Federal Highway Administration identifies six principles that form the basis of the Safe System approach: deaths and serious injuries are unacceptable, humans make mistakes, humans are vulnerable, responsibility is shared, safety is proactive, and redundancy is crucial; and,

WHEREAS, Vision Zero aims to design and operate roads to create a Safe System by implementing features appropriate for the intended and actual road use and speed environment, by reducing the likelihood of human error and reducing the consequences of error.

NOW THEREFORE

The City of Dinuba adopts as policy direction the tenants of Vision Zero with the expressed goal of reducing the number of fatal and serious injury crashes along all roadways under the jurisdiction of the City to zero within 20 years of when the Vision Zero Action Plan is adopted; and

All City Departments, leadership, and staff are responsible for proactively encouraging and supporting Vision Zero in all facets and aspects of their mission, administration, and service delivery.

The City Manager is hereby directed to:

Develop procedures and programs to further the goals and objectives of Vision Zero and take data-driven actions to achieve zero fatal and serious injury crashes based on available crash data and community input and includes the "E's" of engineering, education, encouragement, enforcement, Emergency Medical Services, equity, engagement, and evaluation; and

Propose as part of the fiscal year 2024-2025 budget process to prioritize funding and availability of staff resources for implementing Vision Zero projects and programs; and

Adopt and proactively encourage the application of the Federal Highway Administration's list of Proven Safety Countermeasures; and

Revise design criteria for new roadways and existing roadways to achieve a Desired Operating Speed appropriate for the context, that are sustainable and self-enforcing or self-encouraging, that are reflective of the current state of the practice for context-sensitive, people-centric designs that are to human scale and recognizes desire lines between people-centric origins and destinations, and assert context-sensitive, people-centric judgement over numerical warrants; and

Review laws, ordinances, rules, policies, procedures, and regulations for conflictive or contrary language and provide remedy through administrative, collaborative, or legislative action; and

Develop and maintain effective partnerships with other agencies, entities, organizations, community groups, and stakeholders to further the goals of and support for Vision Zero; and

Provide for ongoing evaluation and performance measurements and present to Council on a regular basis a report on the initial and ongoing status of achieving the goal of zero fatal and serious injury crashes within 20 years of when the Vision Zero Action Plan is adopted.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF DINUBA HEREBY,

finds, orders and resolves as follows:

1. The above recitals are true and correct.
2. Adopts Resolution No. 2025-05

BE IT FURTHER RESOLVED that this resolution is adopted passed and adopted by Dinuba City Council on this 14 day of January 2025 by the following vote:

AYES:

NOES:

ABSTAIN:

ABSENT:

Mayor

ATTEST:

City Clerk



Department: FIRE SERVICES

January 14, 2025

To: Mayor and City Council
From: Greg Chastain, Fire Chief
By: Joanne Bear, Battalion Chief
Subject: Acceptance of Donation from Valley Strong Credit Union (GC)

RECOMMENDATION

Council to accept a donation from Valley Strong Credit Union in the amount of \$10,000 for the purchase of an inflatable fire safety house.

EXECUTIVE SUMMARY

The City of Dinuba Fire Department has worked to obtain a donation in the amount of \$10,000 from Valley Strong Credit Union to purchase an inflatable fire safety house. This house will be used as a public education tool to promote fire safety, particularly among children and families, by providing hands-on fire safety demonstrations and training.

OUTSTANDING ISSUES

DISCUSSION

Valley Strong Credit Union has been a longstanding supporter of community initiatives and has offered this donation to further enhance public safety efforts within the City of Dinuba. The inflatable fire safety house will serve as a mobile, interactive educational tool that provides real-world fire safety scenarios for children and adults. Participants will learn crucial skills such as creating escape plans, recognizing fire hazards, and responding to fire emergencies.

This program will allow the Dinuba Fire Department to reach a larger segment of the community, especially those without easy access to traditional fire safety resources. The \$10,000 donation will cover the cost of purchasing the inflatable fire safety house, including shipping and setup, which will be used for outreach and education at schools, public events, and community centers.

The house is an essential component of Community Risk Reduction as part of a comprehensive fire safety education program aimed at reducing the risk of fire-related incidents in the community.

Staff requests that Council approve the acceptance of the \$10,000 donation from Valley Strong Credit Union.

FISCAL IMPACT

The donation will cover the entire cost of the inflatable fire safety house.

PUBLIC HEARING



Department: FIRE SERVICES

January 14, 2025

To: Mayor and City Council
From: Greg Chastain, Fire Chief
Subject: Approval of Contract for Zoll Data Systems Cloud-Based Ambulance Billing Software Upgrade (GC)

RECOMMENDATION

Council to approve contract with Zoll Data Systems to upgrade to cloud-based ambulance billing software in the amount of \$35,172 for year one and \$24,672 for each subsequent year up to five years and authorizing the City Manager or designee to execute all necessary documents related to the contract.

EXECUTIVE SUMMARY

The Dinuba Fire Department currently uses Zoll Data Services for its ambulance billing operations, relying on a local server-based system purchased in 2013. Due to the complex data flows and frequent disruptions, the existing system requires significant maintenance resources. Zoll's cloud-based solution offers a more reliable and efficient alternative, providing ongoing support from Zoll's technical team, reducing the burden on City staff, and enhancing operational efficiency.

OUTSTANDING ISSUES

None.

DISCUSSION

The Dinuba Fire Department's current ambulance billing software, purchased in 2013, operates on a local server and involves intricate data flows. Over the years, the system has become prone to disruptions and requires frequent intervention from both Fire Department staff and IT personnel. These ongoing issues have led to inefficiencies and a significant consumption of internal resources.

Zoll Data Systems now offers a cloud-based version of its ambulance billing software. This solution is fully managed, reducing the need for internal IT resources and eliminating system disruptions. The transition to the cloud platform will provide:

- **Reliability and Technical Support:** Zoll's technical team will manage the software, ensuring minimal downtime and providing timely support for any issues that arise.
- **Insurance Provider Database Search:** The new system includes an advanced insurance provider search function that will enable billing staff to quickly access patient insurance information. This feature is expected to save significant time during the billing process, resulting in more efficient and accurate claim submissions.
- **Credit Card Processing Savings:** The new software comes with a pre-negotiated 3% rate for credit card processing, which is a reduction from the 4% currently paid by the Fire Department. Given the volume of intergovernmental transfers (IGTs) processed annually, this could result in savings of between \$12,000 to \$15,000 per year.

A copy of the quote from Zoll Data Systems is enclosed herein as Attachment 'A'.

FISCAL IMPACT

The total cost of implementing the cloud-based ambulance billing solution in the first year is \$35,172, which includes one-time fees for system integration and training. The annual recurring cost for subsequent years will be \$24,672. The transition to the cloud-based system is expected to generate annual savings of approximately \$12,000 to \$15,000, primarily due to a reduction in credit card processing fees. These savings will help offset the ongoing annual costs of the new system. Funding for these costs will continue to be provided through the Ambulance Fund Balance.

PUBLIC HEARING

ATTACHMENTS:

Description

[Attachment 'A'](#)



DATA SYSTEMS

ORDER Q-98889

11802 Ridge Parkway, Suite 400
 Broomfield, Colorado 80021-5059
 (303) 801-0000 (main)
 (800) 474-4489 (toll free)
 www.zolldata.com

Customer Information

Company Name: Dinuba Fire Dept
Address: 496 E. Tulare Street
 Dinuba, CA 93618

Bill To: Dinuba Fire Dept
 496 E. Tulare Street
 Dinuba, CA 93618

Contact: Greg Chastain
Email: gchastain@dinuba.ca.gov

Software, SaaS and Services

Initial Term: 60 months

Offer Expiration: February 28, 2025
ZOLL Representative: Jon Stewart

SaaS								
Item	Lic. Type	Description	Qty	Unit	List Price	Disc	Unit Price	Monthly Fee
ZOBILL1	HL	ZOLL Billing	400	Claim	\$5.14		\$5.14	\$2,056.00

Professional Services								
Item	Lic. Type	Description	Qty	Unit	List Price	Disc	Unit Price	Total
ZBIMP	---	ZOLL Billing Implementation Day (Excludes T&E)	2	Day	\$1,500.00		\$1,500.00	\$3,000.00
ARC	---	A/R Consulting Day (Excludes T&E)	5	Day	\$1,500.00		\$1,500.00	\$7,500.00

PROFESSIONAL SERVICES FEES: \$10,500.00
 MONTHLY FEES: \$2,056.00

TOTAL FEES FOR INITIAL TERM: \$133,860.00

Terms

The Initial Term will begin on the date of last signature below (the "Effective Date") and will end the number of months indicated above following the Monthly Fees Commencement Date (as defined in the Agreement). Discounted Fees are rounded to two decimal places for display purposes. As many as eight decimal places may be present in the actual price. The total Fees in this Order were calculated using the actual price, which are the true and binding totals for this Order.

This Order is governed by and subject to the terms and conditions, including applicable addenda, available at <https://www.zolldata.com/legal>, and incorporated herein by reference, unless Customer and ZOLL Data Systems, Inc. have executed a written master agreement governing the Software, SaaS and Services listed above that expressly supersedes such terms and conditions (as applicable, the "Agreement"). By signing below, (1) Customer represents and warrants it has read this Order and the applicable Agreement and agrees to such terms and conditions and (2) each person below represents and warrants that she or he has the authority to bind the party for which she or he is signing.

ZOLL Data Systems, Inc.

Authorized Signature: 006vr00000Au0I1

Dinuba Fire Dept

Authorized Signature: 001G000001K0odM

 Name

 Title:

 Date:

 Name Greg Chastain

 Title:

 Date:



Department: PARKS AND COMMUNITY SERVICES

January 14, 2025

To: Mayor and City Council
From: Stephanie Hurtado, Parks & Community Services Director
By: Crystal Garza, Parks & Community Services Administrative Assistant
Subject: Resolution No.2025-01 Approving a Budget Amendment for Dinuba Sportsplex Restoration Project and contract approval between Dynamic Sports Construction and City of Dinuba (SH)

RECOMMENDATION

Council to adopt Resolution No. 2025-01 approving 'Exhibit 1' Budget Amendment for the Sportsplex Restoration Project in the amount of \$55,750.00 and authorize agreement between Dynamic Sports Construction and City of Dinuba.

EXECUTIVE SUMMARY

The Dinuba Sportsplex had an unexpected, emergency situation, due to extensive water damage. As part of the restoration process, there's a need to complete the installation of a new court flooring that meets performance standard and safety, among other repairs and replacements.

Insurance was able to cover a large portion of the restoration project. Additional funding is required to fully complete the restoration/repair process at the Dinuba Sportsplex. This funding will specifically cover the costs associated with restoration efforts, which are key components of the facilities refurbishment.

OUTSTANDING ISSUES

None.

DISCUSSION

The Dinuba Sportsplex experienced significant water damage due to a broken underground valve the evening of October 22, 2024. The damage primarily affected the basketball courts, a portion of the boxing area, and a portion of the turf area. Service Master was called in to handle the water mitigation. They removed the unsalvageable flooring and brought in a crew to excavate the dirt to locate the underground pipe. Following the excavation, city staff was able to clamp pipe and repaired the leak. Once completed, city staff was able to backfill the areas. Service Master failed to remove the water in the turf and covered it with a tarp, which created a secondary issue of mold. The turf had to be pulled back and padding had to be replaced. The turf was treated for the mold and reinstalled. After the construction portion of this project was completed, staff brought in an environmental cleaning service to clean the entire facility in preparation to reopen.

The original court, which was 10 years old and unsalvageable had to be discarded. Staff took this opportunity to research court surfacing. In efforts to find a good quality replacement, staff found Dynamic Sports Construction. This company offers a specialized flooring called DynaForce indoor flooring system. This flooring base is a Dual-Durometer technology combines special polyurethane layer with technologically advanced base-mat underlay for greater durability and resistant wear. The surface is a seamless, self-leveling polyurethane. DynaForce's resin is safe, low maintenance, durable, anti-bacterial, water-resistant and virtually indestructible. Installation of this court will improve the overall aesthetics and functionality of the courts. The courts installment is \$109,188.00 and comes with a 15-year material

warranty. No competitive bidding is required for specialized services.

Hanover Insurance has provided coverage of \$145,000 as part of the Sportsplex Restoration. For the city to upgrade our courts at the Sportsplex, in conjunction with the restoration efforts, staff respectfully requests a budget amendment to help offset the cost of the restoration project.

Staff requests that the council adopt Attachment 'A' Resolution No. 2025-01, approving 'Exhibit 1' the proposed Budget Amendment for Sportsplex Restoration. Attachment 'B' contract between City of Dinuba and Dynamic Sports Construction.

FISCAL IMPACT

The total estimated project cost is \$200,750.00; \$145,00.00 from Hanover Insurance Company and \$55,750.00 from the General Fund, to Sportsplex Building Maintenance.

PUBLIC HEARING

ATTACHMENTS:

Description

[Attachment 'A' Resolution 2025-01 and 'Exhibit 1' Budget Amendment for Sportsplex Restoration](#)

[Attachment 'B' Agreement between City of Dinuba and Dynamic Sports Construction](#)

RESOLUTION NO. 2025-01

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DINUBA APPROVING AND ADOPTING A BUDGET AMENDMENT IN FISCAL YEAR 2024/2025 FOR THE PURPOSES OF SPORTSPLEX RESTORATION PROJECT.

WHEREAS, the Fiscal Year 2024/25 Annual Budget was approved by the City Council on June 11, 2024, by Resolution No. 2024-46 and any subsequent amendments to the budget must be approved by Resolution; and

WHEREAS, the damages to the Dinuba Sportsplex facility sport courts and amenities need to be repaired and / or replaced; and

WHEREAS, insurance coverage revenue may be used to contribute to the repairs at the Dinuba Sportsplex; and

WHEREAS, the Dinuba youth basketball program, along with travel teams and Dinuba citizens rely on indoor Sportsplex amenities; and

WHEREAS, staff recommends that the City Council approve a budget amendment in the amount of \$145,000 from Hanover Insurance Company, and \$55,750 from General Fund for a total of \$200,750 be approved for this purpose.

NOW, THEREFORE, BE IT RESOLVED that the Dinuba City Council hereby resolves to amend the FY 2024/2025 budget to provide the necessary funding for the Sportsplex Restoration Project.

PASSED AND ADOPTED this 14th day of January, 2025 by the following vote:

AYES: **COUNCIL MEMBERS:**
NOES: **COUNCIL MEMBERS:**
ABSTAIN: **COUNCIL MEMBERS:**
ABSENT: **COUNCIL MEMBERS:**

Rachel Nerio-Guerrero, Mayor

ATTEST: _____
 Maria Alaniz, City Clerk

I, Maria Alaniz, City Clerk of the City of Dinuba, certify the foregoing is the full and true Resolution No. 2025-01 passed and adopted by the Mayor and City Council of the City of Dinuba at a regular meeting held on January 14th, 2025, by the above noted vote.

‘Exhibit 1’



REQUEST FOR BUDGET AMENDMENT

Requested by: Stephanie Hurtado		Budget Amounts	
Account Numbers:	Fund Name Description	Increase	Decrease
Revenues:			
101-414-1210	Misc. Revenue – Insurance Reimbursement	145,000.00	
101	Fund Balance	55,750.00	
Appropriations:			
101-40-406-670.1020	Sportsplex Building Maintenance	200,750.00	

Reason(s) for Budget Amendment:

A Budget Amendment in the amount of \$200,750 is need to cover the expenses incurred to repair damage at the Dinuba Sportsplex from a water main line rupturing underground. Revenue in the amount of \$145,000 is the reimbursement from Hanover Insurance and \$55,750 will be covered by the General Fund. This amendment includes water mitigation, demolition, restoration, repairs, and environmental cleaning. Due to the ruptured water main, existing courts were removed. Water mitigation was completed prior to excavation and restoration of the water line. For the Sportsplex to continue to serve the community, clubs and our youth programs, resurfacing the basketball and volleyball courts are essential. This budget amendment will provide new surfaced courts and netting.

Department Director _____ Date _____

Approval Required Budget Amendment:

Administrative Services Director _____ Date _____
Signature

City Manager _____ Date _____
Signature

City Council: Approved Resolution # _____ Denied Date _____



CONTRACT FOR CONSTRUCTION OF LIMITED SCOPE

AGREEMENT made as of the 18th day of December in the year 2024,

BETWEEN the Owner:

**City of Dinuba
1390 E. Elizabeth Way
Dinuba, CA 93618**

Phone: 559-417-3831

FOR the Project:

**The Dinuba Sportsplex
201 N. Urupan Way
Dinuba, CA 93618**

AND the Contractor:

**Dynamic Sports Construction, Inc.
4338 W. Highway 82
Gainesville, TX 76240
CA Contractors License No. 837239
Class A and C61/D12
Expiration 4/30/2026**

Phone: 800-517-0015

Phone: 512-260-6722

Fax: 512-233-5383

Section 1: The Work of This Contract. Dynamic Sports Construction, Inc. hereinafter referred to as "Contractor" will furnish the materials and perform the labor necessary to complete the work contained below:

This Scope includes:

- 1) Room Number(s) **Multi-Purpose Gymnasium**
- 2) Square footage **8,632**
- 3) Thickness **11mm**
- 4) Wage scale **prevailing**
- 5) Installation date **Jan-25**
- 6) Installation per manufacturer's current specifications.
- 7) Base floor color to be Sahara Tan with Anchor Gray Border and line colors from manufacturer's standard color selection.
- 8) Striping for basketball, volleyball and pickleball.
- 9) Sales tax.
- 10) 5 year labor warranty and 15 year material warranty.
- 11) Substrate leveling using up to (10) 50lb bags of leveling compound.
- 12) Smooth or slightly textured finish texture.
- 13) Preparation of the new 889sf of concrete and application of a moisture barrier/PH primer over the 889sf.
- 14) Furnish and install (1) pair of new volleyball insert cover plates.

This Scope does NOT include:

- 1) Base moldings or game inserts.
- 2) Logos or lettering. Logos and lettering are available if wanted.
- 3) Performance and payment bonds. If bonds are wanted please add 3.5%.
- 4) Substrate moisture remediation.

Section 2: Contract Sum, Payments. The owner shall pay the Contractor the Contract Sum in current funds for the Contractor's performance of the Contract. The Contract Sum shall be: **One Hundred Thirteen Thousand One Hundred Thirty One Dollars and Zero Cents (\$113,131.00).** Payment of the Contract Sum shall be made within ten (10) days completion of Contractor's work.

CONFIRMATION OF CONTRACT TERMS

We do not provide banking services, therefore, payments which are not paid within ten (10) days after the due shall bear interest from the due date at a rate of two percent (2%) per month [twenty-four percent (24%) annually]. In addition to interest, Owner hereby agrees to pay any additional charges necessary for collection, including, but not limited to, costs and reasonable attorney's fees. Liens will be filed on delinquent accounts. If the Owner does not make a partial payment upon Contractor's request thereof, the Contractor may stop the Work until payment of the amount owing has been received.

Section 3: Exclusions - Contractor shall not provide and/or shall not be responsible for any damage, defect, failure, or undue wear in or to the Surface caused by or connected with the following:

- (a) misuse, abuse or deliberate acts of vandalism,
- (b) excessive static or dynamic loads,
- (c) use of improper cleaning methods,
- (d) Owner's failure to care for and maintain the Surface in accordance with Contractor's written instructions, or
- (e) Failure of the underlying substrate

Section 4: Modifications

- (a) The Owner, without invalidating the contract, may order changes in the Work consisting of additions, deletions or modifications, with the contract sum being adjusted accordingly. Such changes in the Work shall be authorized by written change order signed by the Owner and the Contractor.
- (b) If the contract cannot be performed within the current year's construction season, due to an act or neglect of the Owner, or an employee of the Owner, or separate contractor employed by the Owner, or by changes ordered in the Work, or by labor disputes, unusual delay in deliveries, unavoidable casualties or other causes beyond the Contractors control, or by any other causes which justify delays, then this contract shall be valid for the following construction season subject to possible increases in labor and materials.

Section 5: Miscellaneous

- (a) The Contractor shall purchase and maintain insurance for the protection from claims under workers' or workman's compensation acts and other employee benefit acts which are applicable.
- (b) Contractor is not liable for delays caused by the Owner's or Owner's Agent's acts or omissions, by strikes or labor disputes, by inability to secure adequate materials, by fuel storage, by weather conditions, by mechanical failures, by Acts of God, by unavoidable casualties, or any other causes beyond the Contractor's control, by delay authorized by the Owner, or by other causes which may justify delay.

- (c) Contractor is non-union and does not agree to be bound by any organized labor agreements.
- (d) Owner shall be responsible for the building in which the Work is to be performed being dry, closed in and lighted.
- (e) The installation area shall be closed to all traffic and activity for a period to be set by the Contractor
- (f) This contract shall be governed by the laws of the State of California.
- (g) Neither party hereto shall assign this contract with out the written consent of the other party.

Section 6: Warranty

Dynamic Sports Construction, Inc. will warrant its workmanship against defects for a period of five (5) years from completion of its work against defects in labor and for a period of fifteen (15) years from completion of its work against defects in materials. Dynamic Sports Construction, Inc. neither assumes nor authorizes any person to assume for it any other obligations or liability in connection with this contract.

DYNAMIC SPORTS CONSTRUCTION, INC.
4338 W. Highway 82
Gainesville, TX 76240

By: Robert Wolessensky
 Signature

Date: 12/18/24

Name: Robert Wolessensky

Title: President

OWNER hereby accepts this proposal and authorizes Contractor to complete the work and agrees to the payments terms as set forth in these contract documents.

City of Dinuba

By: _____
 Signature

Date: _____

Name: _____
 Printed

Title: _____



Department: FINANCE SERVICES

January 14, 2025

To: Mayor and City Council
From: Karina Solis, Administrative Services Director
By: Maria Alaniz, City Clerk/Human Resources Director
Subject: Warrant Register December 13, 20 & January 3, 10, 2025 (KS)

RECOMMENDATION

Council to review and approve the Warrant Register as presented.

EXECUTIVE SUMMARY

None.

OUTSTANDING ISSUES

None.

DISCUSSION

None.

FISCAL IMPACT

None.

PUBLIC HEARING

None required.

ATTACHMENTS:

Description

[WR 12.13.2024](#)

[WR 12.20.2024](#)

[WR 01.03.2025](#)

[WR 01.10.2025](#)



Accounts Payable Invoice Report

Payment Date Range 12/08/24 - 12/14/24
 Report By Vendor - Invoice
 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
Vendor 206 - ADT Security Services, Inc.									
1102245807	ADT 6675 Ave. 412	Paid by Check #50014		11/21/2024	12/13/2024	12/13/2024			754.38
		Vendor 206 - ADT Security Services, Inc. Totals					Invoices	1	<u>\$754.38</u>
Vendor 263 - Advantek Benefit Administrators									
Funding 12/6/24	Miscellaneous	Paid by Check #50015		12/06/2024	12/13/2024	12/13/2024			463,675.26
		Vendor 263 - Advantek Benefit Administrators Totals					Invoices	1	<u>\$463,675.26</u>
Vendor 1058 - Alta District Historical Society, Inc.									
2024/2025	Annual membership dues	Paid by Check #50016		12/03/2024	12/13/2024	12/13/2024			100.00
		Vendor 1058 - Alta District Historical Society, Inc. Totals					Invoices	1	<u>\$100.00</u>
Vendor 416 - Amber Chemical Inc.									
0383568-IN	amber Hypochlorite solutions	Paid by Check #50017		11/25/2024	12/13/2024	12/13/2024			1,546.78
		Vendor 416 - Amber Chemical Inc. Totals					Invoices	1	<u>\$1,546.78</u>
Vendor 351 - Anthem Blue Cross									
000369938103	102A78783 Roberts 1/1/25-1/31/25	Paid by Check #50018		12/04/2024	12/13/2024	12/13/2024			164.90
		Vendor 351 - Anthem Blue Cross Totals					Invoices	1	<u>\$164.90</u>
Vendor 621 - Thaddeus Ashford									
25 Years	Service Award 2024	Paid by Check #50019		11/26/2024	12/13/2024	12/13/2024			250.00
		Vendor 621 - Thaddeus Ashford Totals					Invoices	1	<u>\$250.00</u>
Vendor 1513 - Barnes Welding									
0091677536	barnes supplies	Paid by Check #50020		11/30/2024	12/13/2024	12/13/2024			32.26
		Vendor 1513 - Barnes Welding Totals					Invoices	1	<u>\$32.26</u>
Vendor 1259 - BestBuy.com, LLC									
2024 Q3	Q3 2024 Cumulative Deferral	Paid by EFT #3239		11/04/2024	12/13/2024	12/13/2024			1,250,000.00
		Vendor 1259 - BestBuy.com, LLC Totals					Invoices	1	<u>\$1,250,000.00</u>
Vendor 822 - Boundtree Medical LLC									
85562575	Supplies	Paid by Check #50021		11/18/2024	12/13/2024	12/13/2024			133.67
85562576	Supplies	Paid by Check #50021		11/18/2024	12/13/2024	12/13/2024			308.68
85564450	Supplies	Paid by Check #50021		11/19/2024	12/13/2024	12/13/2024			195.09
85566074	Supplies	Paid by Check #50021		11/20/2024	12/13/2024	12/13/2024			22.01
85570365	Supplies	Paid by Check #50021		11/25/2024	12/13/2024	12/13/2024			504.47
85570366	Supplies	Paid by Check #50021		11/25/2024	12/13/2024	12/13/2024			1,771.14
85570367	Supplies	Paid by Check #50021		11/25/2024	12/13/2024	12/13/2024			815.71
85570368	Supplies	Paid by Check #50021		11/25/2024	12/13/2024	12/13/2024			1,472.52
85572223	Supplies	Paid by Check #50021		11/26/2024	12/13/2024	12/13/2024			23.96
85573794	Supplies	Paid by Check #50021		11/27/2024	12/13/2024	12/13/2024			100.89
		Vendor 822 - Boundtree Medical LLC Totals					Invoices	10	<u>\$5,348.14</u>
Vendor 116 - BSK Associates									
AH29953	bsk bacti report	Paid by Check #50022		11/27/2024	12/13/2024	12/13/2024			152.00
		Vendor 116 - BSK Associates Totals					Invoices	1	<u>\$152.00</u>
Vendor 305 - Cartozian Air Conditioning and Heating Inc.									



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
20344	FY24/25-HVAC removal- Rec building roof	Paid by Check #50023		11/19/2024	12/13/2024	12/13/2024	12/04/2024	12/13/2024	2,500.00
20434	FD Repair	Paid by Check #50023		11/27/2024	12/13/2024	12/13/2024		12/13/2024	115.00
Vendor 381 - Cen Cal Distributing Inc.		305 - Cartozian Air Conditioning and Heating Inc. Totals				Invoices	2		\$2,615.00
341728	11/01/24 Delivery Charge	Paid by Check #50024		11/01/2024	12/13/2024	12/13/2024		12/13/2024	6.50
341729	11/12/24 Delivery Charge	Paid by Check #50024		11/12/2024	12/13/2024	12/13/2024		12/13/2024	66.00
Vendor 381 - Cen Cal Distributing Inc.		381 - Cen Cal Distributing Inc. Totals				Invoices	2		\$72.50
Vendor 127 - City of Visalia									
AR103775	PD - Animal Shelter Services / December 2024	Paid by Check #50025		12/01/2024	12/13/2024	12/13/2024		12/13/2024	16,900.00
Vendor 127 - City of Visalia		127 - City of Visalia Totals				Invoices	1		\$16,900.00
Vendor 240 - Clean Cut Landscape Management Inc.									
5237	Monthly Landscaping Service NOVEMBER 2024	Paid by Check #50026		11/30/2024	12/13/2024	12/13/2024		12/13/2024	21,583.00
Vendor 240 - Clean Cut Landscape Management Inc.		240 - Clean Cut Landscape Management Inc. Totals				Invoices	1		\$21,583.00
Vendor 170 - Comcast									
0191269 11/22/24	201 N Uruapan Way	Paid by Check #50029		11/22/2024	12/13/2024	12/13/2024		12/13/2024	384.80
0136611 11/26/24	PD - 12/01/2024 - 12/31/2024 Billing Service	Paid by Check #50031		11/26/2024	12/13/2024	12/13/2024		12/13/2024	56.26
0002177 11/27/24	1390 E Elizabeth Way	Paid by Check #50028		11/27/2024	12/13/2024	12/13/2024		12/13/2024	86.51
0181138 11/27/24	180 W Merced St 12/02/24 - 01/01/25	Paid by Check #50027		11/27/2024	12/13/2024	12/13/2024		12/13/2024	919.67
0135597 12/02/24	405 E EL MONTE WAY OFC	Paid by Check #50030		12/02/2024	12/13/2024	12/13/2024		12/13/2024	69.54
Vendor 170 - Comcast		170 - Comcast Totals				Invoices	5		\$1,516.78
Vendor 1992 - Melvin R Cox									
200091	Shopping cart retrieval	Paid by Check #50032		11/30/2024	12/13/2024	12/13/2024		12/13/2024	285.00
Vendor 1992 - Melvin R Cox		1992 - Melvin R Cox Totals				Invoices	1		\$285.00
Vendor 2061 - Dakessian Law, Ltd									
3317	CDTFA Local Tax Reallocation Dispute	Paid by Check #50033		12/01/2024	12/13/2024	12/13/2024		12/13/2024	16,177.50
Vendor 2061 - Dakessian Law, Ltd		2061 - Dakessian Law, Ltd Totals				Invoices	1		\$16,177.50
Vendor 166 - Dinuba Glass LLC.									
32904	dinuba glass Public Works	Paid by Check #50034		11/22/2024	12/13/2024	12/13/2024		12/13/2024	62.46
Vendor 166 - Dinuba Glass LLC.		166 - Dinuba Glass LLC. Totals				Invoices	1		\$62.46
Vendor 4 - Dinuba Lumber Company									
829295	Maintenance	Paid by Check #50035		11/01/2024	12/13/2024	12/13/2024		12/13/2024	305.96
829300	Maintenance	Paid by Check #50035		11/01/2024	12/13/2024	12/13/2024		12/13/2024	35.13
829318	Maintenance	Paid by Check #50035		11/01/2024	12/13/2024	12/13/2024		12/13/2024	14.24
829378	Maintenance	Paid by Check #50035		11/01/2024	12/13/2024	12/13/2024		12/13/2024	6.24
829539	Maintenance	Paid by Check #50035		11/01/2024	12/13/2024	12/13/2024		12/13/2024	44.19
830240	Maintenance	Paid by Check #50035		11/03/2024	12/13/2024	12/13/2024		12/13/2024	47.48
830361	Maintenance	Paid by Check #50035		11/03/2024	12/13/2024	12/13/2024		12/13/2024	12.10



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
830479	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	202.04
830494	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	13.06
830505	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	(13.06)
830511	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	7.79
830546	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	32.43
830563	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	7.79
830595	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	38.63
830736	Maintenance	Paid by Check #50035		11/04/2024	12/13/2024	12/13/2024		12/13/2024	90.76
830895	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	133.89
830896	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	165.35
830959	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	11.11
830960	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	15.79
830995	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	82.66
831038	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	61.48
831123	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	19.99
831141	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	134.45
831167	Maintenance	Paid by Check #50035		11/05/2024	12/13/2024	12/13/2024		12/13/2024	53.50
831349	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	69.54
831350	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	109.97
831395	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	45.57
831400	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	(59.21)
831431	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	50.77
831451	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	1.94
831511	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	10.73
831566	Maintenance	Paid by Check #50035		11/06/2024	12/13/2024	12/13/2024		12/13/2024	10.52
831840	Maintenance	Paid by Check #50035		11/07/2024	12/13/2024	12/13/2024		12/13/2024	115.37
832223	Maintenance	Paid by Check #50035		11/08/2024	12/13/2024	12/13/2024		12/13/2024	6,207.96
832271	Maintenance	Paid by Check #50035		11/08/2024	12/13/2024	12/13/2024		12/13/2024	29.99
832399	Maintenance	Paid by Check #50035		11/08/2024	12/13/2024	12/13/2024		12/13/2024	29.56
832500	Maintenance	Paid by Check #50035		11/08/2024	12/13/2024	12/13/2024		12/13/2024	15.60
832527	Maintenance	Paid by Check #50035		11/08/2024	12/13/2024	12/13/2024		12/13/2024	21.90
833839	Maintenance	Paid by Check #50035		11/12/2024	12/13/2024	12/13/2024		12/13/2024	24.97
833902	Maintenance	Paid by Check #50035		11/12/2024	12/13/2024	12/13/2024		12/13/2024	27.33
833941	Maintenance	Paid by Check #50035		11/12/2024	12/13/2024	12/13/2024		12/13/2024	6.24
833962	Maintenance	Paid by Check #50035		11/12/2024	12/13/2024	12/13/2024		12/13/2024	221.80
834086	Maintenance	Paid by Check #50035		11/12/2024	12/13/2024	12/13/2024		12/13/2024	553.63
834293	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	35.13
834294	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	75.56
834340	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	39.05
834355	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	32.84
834367	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	17.45
834602	Maintenance	Paid by Check #50035		11/13/2024	12/13/2024	12/13/2024		12/13/2024	449.17



Accounts Payable Invoice Report

Payment Date Range 12/08/24 - 12/14/24
 Report By Vendor - Invoice
 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
834769	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	21.36
834801	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	97.60
834887	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	508.89
834898	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	5.79
835148	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	64.15
835155	Maintenance	Paid by Check #50035		11/14/2024	12/13/2024	12/13/2024		12/13/2024	29.72
835305	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	34.62
835315	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	27.66
835332	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	20.53
835435	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	52.61
835552	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	26.72
835692	Maintenance	Paid by Check #50035		11/15/2024	12/13/2024	12/13/2024		12/13/2024	15.60
836023	Maintenance	Paid by Check #50035		11/16/2024	12/13/2024	12/13/2024		12/13/2024	15.78
836204	Maintenance	Paid by Check #50035		11/17/2024	12/13/2024	12/13/2024		12/13/2024	13.24
836213	Maintenance	Paid by Check #50035		11/17/2024	12/13/2024	12/13/2024		12/13/2024	8.47
836265	Maintenance	Paid by Check #50035		11/17/2024	12/13/2024	12/13/2024		12/13/2024	15.88
836598	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	23.33
836697	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	58.87
836750	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	16.49
836773	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	81.65
836776	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	3.31
836793	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	335.73
836807	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	5.85
836863	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	(27.33)
836987	Maintenance	Paid by Check #50035		11/18/2024	12/13/2024	12/13/2024		12/13/2024	37.45
837034	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	33.18
837046	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	49.33
837060	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	243.19
837080	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	1.63
837125	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	29.28
837194	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	354.04
837236	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	38.53
837323	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	115.15
837341	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	18.25
837347	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	133.85
837417	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	38.03
837469	Maintenance	Paid by Check #50035		11/19/2024	12/13/2024	12/13/2024		12/13/2024	97.62
837502	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	7.16
837504	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	98.95
837545	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	38.75
837549	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	141.52
837635	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	14.43



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837662	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	11.11
837767	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	43.23
837793	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	5.26
837795	Maintenance	Paid by Check #50035		11/20/2024	12/13/2024	12/13/2024		12/13/2024	17.71
837993	Maintenance	Paid by Check #50035		11/21/2024	12/13/2024	12/13/2024		12/13/2024	95.66
838018	Maintenance	Paid by Check #50035		11/21/2024	12/13/2024	12/13/2024		12/13/2024	14.64
838095	Maintenance	Paid by Check #50035		11/21/2024	12/13/2024	12/13/2024		12/13/2024	68.81
838171	Maintenance	Paid by Check #50035		11/21/2024	12/13/2024	12/13/2024		12/13/2024	43.96
838298	Maintenance	Paid by Check #50035		11/21/2024	12/13/2024	12/13/2024		12/13/2024	90.78
838475	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	6.51
838498	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	7.16
838511	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	128.32
838512	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	300.66
838516	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	77.52
838562	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	29.01
838594	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	36.99
838662	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	126.93
838665	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	19.24
838701	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	15.60
838703	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	90.38
838767	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	136.71
838775	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	20.50
838795	Maintenance	Paid by Check #50035		11/22/2024	12/13/2024	12/13/2024		12/13/2024	20.01
838931	Maintenance	Paid by Check #50035		11/23/2024	12/13/2024	12/13/2024		12/13/2024	19.23
839674	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	67.06
839675	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	6.53
839689	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	131.50
839758	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	101.20
839903	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	22.97
839905	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	5.33
840002	Maintenance	Paid by Check #50035		11/25/2024	12/13/2024	12/13/2024		12/13/2024	10.52
840136	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	87.85
840139	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	105.42
840147	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	88.74
840154	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	20.06
840180	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	30.72
840181	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	7.80
840185	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	146.45
840191	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	33.90
840322	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	30.04
840444	Maintenance	Paid by Check #50035		11/26/2024	12/13/2024	12/13/2024		12/13/2024	8.69
840663	Maintenance	Paid by Check #50035		11/27/2024	12/13/2024	12/13/2024		12/13/2024	9.27



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840667	Maintenance	Paid by Check #50035		11/27/2024	12/13/2024	12/13/2024		12/13/2024	47.84
840677	Maintenance	Paid by Check #50035		11/27/2024	12/13/2024	12/13/2024		12/13/2024	12.93
840729	Maintenance	Paid by Check #50035		11/27/2024	12/13/2024	12/13/2024		12/13/2024	10.73
840796	Maintenance	Paid by Check #50035		11/27/2024	12/13/2024	12/13/2024		12/13/2024	125.09
841845	Maintenance	Paid by Check #50035		11/30/2024	12/13/2024	12/13/2024		12/13/2024	26.05
Vendor 4 - Dinuba Lumber Company Totals							Invoices	138	\$15,175.86
Vendor 2029 - Dinuba Smog									
029251	dinuba smog a-2	Paid by Check #50036		11/12/2024	12/13/2024	12/13/2024		12/13/2024	45.00
029451	dinuba smog p-07	Paid by Check #50036		11/21/2024	12/13/2024	12/13/2024		12/13/2024	45.00
029386	dinuba smog p-05	Paid by Check #50036		12/02/2024	12/13/2024	12/13/2024		12/13/2024	45.00
029381	dinuba smog u-14	Paid by Check #50036		12/03/2024	12/13/2024	12/13/2024		12/13/2024	45.00
Vendor 2029 - Dinuba Smog Totals							Invoices	4	\$180.00
Vendor 341 - Dinuba Tires LLC									
074506	FY24/25-Parks-Repair/Maint.-tire repair	Paid by Check #50037		12/03/2024	12/13/2024	12/13/2024	12/05/2024	12/13/2024	20.00
074509	dinuba tires flat repair	Paid by Check #50037		12/05/2024	12/13/2024	12/13/2024		12/13/2024	20.00
Vendor 341 - Dinuba Tires LLC Totals							Invoices	2	\$40.00
Vendor 1506 - Enterprise FM Trust									
FBN5206205	PD - 3 Malibus, 7 Durangos, 5 Chargers	Paid by Check #50038		12/05/2024	12/13/2024	12/13/2024		12/13/2024	13,298.89
FBN5206215	FY24/25-Parks/L&L-Parks vehicle leased contract/charges	Paid by Check #50038		12/05/2024	12/13/2024	12/13/2024	12/05/2024	12/13/2024	1,541.67
FBN5206240	ENTERPRISE - FLEET LEASE PAYMENT DECEMBER 2024	Paid by Check #50038		12/05/2024	12/13/2024	12/13/2024		12/13/2024	5,629.73
Vendor 1506 - Enterprise FM Trust Totals							Invoices	3	\$20,470.29
Vendor 1591 - Environment Control									
10112-299INV	environment control carpet extraction 1088 E Kamm	Paid by Check #50039		10/31/2024	12/13/2024	12/13/2024		12/13/2024	1,595.00
Vendor 1591 - Environment Control Totals							Invoices	1	\$1,595.00
Vendor 1801 - Garda CL West, INC									
10802365	Service Month December 2024	Paid by Check #50040		12/01/2024	12/13/2024	12/13/2024		12/13/2024	1,611.46
Vendor 1801 - Garda CL West, INC Totals							Invoices	1	\$1,611.46
Vendor 1588 - Jonathan Gonzalez									
5 Years	Service Award 2024	Paid by Check #50041		11/26/2024	12/13/2024	12/13/2024		12/13/2024	50.00
Vendor 1588 - Jonathan Gonzalez Totals							Invoices	1	\$50.00
Vendor 605 - Frank Guerra									
December 2024	Anthem Reimb 12/01/24-12/31/24	Paid by Check #50042		12/10/2024	12/13/2024	12/13/2024		12/13/2024	305.52
Vendor 605 - Frank Guerra Totals							Invoices	1	\$305.52
Vendor 1616 - Healthwise Services, LLC									
192444	PD - Biohazard/Sharps Container Disposal	Paid by Check #50043		11/30/2024	12/13/2024	12/13/2024		12/13/2024	282.49
Vendor 1616 - Healthwise Services, LLC Totals							Invoices	1	\$282.49



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Vendor 174 - Howard's Pest Control									
126762	howards Bimontly service old public works building	Paid by Check #50044		11/05/2024	12/13/2024	12/13/2024		12/13/2024	67.00
		Vendor 174 - Howard's Pest Control Totals				Invoices	1		<u>67.00</u>
Vendor 565 - Stephanie Hurtado									
Reimb 12/9/24	Safety Reimb Treadmill	Paid by Check #50045		12/09/2024	12/13/2024	12/13/2024		12/13/2024	66.00
		Vendor 565 - Stephanie Hurtado Totals				Invoices	1		<u>66.00</u>
Vendor 974 - InfoSend, Inc.									
277009	Insert No. 50268 December 2024	Paid by Check #50046		12/06/2024	12/13/2024	12/13/2024		12/13/2024	971.62
		Vendor 974 - InfoSend, Inc. Totals				Invoices	1		<u>971.62</u>
Vendor 636 - Abel Iriarte									
25 Years	Service Award 2024	Paid by Check #50047		11/26/2024	12/13/2024	12/13/2024		12/13/2024	250.00
		Vendor 636 - Abel Iriarte Totals				Invoices	1		<u>250.00</u>
Vendor 1414 - Jameson Hydro Crane Service LLC									
6376	jameson servives	Paid by Check #50048		11/20/2024	12/13/2024	12/13/2024		12/13/2024	1,633.50
		Vendor 1414 - Jameson Hydro Crane Service LLC Totals				Invoices	1		<u>1,633.50</u>
Vendor 2102 - Jasper Engines & Transmissions									
13614504	Golf Course Pump	Paid by Check #50049		07/26/2024	12/13/2024	12/13/2024		12/13/2024	2,611.00
		Vendor 2102 - Jasper Engines & Transmissions Totals				Invoices	1		<u>2,611.00</u>
Vendor 1718 - JCL Company, LLC									
09242416877	JCL ppc210bk	Paid by Check #50050		09/24/2024	12/13/2024	12/13/2024		12/13/2024	499.05
		Vendor 1718 - JCL Company, LLC Totals				Invoices	1		<u>499.05</u>
Vendor 216 - Key Design Locksmithing									
17333	FY24/25-Door replacement-Rec Center-Room B outside door	Paid by Check #50051		12/02/2024	12/13/2024	12/13/2024	12/04/2024	12/13/2024	1,903.41
		Vendor 216 - Key Design Locksmithing Totals				Invoices	1		<u>1,903.41</u>
Vendor 1747 - KRC Safety Co Inc									
66565	krc pedestrian sign	Paid by Check #50052		12/04/2024	12/13/2024	12/13/2024		12/13/2024	2,217.12
66576	krc asphalt	Paid by Check #50052		12/05/2024	12/13/2024	12/13/2024		12/13/2024	4,101.30
		Vendor 1747 - KRC Safety Co Inc Totals				Invoices	2		<u>6,318.42</u>
Vendor 796 - L.N. Curtis & Sons									
INV891957	Safety Equipment	Paid by Check #50053		11/27/2024	12/13/2024	12/13/2024		12/13/2024	1,171.64
INV892406	Safety Equipment	Paid by Check #50053		12/03/2024	12/13/2024	12/13/2024		12/13/2024	230.94
		Vendor 796 - L.N. Curtis & Sons Totals				Invoices	2		<u>1,402.58</u>
Vendor 281 - Law and Associates Investigations									
24-212	PD - Background / Domenik Mora	Paid by Check #50054		12/02/2024	12/13/2024	12/13/2024		12/13/2024	800.00
24-213	Gamboa	Paid by Check #50054		12/03/2024	12/13/2024	12/13/2024		12/13/2024	800.00
		Vendor 281 - Law and Associates Investigations Totals				Invoices	2		<u>1,600.00</u>
Vendor 89 - Liebert Cassidy Whitmore									
279700	DI030-00001	Paid by Check #50055		10/31/2024	12/13/2024	12/13/2024		12/13/2024	88.00
280365	DI030-00023	Paid by Check #50055		10/31/2024	12/13/2024	12/13/2024		12/13/2024	1,564.00
		Vendor 89 - Liebert Cassidy Whitmore Totals				Invoices	2		<u>1,652.00</u>



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Vendor 1723 - Matson Alarm Co, Inc.										
5513675	405 E EL MONTE WAY	Paid by Check #50056		12/01/2024	12/13/2024	12/13/2024		12/13/2024	118.00	
						Vendor 1723 - Matson Alarm Co, Inc. Totals		Invoices	1	\$118.00
Vendor 1181 - McCormick, Kabot & Lew										
15422	General Matters	Paid by Check #50057		09/25/2024	12/13/2024	12/13/2024		12/13/2024	440.40	
15427	Retainer	Paid by Check #50057		09/25/2024	12/13/2024	12/13/2024		12/13/2024	3,300.00	
						Vendor 1181 - McCormick, Kabot & Lew Totals		Invoices	2	\$3,740.40
Vendor 1873 - Medallion Supply, Inc										
9130-1100850	medallion tool kit	Paid by Check #50058		11/27/2024	12/13/2024	12/13/2024		12/13/2024	1,019.90	
9130-1100851	medallion tool kit	Paid by Check #50058		11/27/2024	12/13/2024	12/13/2024		12/13/2024	1,019.90	
9130-1100856	medallion tool kit	Paid by Check #50058		11/27/2024	12/13/2024	12/13/2024		12/13/2024	1,019.90	
						Vendor 1873 - Medallion Supply, Inc Totals		Invoices	3	\$3,059.70
Vendor 1943 - Mineral King Publishing, Inc										
714596	Public Notice MVT Police & Fire Sales Tax	Paid by Check #50059		08/31/2024	12/13/2024	12/13/2024		12/13/2024	144.00	
715404	MidValley- Public Notice- MTV	Paid by Check #50059		10/31/2024	12/13/2024	12/13/2024		12/13/2024	400.00	
715405	MidValley- Public Notice- MTV	Paid by Check #50059		10/31/2024	12/13/2024	12/13/2024		12/13/2024	352.00	
715406	MidValley- Public Notice- MTV	Paid by Check #50059		10/31/2024	12/13/2024	12/13/2024		12/13/2024	296.00	
715680	Public Notice MVT Ordinance No. 2024-05	Paid by Check #50059		11/30/2024	12/13/2024	12/13/2024		12/13/2024	336.00	
12711 12/2024	FD 1 year subscription 12/29/2024-12/29/2025	Paid by Check #50059		12/09/2024	12/13/2024	12/13/2024		12/13/2024	35.00	
						Vendor 1943 - Mineral King Publishing, Inc Totals		Invoices	6	\$1,563.00
Vendor 590 - Guadalupe Montejano										
25 Years	Service Award 2024	Paid by Check #50060		11/26/2024	12/13/2024	12/13/2024		12/13/2024	250.00	
						Vendor 590 - Guadalupe Montejano Totals		Invoices	1	\$250.00
Vendor 22 - Moore Twining Associates Inc.										
4147562	moore in-house	Paid by Check #50061		11/12/2024	12/13/2024	12/13/2024		12/13/2024	94.00	
4147581	moore industrial	Paid by Check #50061		11/13/2024	12/13/2024	12/13/2024		12/13/2024	88.00	
4147620	moore industrial	Paid by Check #50061		11/13/2024	12/13/2024	12/13/2024		12/13/2024	88.00	
4147935	moore industrial	Paid by Check #50061		11/20/2024	12/13/2024	12/13/2024		12/13/2024	88.00	
4148151	moore industrial	Paid by Check #50061		11/26/2024	12/13/2024	12/13/2024		12/13/2024	88.00	
4148152	moore in-house	Paid by Check #50061		11/26/2024	12/13/2024	12/13/2024		12/13/2024	94.00	
4148238	moore industrial	Paid by Check #50061		11/27/2024	12/13/2024	12/13/2024		12/13/2024	88.00	
4148334	moore in-house	Paid by Check #50061		12/02/2024	12/13/2024	12/13/2024		12/13/2024	249.00	
						Vendor 22 - Moore Twining Associates Inc. Totals		Invoices	8	\$877.00
Vendor 1570 - Mountain Valley Environmental Services, Inc.										
5736	mountain valley Cheif plant operator services	Paid by Check #50062		12/01/2024	12/13/2024	12/13/2024		12/13/2024	4,871.70	
						Vendor 1570 - Mountain Valley Environmental Services, Inc. Totals		Invoices	1	\$4,871.70
Vendor 884 - Napa Auto Parts										
105106	Vehicles	Paid by Check #50063		11/01/2024	12/13/2024	12/13/2024		12/13/2024	194.20	



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105187	Vehicles	Paid by Check #50063		11/05/2024	12/13/2024	12/13/2024		12/13/2024	111.74
105210	Vehicles	Paid by Check #50063		11/05/2024	12/13/2024	12/13/2024		12/13/2024	197.52
105237	Vehicles	Paid by Check #50063		11/05/2024	12/13/2024	12/13/2024		12/13/2024	21.79
105248	Vehicles	Paid by Check #50063		11/06/2024	12/13/2024	12/13/2024		12/13/2024	9.21
105439	Vehicles	Paid by Check #50063		11/08/2024	12/13/2024	12/13/2024		12/13/2024	520.79
105660	Vehicles	Paid by Check #50063		11/13/2024	12/13/2024	12/13/2024		12/13/2024	439.11
105669	Vehicles	Paid by Check #50063		11/13/2024	12/13/2024	12/13/2024		12/13/2024	13.39
105698	Vehicles	Paid by Check #50063		11/13/2024	12/13/2024	12/13/2024		12/13/2024	183.29
105720	Vehicles	Paid by Check #50063		11/13/2024	12/13/2024	12/13/2024		12/13/2024	18.90
105754	Vehicles	Paid by Check #50063		11/14/2024	12/13/2024	12/13/2024		12/13/2024	16.25
105813	Vehicles	Paid by Check #50063		11/15/2024	12/13/2024	12/13/2024		12/13/2024	82.80
105827	Vehicles	Paid by Check #50063		11/15/2024	12/13/2024	12/13/2024		12/13/2024	58.59
105876	Vehicles	Paid by Check #50063		11/18/2024	12/13/2024	12/13/2024		12/13/2024	31.55
105889	Vehicles	Paid by Check #50063		11/18/2024	12/13/2024	12/13/2024		12/13/2024	18.43
105904	Vehicles	Paid by Check #50063		11/18/2024	12/13/2024	12/13/2024		12/13/2024	143.11
106028	Vehicles	Paid by Check #50063		11/20/2024	12/13/2024	12/13/2024		12/13/2024	16.26
106228	Vehicles	Paid by Check #50063		11/25/2024	12/13/2024	12/13/2024		12/13/2024	908.05
106286	Vehicles	Paid by Check #50063		11/26/2024	12/13/2024	12/13/2024		12/13/2024	13.55
106289	Vehicles	Paid by Check #50063		11/26/2024	12/13/2024	12/13/2024		12/13/2024	13.55
106327	Vehicles	Paid by Check #50063		11/26/2024	12/13/2024	12/13/2024		12/13/2024	45.56
Vendor 884 - Napa Auto Parts Totals									
						Invoices	21	\$3,057.64	
Vendor 142 - Office Depot BSD									
392837644001	Office Supplies - Office Depot	Paid by Check #50064		10/23/2024	12/13/2024	12/13/2024		12/13/2024	198.63
392756694001	FY24/25-Senior Center-CDBG- Operating supplies	Paid by Check #50064		11/08/2024	12/13/2024	12/13/2024	12/03/2024	12/13/2024	81.03
392758634001	FY24/25-Senior Center-CDBG- Office/Operating supplies	Paid by Check #50064		11/08/2024	12/13/2024	12/13/2024	12/03/2024	12/13/2024	86.56
392770368001	FY24/25-Senior Center-CDBG- Operating supplies	Paid by Check #50064		11/08/2024	12/13/2024	12/13/2024	12/03/2024	12/13/2024	81.03
392773750001	FY24/25-Senior Center-CDBG- Office/Operating supplies	Paid by Check #50064		11/08/2024	12/13/2024	12/13/2024	12/03/2024	12/13/2024	86.56
392860599001	FY24/25-Sports-2025 youth basketball supplies	Paid by Check #50064		11/19/2024	12/13/2024	12/13/2024	12/04/2024	12/13/2024	202.43
Vendor 142 - Office Depot BSD Totals									
						Invoices	6	\$736.24	
Vendor 76 - Pacific Gas & Electric									
3166578419010/24	3007 W KAMM AVE	Paid by Check #50102		10/16/2024	12/13/2024	12/13/2024		12/13/2024	43.96
2073277197511/24	PW-1088 E KAMM AVE 10-9-24- 11-6/24 & TRUE-UP	Paid by Check #50070		11/08/2024	12/13/2024	12/13/2024		12/13/2024	57,973.55
0915078178011/24	PW-Various 10/15/2024- 11/13/2024	Paid by Check #50068		11/13/2024	12/13/2024	12/13/2024		12/13/2024	1,894.78
7232679737911/24	PW-Various 10/15/24-11/13/24	Paid by Check #50084		11/13/2024	12/13/2024	12/13/2024		12/13/2024	18,095.40
3166578419011/24	3007 W KAMM AVE	Paid by Check #50101		11/15/2024	12/13/2024	12/13/2024		12/13/2024	82.09
6407995725011/24	PW-Various 10/11/24-11/11/24	Paid by Check #50081		11/15/2024	12/13/2024	12/13/2024		12/13/2024	49,375.94



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8866956432511/24	PW-NW SE SW 18 16 24 10/16/24-11/14/24	Paid by Check #50088		11/15/2024	12/13/2024	12/13/2024		12/13/2024	7.45
5022214690911/24	L&L PARKSIDE VILLAGE PHASE	Paid by Check #50098		11/18/2024	12/13/2024	12/13/2024		12/13/2024	308.56
5949665550311/24	PW-6675 AVE 412 10/16/24- 11/14/2024	Paid by Check #50080		11/18/2024	12/13/2024	12/13/2024		12/13/2024	24.64
6744215678111/24	PW-6675 AVE 412 10/16/24- 11/14/24	Paid by Check #50083		11/18/2024	12/13/2024	12/13/2024		12/13/2024	367.90
3616571038911/24	PW-2099 W SIERRA WAY A 10/17/24-11/15/24	Paid by Check #50073		11/19/2024	12/13/2024	12/13/2024		12/13/2024	3,813.35
0375636985011/24	PW-N/E RD 76 & AVE 416 10/23/24-11/20/24	Paid by Check #50066		11/21/2024	12/13/2024	12/13/2024		12/13/2024	110.15
5438816975411/24	L&L NEWTON & NORTHRIDGE	Paid by Check #50099		11/21/2024	12/13/2024	12/13/2024		12/13/2024	220.48
8218800681911/24	PW-2099 W SIERRA WAY B 10/22/24-11/19/24	Paid by Check #50085		11/21/2024	12/13/2024	12/13/2024		12/13/2024	3,854.17
0418167531711/24	PW-RD 72 & W SIERRA WY 10/24/2024-11/21/2024	Paid by Check #50065		11/22/2024	12/13/2024	12/13/2024		12/13/2024	742.84
0584832101311/24	PW-NE CRAWFORD & GERALD 10/24/24-11/21/24	Paid by Check #50067		11/22/2024	12/13/2024	12/13/2024		12/13/2024	188.78
0766265341411/24	L&L 1300 ROSEMARY AVE	Paid by Check #50095		11/22/2024	12/13/2024	12/13/2024		12/13/2024	95.20
1594680195611/24	855 E EL MONTE WAY	Paid by Check #50096		11/22/2024	12/13/2024	12/13/2024		12/13/2024	236.74
4592247189611/24	PW-111 N HAYES AVE 10/24/24- 11/21/24	Paid by Check #50074		11/22/2024	12/13/2024	12/13/2024		12/13/2024	10.74
4979039280411/24	333 N EATON AVE	Paid by Check #50097		11/22/2024	12/13/2024	12/13/2024		12/13/2024	1,330.90
5564264294011/24	L&L 1681 VISCAYA PKWAY	Paid by Check #50093		11/22/2024	12/13/2024	12/13/2024		12/13/2024	94.75
6782667017511/24	L&L ALICE & W NORTH WAY	Paid by Check #50092		11/22/2024	12/13/2024	12/13/2024		12/13/2024	136.96
8116588543511/24	L&L 1920 E LAUREN AVE	Paid by Check #50094		11/22/2024	12/13/2024	12/13/2024		12/13/2024	68.91
8968787345811/24	PW-651 W SAGINAW AVE 10/24/24-11/21/24	Paid by Check #50089		11/22/2024	12/13/2024	12/13/2024		12/13/2024	269.35
4772157652911/24	PW- ALTA & EL MONTE 10/25/24- 11/22/24	Paid by Check #50076		11/24/2024	12/13/2024	12/13/2024		12/13/2024	216.81
5355488862711/24	PW-912 N ALTA AVE @ SAGINAW&ALTA 10/25/24- 11/22/24	Paid by Check #50078		11/24/2024	12/13/2024	12/13/2024		12/13/2024	86.00
5657667089911/24	PW-NW COR ALICE & W EL MONTE WAY 10/25/24-11/22/24	Paid by Check #50079		11/24/2024	12/13/2024	12/13/2024		12/13/2024	109.78
6657667025211/24	PW-NW COR ALTA & RD 80 10/25/24-11/22/24	Paid by Check #50082		11/24/2024	12/13/2024	12/13/2024		12/13/2024	82.03
8647150103011/24	PW-ON E EL MONTE WAY & PERRY 10/25/24-11/22/24	Paid by Check #50087		11/24/2024	12/13/2024	12/13/2024		12/13/2024	80.59
4751971656811/24	PW- HAYES & EDWARDS 10/25/24-11/24/24	Paid by Check #50075		11/25/2024	12/13/2024	12/13/2024		12/13/2024	41.04
1686600158511/24	PW-2255 W EL MONTE WAY 10/26/24-11/25/2024	Paid by Check #50069		11/26/2024	12/13/2024	12/13/2024		12/13/2024	86.27
2125236871311/24	PW-1215 W EL MONTE WAY 10/28/24-11/25/24	Paid by Check #50071		11/26/2024	12/13/2024	12/13/2024		12/13/2024	78.64



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3354641796611/24	PW-KAMM & O ST 10/28/24-11/25/2024	Paid by Check #50072		11/26/2024	12/13/2024	12/13/2024		12/13/2024	138.75
5064695483911/24	PW-CRAWFORD & EL MONTE SW 10/26/24-11/25/24	Paid by Check #50077		11/26/2024	12/13/2024	12/13/2024		12/13/2024	139.23
7022723403911/24	1480 W EL MONTE WAY	Paid by Check #50100		11/26/2024	12/13/2024	12/13/2024		12/13/2024	467.19
8397932225811/24	PW-3481 W EL MONTE WAY 10/28/24-11/25/24	Paid by Check #50086		11/26/2024	12/13/2024	12/13/2024		12/13/2024	13.60
8981923387811/24	PW-150 W SAGINAW AVE 10/26/24-11/25/2024	Paid by Check #50090		11/26/2024	12/13/2024	12/13/2024		12/13/2024	72.58
9001498229311/24	405 E EL MONTE WAY	Paid by Check #50103		11/26/2024	12/13/2024	12/13/2024		12/13/2024	1,444.37
9237058126311/24	PW-2813 W EL MONTE WAY 10/28/24-11/25/24	Paid by Check #50091		11/26/2024	12/13/2024	12/13/2024		12/13/2024	77.26
9825087728311/24	595 W NEBRASKA AVE	Paid by Check #50104		11/26/2024	12/13/2024	12/13/2024		12/13/2024	65.02
Vendor 76 - Pacific Gas & Electric Totals						Invoices	40		\$142,546.75
Vendor 650 - Mark Pearce									
Nov-Dec 2024	Anthem Reimb 11/1/24-12/31/24	Paid by Check #50105		12/06/2024	12/13/2024	12/13/2024		12/13/2024	509.40
Vendor 650 - Mark Pearce Totals						Invoices	1		\$509.40
Vendor 7 - Pena's Disposal Services									
850992	Penas Fall Clean up Event	Paid by Check #50106		11/15/2024	12/13/2024	12/13/2024		12/13/2024	13,481.31
854109	penas yard waste	Paid by Check #50106		12/02/2024	12/13/2024	12/13/2024		12/13/2024	818.68
Vendor 7 - Pena's Disposal Services Totals						Invoices	2		\$14,299.99
Vendor 1099 - Ramirez Mobile Car Wash Inc.									
0027	Trolley Bus Paint Roof	Paid by Check #50107		11/14/2024	12/13/2024	12/13/2024		12/13/2024	2,000.00
Vendor 1099 - Ramirez Mobile Car Wash Inc. Totals						Invoices	1		\$2,000.00
Vendor 2134 - Rapid Towing									
112124	PD - Towing Fees / Unit #38 - 09/18/2024	Paid by Check #50108		11/21/2024	12/13/2024	12/13/2024		12/13/2024	250.00
Vendor 2134 - Rapid Towing Totals						Invoices	1		\$250.00
Vendor 1677 - Rodeo Wild West									
007945	rodeo boots sam lopez first pair fy 24/25	Paid by Check #50109		12/05/2024	12/13/2024	12/13/2024		12/13/2024	200.00
Vendor 1677 - Rodeo Wild West Totals						Invoices	1		\$200.00
Vendor 792 - Mayra Sanchez									
Reimb 12/10/24	Safety Reimb weight set	Paid by Check #50110		12/10/2024	12/13/2024	12/13/2024		12/13/2024	133.46
Vendor 792 - Mayra Sanchez Totals						Invoices	1		\$133.46
Vendor 42 - Scout Specialties									
179929	FY24/25-Sports-Field maint. supp.- striping paint 2024 soccer	Paid by Check #50111		10/01/2024	12/13/2024	12/13/2024	11/21/2024	12/13/2024	158.71
Vendor 42 - Scout Specialties Totals						Invoices	1		\$158.71
Vendor 46 - Self Help Enterprises									
DIN21HB 10/24	21-CDBG-HA-07 General Admin/ Act. Deliv. HB OCT2024	Paid by Check #50112		12/02/2024	12/13/2024	12/13/2024		12/13/2024	3,367.15
DIN21RE 10/24	21-CDBG-HA -00006 Gen. Admin/ Act. Del Rehab October 2024	Paid by Check #50112		12/02/2024	12/13/2024	12/13/2024		12/13/2024	2,242.69



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DIN21SL 10/24	SELF HELP- DIN21SL GENERAL ADMIN October 2024	Paid by Check #50112		12/02/2024	12/13/2024	12/13/2024			586.01
Vendor 46 - Self Help Enterprises Totals						Invoices	3		\$6,195.85
Vendor 1977 - Snap-On Credit									
132069550-1203	SNAP ON SUPPLIES	Paid by Check #50113		12/03/2024	12/13/2024	12/13/2024		12/13/2024	657.95
Vendor 1977 - Snap-On Credit Totals						Invoices	1		\$657.95
Vendor 431 - Sparkletts									
9406519 110124	FY24/25-PCS-Multiple divisions-Water bottle service/rental	Paid by Check #50114		11/01/2024	12/13/2024	12/13/2024	12/05/2024	12/13/2024	189.77
9406519 120124	FY24/25-PCS-Multiple divisions-Water bottle service/rental	Paid by Check #50114		12/01/2024	12/13/2024	12/13/2024	12/05/2024	12/13/2024	203.76
5080520 120524	PD - Water Cooler Service	Paid by Check #50114		12/05/2024	12/13/2024	12/13/2024		12/13/2024	162.59
Vendor 431 - Sparkletts Totals						Invoices	3		\$556.12
Vendor 214 - Stericycle, Inc.									
8008987815	Supplies	Paid by Check #50115		11/18/2024	12/13/2024	12/13/2024		12/13/2024	164.26
Vendor 214 - Stericycle, Inc. Totals						Invoices	1		\$164.26
Vendor 92 - Target Specialty Products									
INVP501699968	target specialty fertilizer	Paid by Check #50116		11/20/2024	12/13/2024	12/13/2024		12/13/2024	186.28
Vendor 92 - Target Specialty Products Totals						Invoices	1		\$186.28
Vendor 2066 - Terminix Commercial									
454230152	405 E EL MONTE WAY	Paid by Check #50117		11/15/2024	12/13/2024	12/13/2024		12/13/2024	74.00
Vendor 2066 - Terminix Commercial Totals						Invoices	1		\$74.00
Vendor 2158 - Tim's Heating & A.C.									
623656	Repairs	Paid by Check #50118		10/24/2024	12/13/2024	12/13/2024		12/13/2024	585.00
Vendor 2158 - Tim's Heating & A.C. Totals						Invoices	1		\$585.00
Vendor 311 - Top Dog Training Center									
1898	PD - Maintenance Training / K9 Enzo & Zeus	Paid by Check #50119		12/05/2024	12/13/2024	12/13/2024		12/13/2024	180.00
Vendor 311 - Top Dog Training Center Totals						Invoices	1		\$180.00
Vendor 329 - Townsend Public Affairs									
22565	Consulting Services for the month of December 2024	Paid by Check #50120		12/01/2024	12/13/2024	12/13/2024		12/13/2024	6,000.00
Vendor 329 - Townsend Public Affairs Totals						Invoices	1		\$6,000.00
Vendor 1633 - Toyota Industries Commercial Finance, Inc.									
4004302437	Toyota Commercial Finance-Toyota Lease	Paid by Check #50121		11/26/2024	12/13/2024	12/13/2024		12/13/2024	296.74
Vendor 1633 - Toyota Industries Commercial Finance, Inc. Totals						Invoices	1		\$296.74
Vendor 2117 - TRANSUNION RISK & ALTERNATIVE DATA SOLUTIONS, INC.									
2107020-202411-1	PD - Monthly Service / Account ID 210720	Paid by Check #50122		12/01/2024	12/13/2024	12/13/2024		12/13/2024	108.00
Vendor 2117 - TRANSUNION RISK & ALTERNATIVE DATA SOLUTIONS, INC. Totals						Invoices	1		\$108.00
Vendor 273 - US Bank									
543316574	Rent/Equipment	Paid by Check #50123		11/20/2024	12/13/2024	12/13/2024		12/13/2024	2,545.27



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			Vendor 273 - US Bank Totals				Invoices	1	\$2,545.27
Vendor 129 - Valley Industrial & Family Medical Group									
528828	valley industrial Physical Exam Christopher Zuniga	Paid by Check #50124		11/01/2024	12/13/2024	12/13/2024		12/13/2024	115.00
			Vendor 129 - Valley Industrial & Family Medical Group Totals				Invoices	1	\$115.00
Vendor 1911 - Valmont Industries Inc									
CD14134593	Valmont Solar Lights Delgado/Downtown	Paid by Check #50125		10/25/2024	12/13/2024	12/13/2024		12/13/2024	156,077.25
CD14134757	Valmont Viscaya Park	Paid by Check #50125		11/04/2024	12/13/2024	12/13/2024		12/13/2024	221,340.00
			Vendor 1911 - Valmont Industries Inc Totals				Invoices	2	\$377,417.25
Vendor 1890 - Vazquez, Lesli									
Reimb 12/9/24	Safety Reimb fitness shoes	Paid by Check #50126		12/09/2024	12/13/2024	12/13/2024		12/13/2024	28.00
			Vendor 1890 - Vazquez, Lesli Totals				Invoices	1	\$28.00
Vendor 21 - Vestis Services LLC									
5031498122	FY24/25-Parks-uniform allowance/safety supplies	Paid by Check #50127		12/04/2024	12/13/2024	12/13/2024	12/05/2024	12/13/2024	73.81
			Vendor 21 - Vestis Services LLC Totals				Invoices	1	\$73.81
Vendor 2062 - W & E Electric									
2411036	w & e replaced old wire to well #20	Paid by Check #50128		11/15/2024	12/13/2024	12/13/2024		12/13/2024	2,422.15
2411088	w & e Dinuba waste water	Paid by Check #50128		11/22/2024	12/13/2024	12/13/2024		12/13/2024	150.00
2411089	w & e Dinuba waste water	Paid by Check #50128		11/22/2024	12/13/2024	12/13/2024		12/13/2024	225.00
2411090	w & e Dinuba waste water	Paid by Check #50128		11/22/2024	12/13/2024	12/13/2024		12/13/2024	150.00
2411091	w & e Dinuba waste water	Paid by Check #50128		11/22/2024	12/13/2024	12/13/2024		12/13/2024	750.00
			Vendor 2062 - W & E Electric Totals				Invoices	5	\$3,697.15
Vendor 2072 - Wells Fargo Vendor Financial Services LLC									
5032266485	Dec/Jan 2024	Paid by Check #50129		11/26/2024	12/13/2024	12/13/2024		12/13/2024	115.01
			Vendor 2072 - Wells Fargo Vendor Financial Services LLC Totals				Invoices	1	\$115.01
Vendor 1313 - Yepez Plumbing									
10129	Yepez Plumbing- Unclogged main sewer	Paid by Check #50130		11/19/2024	12/13/2024	12/13/2024		12/13/2024	380.32
10204	Yepez Plumbing- Dig up trenches/fix main water valve	Paid by Check #50130		11/20/2024	12/13/2024	12/13/2024		12/13/2024	8,709.90
			Vendor 1313 - Yepez Plumbing Totals				Invoices	2	\$9,090.22
Vendor 2038 - You-Be's U-Bake Pizza									
5441-31	FY24/25-Senior Center-CDBG Senior Meals 11/25/24	Paid by Check #50131		11/25/2024	12/13/2024	12/13/2024	12/02/2024	12/13/2024	480.00
			Vendor 2038 - You-Be's U-Bake Pizza Totals				Invoices	1	\$480.00
Vendor County of Tulare									
Ref 24-3751	Refund 24-3751	Paid by Check #50132		12/06/2024	12/13/2024	12/13/2024		12/13/2024	2,159.60
			Vendor County of Tulare Totals				Invoices	1	\$2,159.60
Vendor Maria Scalia Gerhold									
Ref 24-3150	Refund 24-3150	Paid by Check #50133		12/06/2024	12/13/2024	12/13/2024		12/13/2024	100.00



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 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
			Vendor Maria Scalia Gerhold Totals				Invoices	1	\$100.00
Vendor Jennifer Ramirez									
Rfnd-Delgado1201	FY24/25-CS-Refund-Park Rental- Delgado Park12/1/24	Paid by Check #50134		12/03/2024	12/13/2024	12/13/2024	12/03/2024	12/13/2024	96.00
			Vendor Jennifer Ramirez Totals				Invoices	1	\$96.00
Vendor Cathy Romero									
TNR2024-14	Feral Cat Trap & Release Program Voucher - Reimbursement	Paid by Check #50135		12/04/2024	12/13/2024	12/13/2024		12/13/2024	50.00
			Vendor Cathy Romero Totals				Invoices	1	\$50.00
			Grand Totals				Invoices	332	\$2,429,264.66



Accounts Payable Invoice Report

Payment Date Range 12/15/24 - 12/20/24
 Report By Vendor - Invoice
 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
Vendor 1143 - AAA Quality Services, Inc.									
00353557	FY24/25-Parks-Portable restroom rent/srv.-Centen Park- Dec.2024	Paid by Check #50136		12/14/2024	12/20/2024	12/20/2024	12/16/2024	12/20/2024	244.36
00353558	FY24/25-Parks-Portable restroom rent/srv.-Neb. Park- Dec2024	Paid by Check #50136		12/14/2024	12/20/2024	12/20/2024	12/16/2024	12/20/2024	374.13
00353562	FY24/25-Parks-Portable restroom rent/srv.-Centen Park- Dec 2024	Paid by Check #50136		12/14/2024	12/20/2024	12/20/2024	12/16/2024	12/20/2024	283.14
00353563	FY24/25-Parks-Portable restroom rent/srv.-Vuich Park-Dec 2024	Paid by Check #50136		12/14/2024	12/20/2024	12/20/2024	12/16/2024	12/20/2024	265.66
Vendor 1143 - AAA Quality Services, Inc. Totals							Invoices	4	\$1,167.29
Vendor 479 - Able Industries									
924087	ABLE Maintenance	Paid by Check #50137		09/30/2024	12/20/2024	12/20/2024		12/20/2024	680.00
1024025	ABLE SURABIAN ST/MNTE VISTA	Paid by Check #50137		10/31/2024	12/20/2024	12/20/2024		12/20/2024	1,560.00
Vendor 479 - Able Industries Totals							Invoices	2	\$2,240.00
Vendor 263 - Advantek Benefit Administrators									
2412 0011	Miscellaneous	Paid by Check #50138		12/11/2024	12/20/2024	12/20/2024		12/20/2024	79,686.56
Funding 12/13/24	Miscellaneous	Paid by Check #50138		12/13/2024	12/20/2024	12/20/2024		12/20/2024	7,618.84
Vendor 263 - Advantek Benefit Administrators Totals							Invoices	2	\$87,305.40
Vendor 1599 - Adventist Health Toxicology									
2348	PD - Toxicology Service - DM2403891	Paid by Check #50139		12/02/2024	12/20/2024	12/20/2024		12/20/2024	364.00
Vendor 1599 - Adventist Health Toxicology Totals							Invoices	1	\$364.00
Vendor 1036 - Allstar Fire Equipment									
260808	Safety Equipment	Paid by Check #50140		12/09/2024	12/20/2024	12/20/2024		12/20/2024	149.22
Vendor 1036 - Allstar Fire Equipment Totals							Invoices	1	\$149.22
Vendor 522 - Allstar Towing									
41085	PD - Towing Service / DA2404144	Paid by Check #50141		11/27/2024	12/20/2024	12/20/2024		12/20/2024	300.00
Vendor 522 - Allstar Towing Totals							Invoices	1	\$300.00
Vendor 985 - Angel's Tree Service									
2214	angels tree service haul away wood	Paid by Check #50142		11/14/2024	12/20/2024	12/20/2024		12/20/2024	475.00
Vendor 985 - Angel's Tree Service Totals							Invoices	1	\$475.00
Vendor 351 - Anthem Blue Cross									
000369920340	Medders 975A79192 1/01/25-01/31/25	Paid by Check #50145		12/04/2024	12/20/2024	12/20/2024		12/20/2024	164.90
000369928742	Tyler 299A24237 1/01/25-1/31/25	Paid by Check #50144		12/04/2024	12/20/2024	12/20/2024		12/20/2024	135.60
000369934908	Magyar 792A24403 1/1/25-1/31/25	Paid by Check #50143		12/04/2024	12/20/2024	12/20/2024		12/20/2024	135.60
Vendor 351 - Anthem Blue Cross Totals							Invoices	3	\$436.10
Vendor 665 - Christy Arias									
December 2024	Anthem Reimb 12/01/24-12/31/24	Paid by Check #50146		12/12/2024	12/20/2024	12/20/2024		12/20/2024	292.33
Vendor 665 - Christy Arias Totals							Invoices	1	\$292.33
Vendor 17 - AT&T									



Accounts Payable Invoice Report

Payment Date Range 12/15/24 - 12/20/24
 Report By Vendor - Invoice
 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
250127196112/24	405 E EL MONTE WAY 12/01/24-12/31/24	Paid by Check #50148		12/01/2024	12/20/2024	12/20/2024		12/20/2024	70.84
939105474312/24	Telephone 11/02/24 - 12/01/24	Paid by Check #50147		12/02/2024	12/20/2024	12/20/2024		12/20/2024	65.68
238451821412/24	405 E El Monte Way 12/07/24-01/06/25	Paid by Check #50158		12/07/2024	12/20/2024	12/20/2024		12/20/2024	64.10
939105447512/24	REC-11/10/24-12/09/24	Paid by Check #50162		12/10/2024	12/20/2024	12/20/2024		12/20/2024	32.23
939105447612/24	Telephone 11/10/24-12/09/24	Paid by Check #50153		12/10/2024	12/20/2024	12/20/2024		12/20/2024	32.23
939106901212/24	PARKS- BOB BARKER 11/10/24-12/09/24	Paid by Check #50159		12/10/2024	12/20/2024	12/20/2024		12/20/2024	84.06
939105446112/24	Telephone 11/11/24-12/10/24	Paid by Check #50155		12/11/2024	12/20/2024	12/20/2024		12/20/2024	32.26
939105446212/24	DSC 11/11/24-12/10/24	Paid by Check #50160		12/11/2024	12/20/2024	12/20/2024		12/20/2024	101.24
939105446612/24	Telephone 11/11/24-12/10/24	Paid by Check #50156		12/11/2024	12/20/2024	12/20/2024		12/20/2024	32.53
939105446712/24	Telephone 11/11/24-12/10/24	Paid by Check #50154		12/11/2024	12/20/2024	12/20/2024		12/20/2024	62.97
9391054470 12/24	12/10/2024	Paid by Check #50151		12/11/2024	12/20/2024	12/20/2024		12/20/2024	32.26
9391054471 12/24	12/10/2024	Paid by Check #50150		12/11/2024	12/20/2024	12/20/2024		12/20/2024	32.26
9391054479 12/24	12/10/2024	Paid by Check #50152		12/11/2024	12/20/2024	12/20/2024		12/20/2024	32.26
9391054742 12/24	12/10/2024	Paid by Check #50149		12/11/2024	12/20/2024	12/20/2024		12/20/2024	131.29
939105474412/24	PARKS- PARK & COMM11/11/24-12/10/24	Paid by Check #50161		12/11/2024	12/20/2024	12/20/2024		12/20/2024	255.06
939105475612/24	Telephone 11/11/24-12/10/24	Paid by Check #50157		12/11/2024	12/20/2024	12/20/2024		12/20/2024	358.88
				Vendor 17 - AT&T Totals		Invoices	16		\$1,420.15
Vendor 420 - Atlas Copco Compressors LLC									
1124109578	ATLAS OIL	Paid by Check #50163		10/18/2024	12/20/2024	12/20/2024		12/20/2024	475.20
				Vendor 420 - Atlas Copco Compressors LLC Totals		Invoices	1		\$475.20
Vendor 2095 - BCS Consulting, Inc.									
1016	Monthly IT Consulting	Paid by Check #50164		12/10/2024	12/20/2024	12/20/2024		12/20/2024	6,200.00
				Vendor 2095 - BCS Consulting, Inc. Totals		Invoices	1		\$6,200.00
Vendor 822 - Boundtree Medical LLC									
85575653	Supplies	Paid by Check #50165		12/02/2024	12/20/2024	12/20/2024		12/20/2024	1,274.40
85581551	Supplies	Paid by Check #50165		12/05/2024	12/20/2024	12/20/2024		12/20/2024	1,038.30
				Vendor 822 - Boundtree Medical LLC Totals		Invoices	2		\$2,312.70
Vendor 116 - BSK Associates									
AH23369	bsk bacti report	Paid by Check #50166		09/20/2024	12/20/2024	12/20/2024		12/20/2024	95.00
AH23442	bsk bacti report	Paid by Check #50166		09/23/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH24499	bsk bacti report	Paid by Check #50166		10/02/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH24665	bsk bacti report	Paid by Check #50166		10/04/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH27377	bsk bacti report	Paid by Check #50166		10/31/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH27886	bsk bacti report	Paid by Check #50166		11/06/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH29944	BSK EXT-ASBESTOS	Paid by Check #50166		11/27/2024	12/20/2024	12/20/2024		12/20/2024	278.00
AH30200	bsk bacti report	Paid by Check #50166		12/03/2024	12/20/2024	12/20/2024		12/20/2024	152.00
AH31155	bsk bacti report	Paid by Check #50166		12/12/2024	12/20/2024	12/20/2024		12/20/2024	110.00
AH31457	bsk bacti report	Paid by Check #50166		12/12/2024	12/20/2024	12/20/2024		12/20/2024	152.00



Accounts Payable Invoice Report

Payment Date Range 12/15/24 - 12/20/24
 Report By Vendor - Invoice
 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount	
			Vendor 116 - BSK Associates Totals			Invoices			10	\$1,547.00
Vendor 94 - California Public Employees Retirement										
10/20-11/02/24	Payroll 10/20/24-11/02/24	Paid by EFT #3245		12/16/2024	12/17/2024	12/17/2024		12/17/2024	95,647.40	
11/03-11/16/24	Payroll 11/03/24-11/16/24	Paid by EFT #3246		12/16/2024	12/17/2024	12/17/2024		12/17/2024	101,473.33	
2025-00000189	31 - 457 - Employee CalPERS \$*	Paid by EFT #3243		12/16/2024	12/17/2024	12/17/2024		12/17/2024	9,474.86	
2025-00000191	31 - 457 - Employee CalPERS \$*	Paid by EFT #3244		12/16/2024	12/17/2024	12/17/2024		12/17/2024	9,680.98	
			Vendor 94 - California Public Employees Retirement Totals			Invoices			4	\$216,276.57
Vendor 305 - Cartozian Air Conditioning and Heating Inc.										
20063	cartozian waste water	Paid by Check #50167		07/18/2024	12/20/2024	12/20/2024		12/20/2024	250.00	
20069	cartozian waste water	Paid by Check #50167		07/22/2024	12/20/2024	12/20/2024		12/20/2024	819.63	
20068	cartozian waste water	Paid by Check #50167		07/24/2024	12/20/2024	12/20/2024		12/20/2024	250.00	
20066	cartozian waste water	Paid by Check #50167		07/25/2024	12/20/2024	12/20/2024		12/20/2024	1,000.00	
20090	cartozian waste water	Paid by Check #50167		07/26/2024	12/20/2024	12/20/2024		12/20/2024	1,250.00	
			Vendor 305 - Cartozian Air Conditioning and Heating Inc. Totals			Invoices			5	\$3,569.63
Vendor 2160 - Central Valley Fire Chiefs Association										
2025 Membership	Dues	Paid by Check #50168		12/06/2024	12/20/2024	12/20/2024		12/20/2024	50.00	
			Vendor 2160 - Central Valley Fire Chiefs Association Totals			Invoices			1	\$50.00
Vendor 333 - Cintas Corporation No. 2										
4210641899	Contractual	Paid by Check #50169		11/06/2024	12/20/2024	12/20/2024		12/20/2024	52.77	
4210641947	Contractual	Paid by Check #50169		11/06/2024	12/20/2024	12/20/2024		12/20/2024	242.50	
4210641956	Contractual	Paid by Check #50169		11/06/2024	12/20/2024	12/20/2024		12/20/2024	195.26	
4210642206	Contractual	Paid by Check #50169		11/06/2024	12/20/2024	12/20/2024		12/20/2024	246.75	
4210851656	Contractual	Paid by Check #50169		11/07/2024	12/20/2024	12/20/2024		12/20/2024	134.06	
4210851677	Contractual	Paid by Check #50169		11/07/2024	12/20/2024	12/20/2024		12/20/2024	253.75	
4210852067	Contractual	Paid by Check #50169		11/07/2024	12/20/2024	12/20/2024		12/20/2024	633.29	
1905251592	Contractual	Paid by Check #50169		11/11/2024	12/20/2024	12/20/2024		12/20/2024	111.72	
4211369801	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	292.99	
4211369840	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	299.09	
4211369869	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	201.07	
4211369915	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	242.50	
4211369918	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	52.77	
4211370138	Contractual	Paid by Check #50169		11/13/2024	12/20/2024	12/20/2024		12/20/2024	246.98	
4211518802	Contractual	Paid by Check #50169		11/14/2024	12/20/2024	12/20/2024		12/20/2024	134.06	
4211518839	Contractual	Paid by Check #50169		11/14/2024	12/20/2024	12/20/2024		12/20/2024	254.20	
4211519217	Contractual	Paid by Check #50169		11/14/2024	12/20/2024	12/20/2024		12/20/2024	874.58	
4212216159	Contractual	Paid by Check #50169		11/20/2024	12/20/2024	12/20/2024		12/20/2024	142.86	
4212216230	Contractual	Paid by Check #50169		11/20/2024	12/20/2024	12/20/2024		12/20/2024	40.34	
4212216233	Contractual	Paid by Check #50169		11/20/2024	12/20/2024	12/20/2024		12/20/2024	239.04	
4212216384	Contractual	Paid by Check #50169		11/20/2024	12/20/2024	12/20/2024		12/20/2024	360.38	
4212362738	Contractual	Paid by Check #50169		11/21/2024	12/20/2024	12/20/2024		12/20/2024	134.06	
4212362776	Contractual	Paid by Check #50169		11/21/2024	12/20/2024	12/20/2024		12/20/2024	253.75	
4212363142	Contractual	Paid by Check #50169		11/21/2024	12/20/2024	12/20/2024		12/20/2024	633.29	



Accounts Payable Invoice Report

Payment Date Range 12/15/24 - 12/20/24
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 Summary Listing

Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
4212928980	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	111.72
4212928991	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	266.78
4212929005	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	253.53
4212929012	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	310.28
4212929019	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	40.34
4212929041	Contractual	Paid by Check #50169		11/26/2024	12/20/2024	12/20/2024		12/20/2024	246.75
4213071268	Contractual	Paid by Check #50169		11/27/2024	12/20/2024	12/20/2024		12/20/2024	134.06
4213071298	Contractual	Paid by Check #50169		11/27/2024	12/20/2024	12/20/2024		12/20/2024	253.75
4213071723	Contractual	Paid by Check #50169		11/27/2024	12/20/2024	12/20/2024		12/20/2024	875.61
5244259110	FY24/25-Comm. Svcs.- First Aid supplies replenishment/srvc.	Paid by Check #50169		12/12/2024	12/20/2024	12/20/2024	12/13/2024	12/20/2024	9.62
Vendor 333 - Cintas Corporation No. 2 Totals							Invoices	34	\$8,774.50
Vendor 369 - City of Kingsburg									
31	Fired Memberships 8/1/2024 - 12/22/2024	Paid by Check #50170		12/12/2024	12/20/2024	12/20/2024		12/20/2024	20,740.00
Vendor 369 - City of Kingsburg Totals							Invoices	1	\$20,740.00
Vendor 824 - City of Selma									
32	Fired Memberships 8/1/2024 - 12/22/2024	Paid by Check #50171		12/12/2024	12/20/2024	12/20/2024		12/20/2024	4,485.00
Vendor 824 - City of Selma Totals							Invoices	1	\$4,485.00
Vendor 386 - Clean Tech Environmental, Inc.									
508156	CLEANTECH USED MOTOR OIL DISPOSAL	Paid by Check #50172		11/19/2024	12/20/2024	12/20/2024		12/20/2024	132.45
784846	CLEANTECH USED MOTOR OIL DISPOSAL	Paid by Check #50172		11/20/2024	12/20/2024	12/20/2024		12/20/2024	170.00
Vendor 386 - Clean Tech Environmental, Inc. Totals							Invoices	2	\$302.45
Vendor 1238 - Coleman & Horowitz, LLP									
535065	General Business	Paid by Check #50173		11/30/2024	12/20/2024	12/20/2024		12/20/2024	342.00
Vendor 1238 - Coleman & Horowitz, LLP Totals							Invoices	1	\$342.00
Vendor 170 - Comcast									
00160181 12/24	1088 E Kamm Ave	Paid by Check #50174		12/07/2024	12/20/2024	12/20/2024		12/20/2024	53.22
Vendor 170 - Comcast Totals							Invoices	1	\$53.22
Vendor 3 - Culligan Water									
209122	culligan exchange tank	Paid by Check #50175		11/30/2024	12/20/2024	12/20/2024		12/20/2024	78.00
209456	CULLIGAN PORTABLE EXCHANGE TANK	Paid by Check #50175		11/30/2024	12/20/2024	12/20/2024		12/20/2024	81.00
Vendor 3 - Culligan Water Totals							Invoices	2	\$159.00
Vendor 1933 - Danny's Diesel Repair									
19916	dannys repairs E-31	Paid by Check #50176		12/10/2024	12/20/2024	12/20/2024		12/20/2024	26.14
Vendor 1933 - Danny's Diesel Repair Totals							Invoices	1	\$26.14
Vendor 2037 - DCS Testing & Equipment									
20611	Fire Hose Testing	Paid by Check #50177		12/11/2024	12/20/2024	12/20/2024		12/20/2024	3,015.60
Vendor 2037 - DCS Testing & Equipment Totals							Invoices	1	\$3,015.60



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount		
Vendor 77 - Department of Justice											
781584	PD - Fingerprints Service / November 2024	Paid by Check #50178		12/04/2024	12/20/2024	12/20/2024		12/20/2024	1,038.00		
								Vendor 77 - Department of Justice Totals	Invoices	1	\$1,038.00
Vendor 2029 - Dinuba Smog											
029370	DINUBA SMOG T-06	Paid by Check #50179		12/09/2024	12/20/2024	12/20/2024		12/20/2024	45.00		
								Vendor 2029 - Dinuba Smog Totals	Invoices	1	\$45.00
Vendor 2099 - EagleShield Pest Control, Inc											
158893	December 2024	Paid by Check #50180		12/11/2024	12/20/2024	12/20/2024		12/20/2024	85.00		
								Vendor 2099 - EagleShield Pest Control, Inc Totals	Invoices	1	\$85.00
Vendor 309 - Elbert Distributing											
24149310	elbert distributing inventory	Paid by Check #50181		12/05/2024	12/20/2024	12/20/2024		12/20/2024	121.61		
								Vendor 309 - Elbert Distributing Totals	Invoices	1	\$121.61
Vendor 1396 - Employ America											
40K2404-IN	FY24/25-Parks-Restroom/Grounds maint.-Nov. 2024	Paid by Check #50182		11/30/2024	12/20/2024	12/20/2024	12/13/2024	12/20/2024	3,302.40		
								Vendor 1396 - Employ America Totals	Invoices	1	\$3,302.40
Vendor 1591 - Environment Control											
26100-299	environment control city of Dinuba	Paid by Check #50183		11/01/2024	12/20/2024	12/20/2024		12/20/2024	11,452.00		
								Vendor 1591 - Environment Control Totals	Invoices	1	\$11,452.00
Vendor 16 - Ernest Packaging Solutions											
91071824	FY24/25-Parks-cleaning/parks supplies	Paid by Check #50184		12/12/2024	12/20/2024	12/20/2024	12/16/2024	12/20/2024	759.43		
								Vendor 16 - Ernest Packaging Solutions Totals	Invoices	1	\$759.43
Vendor 36 - Ewing Irrigation Products											
23784468	ewing supplies	Paid by Check #50185		10/15/2024	12/20/2024	12/20/2024		12/20/2024	14.65		
24271975	FY24/25-Parks-L&L-Irrigation supplies/parts-Muirfield/Paseo	Paid by Check #50185		11/26/2024	12/20/2024	12/20/2024	12/10/2024	12/20/2024	50.59		
								Vendor 36 - Ewing Irrigation Products Totals	Invoices	2	\$65.24
Vendor 1793 - FailSafe Testing LLC											
13920	Apparatus Annual Inspection	Paid by Check #50186		12/13/2024	12/20/2024	12/20/2024		12/20/2024	2,200.00		
								Vendor 1793 - FailSafe Testing LLC Totals	Invoices	1	\$2,200.00
Vendor 18 - The Gas Company											
0486158404512/24	PARKS-201 N URUAPAN WAY	Paid by Check #50193		12/06/2024	12/20/2024	12/20/2024		12/20/2024	6.37		
0990155800812/24	405 E EL MONTE WAY 11/01/24-12/04/24	Paid by Check #50188		12/06/2024	12/20/2024	12/20/2024		12/20/2024	528.50		
1263155600312/24	SENIOR CIT 11/01/24-12/04/24	Paid by Check #50191		12/06/2024	12/20/2024	12/20/2024		12/20/2024	362.23		
1557158042012/24	November 2024	Paid by Check #50189		12/06/2024	12/20/2024	12/20/2024		12/20/2024	219.39		
1620156700112/24	PARKS & REC 1390 E ELIZABETH WAY 11/01/24-12/04/24	Paid by Check #50192		12/06/2024	12/20/2024	12/20/2024		12/20/2024	528.50		
1620158000412/24	November 2024	Paid by Check #50190		12/06/2024	12/20/2024	12/20/2024		12/20/2024	109.07		



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1830985449712/24	PD - 11/01/2024 - 12/04/2024 Billing Charges	Paid by Check #50187		12/06/2024	12/20/2024	12/20/2024		12/20/2024	100.63	
							Vendor 18 - The Gas Company Totals	Invoices	7	\$1,854.69
Vendor 252 - Geil Enterprises, Inc.										
453121	ALARM MONITORING PW FACILITY	Paid by Check #50194		10/01/2024	12/20/2024	12/20/2024		12/20/2024	525.00	
454489	GEIL CONTRACT 9431 INSTALLATION OF CCTV SYSTEM	Paid by Check #50194		10/15/2024	12/20/2024	12/20/2024		12/20/2024	15,500.00	
454490	ALARM MONITORING PW	Paid by Check #50194		10/15/2024	12/20/2024	12/20/2024		12/20/2024	327.93	
							Vendor 252 - Geil Enterprises, Inc. Totals	Invoices	3	\$16,352.93
Vendor 1717 - Golden Valley Ace Hardware										
37201	FY24/25-Parks -Equipment Maintenance-Tools for chainsaw repairs	Paid by Check #50195		10/11/2024	12/20/2024	12/20/2024	11/01/2024	12/20/2024	240.00	
37260	FY24/25-Parks -Equipment Maintenance-Chainsaw repair/labor	Paid by Check #50195		10/16/2024	12/20/2024	12/20/2024	11/01/2024	12/20/2024	93.85	
FC404239	FY24/25-Parks-Finance Charge- Reference#404239	Paid by Check #50195		11/30/2024	12/20/2024	12/20/2024	12/17/2024	12/20/2024	5.01	
							Vendor 1717 - Golden Valley Ace Hardware Totals	Invoices	3	\$338.86
Vendor 174 - Howard's Pest Control										
126998	Howards monthly service PW	Paid by Check #50196		12/02/2024	12/20/2024	12/20/2024		12/20/2024	135.00	
127403	HOWARDS WWTP	Paid by Check #50196		12/04/2024	12/20/2024	12/20/2024		12/20/2024	55.00	
							Vendor 174 - Howard's Pest Control Totals	Invoices	2	\$190.00
Vendor 2159 - HydroPro Solutions										
0003247-IN	hyrdopro Cellular antenna Inv 3247	Paid by Check #50197		10/28/2024	12/20/2024	12/20/2024		12/20/2024	11,238.09	
0003261-IN	hyrdopro Cellular antenna	Paid by Check #50197		11/01/2024	12/20/2024	12/20/2024		12/20/2024	5,215.33	
0003325-IN	HYDROPRO SUPPLIES	Paid by Check #50197		11/25/2024	12/20/2024	12/20/2024		12/20/2024	1,497.96	
							Vendor 2159 - HydroPro Solutions Totals	Invoices	3	\$17,951.38
Vendor 1721 - Image 2000 Fresno										
737364	PD - Copiers Maintenance	Paid by Check #50198		12/12/2024	12/20/2024	12/20/2024		12/20/2024	319.30	
							Vendor 1721 - Image 2000 Fresno Totals	Invoices	1	\$319.30
Vendor 974 - InfoSend, Inc.										
275885	Utility print and postage November 2024	Paid by Check #50199		11/29/2024	12/20/2024	12/20/2024		12/20/2024	9,848.42	
							Vendor 974 - InfoSend, Inc. Totals	Invoices	1	\$9,848.42
Vendor 133 - J & D Lighting & Alarm										
376064	FY24/25-Parks-KC Vista Park- alarm monitoring 10/1/24- 12/31/24	Paid by Check #50200		09/10/2024	12/20/2024	12/20/2024	12/10/2024	12/20/2024	104.85	
381126	FY24/25-Parks-Alarm monitor 12/1/24-11/30/25-Parks shop/office	Paid by Check #50200		11/08/2024	12/20/2024	12/20/2024	12/10/2024	12/20/2024	479.40	



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383786	FY24/25-Parks-KC Vista Park- alarm monitoring 1/1/25-3/31/25	Paid by Check #50200		12/11/2024	12/20/2024	12/20/2024	12/13/2024	12/20/2024	104.85
Vendor 133 - J & D Lighting & Alarm Totals							Invoices	3	\$689.10
Vendor 5 - Jorgensen & Co.									
6162066	JORGENSON WWTP	Paid by Check #50201		11/13/2024	12/20/2024	12/20/2024		12/20/2024	664.38
6166059	PD - Fire Extinguishers Test/Recharge	Paid by Check #50201		12/09/2024	12/20/2024	12/20/2024		12/20/2024	918.23
Vendor 5 - Jorgensen & Co. Totals							Invoices	2	\$1,582.61
Vendor 2162 - Ken Risenhoover Roofing									
7209	FY24/25-Comm. Svcs.-Rec Center roof repairs-Multipurpose Room	Paid by Check #50202		11/25/2024	12/20/2024	12/20/2024	12/09/2024	12/20/2024	125.00
Vendor 2162 - Ken Risenhoover Roofing Totals							Invoices	1	\$125.00
Vendor 115 - Kesting Welding									
496117	kesting wwrf	Paid by Check #50203		10/28/2024	12/20/2024	12/20/2024		12/20/2024	150.00
Vendor 115 - Kesting Welding Totals							Invoices	1	\$150.00
Vendor 216 - Key Design Locksmithing									
17342	FY24/25-Parks-Repair & Maint- Restroom deadbolt- Roosevelt Park	Paid by Check #50204		12/11/2024	12/20/2024	12/20/2024	12/12/2024	12/20/2024	376.49
Vendor 216 - Key Design Locksmithing Totals							Invoices	1	\$376.49
Vendor 796 - L.N. Curtis & Sons									
INV844299	Boots	Paid by Check #50205		07/12/2024	12/20/2024	12/20/2024		12/20/2024	233.59
Vendor 796 - L.N. Curtis & Sons Totals							Invoices	1	\$233.59
Vendor 449 - Les Schwab Tire Centers of Central California									
55100353462	les schwab wwrp-21	Paid by Check #50206		12/04/2024	12/20/2024	12/20/2024		12/20/2024	2,127.58
55100353923	les schwab PD-16	Paid by Check #50206		12/12/2024	12/20/2024	12/20/2024		12/20/2024	334.35
Vendor 449 - Les Schwab Tire Centers of Central California Totals							Invoices	2	\$2,461.93
Vendor 1913 - Metro Uniform & Accessories									
289215	PD - Uniform Boots / Norman Menjivar	Paid by Check #50207		12/10/2024	12/20/2024	12/20/2024		12/20/2024	200.00
Vendor 1913 - Metro Uniform & Accessories Totals							Invoices	1	\$200.00
Vendor 1931 - MissionSquare Plan Services									
2025-00000200	30 - 457 - Employee MissionSquare \$*	Paid by EFT #3242		12/19/2024	12/19/2024	12/19/2024		12/19/2024	3,255.00
Vendor 1931 - MissionSquare Plan Services Totals							Invoices	1	\$3,255.00
Vendor 22 - Moore Twining Associates Inc.									
4148492	MOORE INDUSTRIAL	Paid by Check #50208		12/06/2024	12/20/2024	12/20/2024		12/20/2024	88.00
4148612	MOORE IN-HOUSE	Paid by Check #50208		12/11/2024	12/20/2024	12/20/2024		12/20/2024	179.00
4148685	moore in-house	Paid by Check #50208		12/12/2024	12/20/2024	12/20/2024		12/20/2024	94.00
4148687	moore industrial	Paid by Check #50208		12/12/2024	12/20/2024	12/20/2024		12/20/2024	88.00
4148757	moore industrial	Paid by Check #50208		12/13/2024	12/20/2024	12/20/2024		12/20/2024	88.00
Vendor 22 - Moore Twining Associates Inc. Totals							Invoices	5	\$537.00



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Vendor 884 - Napa Auto Parts									
105106B	Vehicles	Paid by Check #50209		11/01/2024	12/20/2024	12/20/2024		12/20/2024	194.20
105187B	Vehicles	Paid by Check #50209		11/05/2024	12/20/2024	12/20/2024		12/20/2024	111.74
105210B	Vehicles	Paid by Check #50209		11/05/2024	12/20/2024	12/20/2024		12/20/2024	(197.52)
105237B	Vehicles	Paid by Check #50209		11/05/2024	12/20/2024	12/20/2024		12/20/2024	21.79
105248B	Vehicles	Paid by Check #50209		11/06/2024	12/20/2024	12/20/2024		12/20/2024	9.21
105439B	Vehicles	Paid by Check #50209		11/08/2024	12/20/2024	12/20/2024		12/20/2024	520.79
105660B	Vehicles	Paid by Check #50209		11/13/2024	12/20/2024	12/20/2024		12/20/2024	439.11
105669B	Vehicles	Paid by Check #50209		11/13/2024	12/20/2024	12/20/2024		12/20/2024	13.39
105698B	Vehicles	Paid by Check #50209		11/13/2024	12/20/2024	12/20/2024		12/20/2024	183.29
105720B	Vehicles	Paid by Check #50209		11/13/2024	12/20/2024	12/20/2024		12/20/2024	18.90
105754B	Vehicles	Paid by Check #50209		11/14/2024	12/20/2024	12/20/2024		12/20/2024	16.25
105813B	Vehicles	Paid by Check #50209		11/15/2024	12/20/2024	12/20/2024		12/20/2024	82.80
105827B	Vehicles	Paid by Check #50209		11/15/2024	12/20/2024	12/20/2024		12/20/2024	(58.59)
105876B	Vehicles	Paid by Check #50209		11/18/2024	12/20/2024	12/20/2024		12/20/2024	31.55
105889B	Vehicles	Paid by Check #50209		11/18/2024	12/20/2024	12/20/2024		12/20/2024	18.43
105904B	Vehicles	Paid by Check #50209		11/18/2024	12/20/2024	12/20/2024		12/20/2024	143.11
106028B	Vehicles	Paid by Check #50209		11/20/2024	12/20/2024	12/20/2024		12/20/2024	16.26
106228B	Vehicles	Paid by Check #50209		11/25/2024	12/20/2024	12/20/2024		12/20/2024	908.05
106286B	Vehicles	Paid by Check #50209		11/26/2024	12/20/2024	12/20/2024		12/20/2024	13.55
106289B	Vehicles	Paid by Check #50209		11/26/2024	12/20/2024	12/20/2024		12/20/2024	13.55
106327B	Vehicles	Paid by Check #50209		11/26/2024	12/20/2024	12/20/2024		12/20/2024	45.56
Vendor 884 - Napa Auto Parts Totals							Invoices	21	\$2,545.42
Vendor 392 - O'Reilly Auto Parts									
3641-229475	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	52.95
3641-229479	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	12.48
3641-229487	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	93.72
3641-229488	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	9.77
3641-229495	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	22.68
3641-229540	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	42.17
3641-229570	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	45.96
3641-229572	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	122.81
3641-229586	Vehicles	Paid by Check #50210		10/31/2024	12/20/2024	12/20/2024		12/20/2024	220.26
3641-230512	Vehicles	Paid by Check #50210		11/05/2024	12/20/2024	12/20/2024		12/20/2024	19.53
3641-230596	Vehicles	Paid by Check #50210		11/05/2024	12/20/2024	12/20/2024		12/20/2024	18.65
3641-230718	Vehicles	Paid by Check #50210		11/06/2024	12/20/2024	12/20/2024		12/20/2024	51.66
3641-231019	Vehicles	Paid by Check #50210		11/07/2024	12/20/2024	12/20/2024		12/20/2024	5.20
3641-231036	Vehicles	Paid by Check #50210		11/08/2024	12/20/2024	12/20/2024		12/20/2024	11.41
3641-231874	Vehicles	Paid by Check #50210		11/12/2024	12/20/2024	12/20/2024		12/20/2024	60.67
3641-232055	Vehicles	Paid by Check #50210		11/13/2024	12/20/2024	12/20/2024		12/20/2024	175.89
3641-232090	Vehicles	Paid by Check #50210		11/13/2024	12/20/2024	12/20/2024		12/20/2024	91.00
3641-232091	Vehicles	Paid by Check #50210		11/13/2024	12/20/2024	12/20/2024		12/20/2024	57.35



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3641-232403	Vehicles	Paid by Check #50210		11/14/2024	12/20/2024	12/20/2024		12/20/2024	31.18
3641-232433	Vehicles	Paid by Check #50210		11/15/2024	12/20/2024	12/20/2024		12/20/2024	(175.89)
3641-232521	Vehicles	Paid by Check #50210		11/15/2024	12/20/2024	12/20/2024		12/20/2024	35.25
3641-233103	Vehicles	Paid by Check #50210		11/18/2024	12/20/2024	12/20/2024		12/20/2024	7.78
3641-233598	Vehicles	Paid by Check #50210		11/20/2024	12/20/2024	12/20/2024		12/20/2024	5.20
3641-233639	Vehicles	Paid by Check #50210		11/21/2024	12/20/2024	12/20/2024		12/20/2024	68.45
3641-233817	Vehicles	Paid by Check #50210		11/22/2024	12/20/2024	12/20/2024		12/20/2024	34.42
3641-233818	Vehicles	Paid by Check #50210		11/22/2024	12/20/2024	12/20/2024		12/20/2024	93.65
3641-234422	Vehicles	Paid by Check #50210		11/25/2024	12/20/2024	12/20/2024		12/20/2024	151.92
3641-234482	Vehicles	Paid by Check #50210		11/25/2024	12/20/2024	12/20/2024		12/20/2024	32.31
3641-234603	Vehicles	Paid by Check #50210		11/26/2024	12/20/2024	12/20/2024		12/20/2024	100.55
3641-234614	Vehicles	Paid by Check #50210		11/26/2024	12/20/2024	12/20/2024		12/20/2024	270.58
3641-234838	Vehicles	Paid by Check #50210		11/27/2024	12/20/2024	12/20/2024		12/20/2024	42.68
Vendor 392 - O'Reilly Auto Parts Totals						Invoices	31		<u>\$1,812.24</u>
Vendor 142 - Office Depot BSD									
382173104001	Supplies	Paid by Check #50211		09/10/2024	12/20/2024	12/20/2024		12/20/2024	255.79
385334043001	Supplies	Paid by Check #50211		09/18/2024	12/20/2024	12/20/2024		12/20/2024	175.08
395289650001	Supplies	Paid by Check #50211		11/25/2024	12/20/2024	12/20/2024		12/20/2024	306.19
398495762001	Paper credit	Paid by Check #50211		12/02/2024	12/20/2024	12/20/2024		12/20/2024	(255.79)
Vendor 142 - Office Depot BSD Totals						Invoices	4		<u>\$481.27</u>
Vendor 76 - Pacific Gas & Electric									
5751498437612/24	PARKS-139 N K ST 10/28/24-11/25/24	Paid by Check #50218		11/27/2024	12/20/2024	12/20/2024		12/20/2024	50.74
6220088828712/24	PARKS-EL MONTE & MCKINLEY 10/24/24-11/21/24	Paid by Check #50219		11/27/2024	12/20/2024	12/20/2024		12/20/2024	23.82
6870376077412/24	PD - 11/05/2024 - 12/05/2024 Service	Paid by Check #50212		12/06/2024	12/20/2024	12/20/2024		12/20/2024	33.91
9624769219512/24	225 S L ST 11/05/24-12/05/24	Paid by Check #50214		12/06/2024	12/20/2024	12/20/2024		12/20/2024	236.01
1693144969412/24	PARKS-N/KAMM E/GREEN 11/06/24-12/06/24	Paid by Check #50215		12/07/2024	12/20/2024	12/20/2024		12/20/2024	201.01
7748430711912/24	PARKS-1133 S COLLEGE AVE 11/06/24-12/06/24	Paid by Check #50216		12/07/2024	12/20/2024	12/20/2024		12/20/2024	40.16
5683054506912/24	PD - 11/05/2024 - 12/05/2024 Service	Paid by Check #50213		12/09/2024	12/20/2024	12/20/2024		12/20/2024	5,599.88
7314274871112/24	PARKS- COR SYNDER-ELIZABETH 10/30/24-12/01/24	Paid by Check #50217		12/09/2024	12/20/2024	12/20/2024		12/20/2024	3,512.52
Vendor 76 - Pacific Gas & Electric Totals						Invoices	8		<u>\$9,698.05</u>
Vendor 7 - Pena's Disposal Services									
12/24 FOR 11/24	December 2024 Payment for November Monthly Disposal Charges	Paid by Check #50220		12/20/2024	12/20/2024	12/20/2024		12/20/2024	163,292.09
JANUARY 20025	January 2025 Contract Disposal Payment	Paid by Check #50220		01/01/2025	12/20/2024	12/20/2024		12/20/2024	60,000.00
Vendor 7 - Pena's Disposal Services Totals						Invoices	2		<u>\$223,292.09</u>



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Vendor 207 - Polydene Inc.									
1878722	polydyne clarifloc	Paid by Check #50221		11/06/2024	12/20/2024	12/20/2024		12/20/2024	10,073.33
		Vendor 207 - Polydene Inc. Totals					Invoices	1	\$10,073.33
Vendor 124 - Reedley Veterinary Hospital									
165	PD - November Disposal Service	Paid by Check #50222		12/09/2024	12/20/2024	12/20/2024		12/20/2024	289.00
		Vendor 124 - Reedley Veterinary Hospital Totals					Invoices	1	\$289.00
Vendor 1691 - Serviam by Wright LLP									
32799	740 Harvard-Services	Paid by Check #50223		12/01/2024	12/20/2024	12/20/2024		12/20/2024	2,771.00
		Vendor 1691 - Serviam by Wright LLP Totals					Invoices	1	\$2,771.00
Vendor 141 - Sirchie Finger Print Labs									
0673571-IN	PD - Patrol Supplies	Paid by Check #50224		12/09/2024	12/20/2024	12/20/2024		12/20/2024	191.93
		Vendor 141 - Sirchie Finger Print Labs Totals					Invoices	1	\$191.93
Vendor 86 - SWRCB									
WD-0281913	SWRCB 7/1/24 - 6/30/25 FACILITY ID 5SSO11224	Paid by Check #50225		12/04/2024	12/20/2024	12/20/2024		12/20/2024	3,945.00
WD-0282354	SWRCB 7/1/24 - 6/30/2025 facility id: 5D540101001	Paid by Check #50225		12/04/2024	12/20/2024	12/20/2024		12/20/2024	38,205.00
		Vendor 86 - SWRCB Totals					Invoices	2	\$42,150.00
Vendor 163 - TAG/AMS Inc.									
1368	Professional Services	Paid by Check #50226		11/15/2024	12/20/2024	12/20/2024		12/20/2024	65.00
		Vendor 163 - TAG/AMS Inc. Totals					Invoices	1	\$65.00
Vendor 1461 - Teleflex LLC									
9509297630	Supplies	Paid by Check #50227		12/04/2024	12/20/2024	12/20/2024		12/20/2024	1,443.05
		Vendor 1461 - Teleflex LLC Totals					Invoices	1	\$1,443.05
Vendor 2066 - Terminix Commercial									
454238956	FY24/25-Comm Srvcs.-Pest control services-Nov. 2024- Recreation	Paid by Check #50228		11/15/2024	12/20/2024	12/20/2024	12/10/2024	12/20/2024	91.00
454077680	PD - Pest Control Service	Paid by Check #50228		11/25/2024	12/20/2024	12/20/2024		12/20/2024	74.00
		Vendor 2066 - Terminix Commercial Totals					Invoices	2	\$165.00
Vendor 846 - Thomson Reuters - West									
851240714	PD - CA Penal Code 2025 Vol 1 & Vol 2	Paid by Check #50229		12/11/2024	12/20/2024	12/20/2024		12/20/2024	407.96
		Vendor 846 - Thomson Reuters - West Totals					Invoices	1	\$407.96
Vendor 426 - Tioga Solar Dinuba LLC									
1060411537	Tioga solar production 11/01/2024 - 11/30/2024	Paid by Check #50230		11/30/2024	12/20/2024	12/20/2024		12/20/2024	15,519.31
		Vendor 426 - Tioga Solar Dinuba LLC Totals					Invoices	1	\$15,519.31
Vendor 561 - America Trevino									
December 2024	Anthem Reimb 12/01/24- 12/31/24	Paid by Check #50231		12/10/2024	12/20/2024	12/20/2024		12/20/2024	296.80
		Vendor 561 - America Trevino Totals					Invoices	1	\$296.80
Vendor 49 - Tulare County									



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
20859	Miscellaneous	Paid by Check #50233		09/05/2024	12/20/2024	12/20/2024		12/20/2024	121.52
IN0220038	FY24/25-Senior Center-Food handling food prep permit	Paid by Check #50232		12/03/2024	12/20/2024	12/20/2024	12/12/2024	12/20/2024	377.00
Vendor 49 - Tulare County Totals							Invoices	2	\$498.52
Vendor 1098 - Tyler Technologies									
045-495370	Terminal Purchase PCI Service Fee	Paid by Check #50234		11/30/2024	12/20/2024	12/20/2024		12/20/2024	1,418.00
045-492133	Support & Licensing	Paid by Check #50234		12/15/2024	12/20/2024	12/20/2024		12/20/2024	97,111.98
Vendor 1098 - Tyler Technologies Totals							Invoices	2	\$98,529.98
Vendor 192 - UNUM Life Insurance Company of America									
1/01/25-01/31/25	0537123-001	Paid by Check #50235		12/17/2024	12/20/2024	12/20/2024		12/20/2024	14,955.19
Vendor 192 - UNUM Life Insurance Company of America Totals							Invoices	1	\$14,955.19
Vendor 273 - US Bank									
543316434	us bank PW copier charges	Paid by Check #50236		11/26/2024	12/20/2024	12/20/2024		12/20/2024	908.24
Vendor 273 - US Bank Totals							Invoices	1	\$908.24
Vendor 1702 - US Bank Corporate Payment System									
0391 12.11.24	CRYSTAL	Paid by EFT #3259		12/11/2024	12/20/2024	12/20/2024		12/20/2024	255.30
0417 12.11.24	MAYRA	Paid by EFT #3248		12/11/2024	12/20/2024	12/20/2024		12/20/2024	38.49
0425 12.11.24	ALEXIS	Paid by EFT #3274		12/11/2024	12/20/2024	12/20/2024		12/20/2024	220.37
0745 12.11.24	RECREATION	Paid by EFT #3256		12/11/2024	12/20/2024	12/20/2024		12/20/2024	676.25
0839 12.11.24	MARIA	Paid by EFT #3273		12/11/2024	12/20/2024	12/20/2024		12/20/2024	1,149.34
2158 12.11.24	HEATHER	Paid by EFT #3258		12/11/2024	12/20/2024	12/20/2024		12/20/2024	852.71
2192 12.11.24	MARICELA	Paid by EFT #3257		12/11/2024	12/20/2024	12/20/2024		12/20/2024	981.27
3091 12.11.24	KARINA	Paid by EFT #3250		12/11/2024	12/20/2024	12/20/2024		12/20/2024	180.00
3780 12.11.24	ELIJAH	Paid by EFT #3252		12/11/2024	12/20/2024	12/20/2024		12/20/2024	652.74
4228 12.11.24	DAVID	Paid by EFT #3269		12/11/2024	12/20/2024	12/20/2024		12/20/2024	240.00
4438 12.11.24	LUZ	Paid by EFT #3263		12/11/2024	12/20/2024	12/20/2024		12/20/2024	612.19
4533 12.11.24	STEPHANIE	Paid by EFT #3254		12/11/2024	12/20/2024	12/20/2024		12/20/2024	61.70
4584 12.11.24	LUPE	Paid by EFT #3249		12/11/2024	12/20/2024	12/20/2024		12/20/2024	310.70
4668 12.11.24	POLICE	Paid by EFT #3264		12/11/2024	12/20/2024	12/20/2024		12/20/2024	581.52
4970 12.11.24	MICHELE	Paid by EFT #3255		12/11/2024	12/20/2024	12/20/2024		12/20/2024	536.74
5366 12.11.24	PABLO	Paid by EFT #3268		12/11/2024	12/20/2024	12/20/2024		12/20/2024	276.25
5374 12.11.24	JACQUELINE	Paid by EFT #3260		12/11/2024	12/20/2024	12/20/2024		12/20/2024	90.00
6020 12.11.24	DENIS	Paid by EFT #3267		12/11/2024	12/20/2024	12/20/2024		12/20/2024	595.47
6393 12.11.24	BRANDON	Paid by EFT #3266		12/11/2024	12/20/2024	12/20/2024		12/20/2024	414.46
6401 12.11.24	CNG PUBLIC WORKS	Paid by EFT #3270		12/11/2024	12/20/2024	12/20/2024		12/20/2024	140.00
6619 12.11.24	JHO	Paid by EFT #3261		12/11/2024	12/20/2024	12/20/2024		12/20/2024	149.00
6999 12.11.24	STEVE	Paid by EFT #3265		12/11/2024	12/20/2024	12/20/2024		12/20/2024	2,013.75
7494 12.11.24	JOSHUA	Paid by EFT #3251		12/11/2024	12/20/2024	12/20/2024		12/20/2024	888.77
7580 12.11.24	PUBLIC WORKS	Paid by EFT #3275		12/11/2024	12/20/2024	12/20/2024		12/20/2024	8.00
7832 12.11.24	DANIEL	Paid by EFT #3272		12/11/2024	12/20/2024	12/20/2024		12/20/2024	833.62
7961 12.11.24	THAD	Paid by EFT #3262		12/11/2024	12/20/2024	12/20/2024		12/20/2024	754.39



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
8962 12.11.24	ELVA	Paid by EFT #3271		12/11/2024	12/20/2024	12/20/2024		12/20/2024	512.75
9993 12.11.24	LIBRADO	Paid by EFT #3253		12/11/2024	12/20/2024	12/20/2024		12/20/2024	297.87
Vendor 1702 - US Bank Corporate Payment System Totals							Invoices	28	\$14,323.65
Vendor 359 - Valero Marketing & Supply Company									
101535416	PD - Fuel Charges 11/07/2024 - 12/06/2024	Paid by EFT #3240		12/06/2024	12/20/2024	12/20/2024		12/20/2024	8,831.42
101535990	November 2024	Paid by EFT #3241		12/06/2024	12/20/2024	12/20/2024		12/20/2024	7,896.16
101536750	NOVEMBER 2024 FUEL	Paid by EFT #3276		12/20/2024	12/20/2024	12/20/2024		12/20/2024	8,262.24
Vendor 359 - Valero Marketing & Supply Company Totals							Invoices	3	\$24,989.82
Vendor 201 - Valley Farm Services, Inc.									
28485	valley farm rebuild lift cylinder	Paid by Check #50237		11/04/2024	12/20/2024	12/20/2024		12/20/2024	483.65
Vendor 201 - Valley Farm Services, Inc. Totals							Invoices	1	\$483.65
Vendor 21 - Vestis Services LLC									
5031501172	FY24/25-Parks-uniform allowance/safety supplies-Wk.12/12/24	Paid by Check #50238		12/11/2024	12/20/2024	12/20/2024	12/12/2024	12/20/2024	90.59
Vendor 21 - Vestis Services LLC Totals							Invoices	1	\$90.59
Vendor 297 - Vincent Communications, Inc.									
89336	Repairs	Paid by Check #50239		12/06/2024	12/20/2024	12/20/2024		12/20/2024	750.00
Vendor 297 - Vincent Communications, Inc. Totals							Invoices	1	\$750.00
Vendor 403 - Visalia Times-Delta									
TD0054706 12/24	PD - December 2024 Service	Paid by Check #50240		12/01/2024	12/20/2024	12/20/2024		12/20/2024	43.00
Vendor 403 - Visalia Times-Delta Totals							Invoices	1	\$43.00
Vendor 2062 - W & E Electric									
2411087	w & e park across orbit lanes checked main breaker	Paid by Check #50241		11/22/2024	12/20/2024	12/20/2024		12/20/2024	227.71
Vendor 2062 - W & E Electric Totals							Invoices	1	\$227.71
Vendor 2072 - Wells Fargo Vendor Financial Services LLC									
5032438127	PD - Copiers Lease	Paid by Check #50242		12/07/2024	12/20/2024	12/20/2024		12/20/2024	563.12
Vendor 2072 - Wells Fargo Vendor Financial Services LLC Totals							Invoices	1	\$563.12
Vendor 2080 - Xcitium Inc.									
42662535-34	Contractual	Paid by Check #50243		12/04/2024	12/20/2024	12/20/2024		12/20/2024	888.80
Vendor 2080 - Xcitium Inc. Totals							Invoices	1	\$888.80
Vendor 1313 - Yopez Plumbing									
10154	yepez roosevelt park	Paid by Check #50244		11/27/2024	12/20/2024	12/20/2024		12/20/2024	248.12
10205	yepez roosevelt park	Paid by Check #50244		12/04/2024	12/20/2024	12/20/2024		12/20/2024	180.00
Vendor 1313 - Yopez Plumbing Totals							Invoices	2	\$428.12
Vendor Sarah Glover									
Rfnd-BB25-Glover	FY24/2-Parks-Refund 2025 Basketball reg-Malakai Glover	Paid by Check #50245		12/11/2024	12/20/2024	12/20/2024	12/11/2024	12/20/2024	43.00
Vendor Sarah Glover Totals							Invoices	1	\$43.00
Grand Totals							Invoices	274	\$906,938.32



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Vendor 479 - Able Industries									
1124028	ABLE KAMM AVE - VASSAR SIDE OF RD CLEAN UP	Paid by Check #50247		11/30/2024	01/03/2025	01/03/2025		01/03/2025	560.00
Vendor 479 - Able Industries Totals							Invoices	1	\$560.00
Vendor 548 - Adamson Police Products									
INV426400	PD - Supplies / Juan Guzman	Paid by Check #50248		12/18/2024	01/03/2025	01/03/2025		01/03/2025	206.16
Vendor 548 - Adamson Police Products Totals							Invoices	1	\$206.16
Vendor 263 - Advantek Benefit Administrators									
12/30/24	FUNDING 12/30/24	Paid by Check #50246		12/30/2024	12/30/2024	12/30/2024		12/30/2024	200,686.90
Vendor 263 - Advantek Benefit Administrators Totals							Invoices	1	\$200,686.90
Vendor 1720 - Agee Construction Corporation									
2022-009	Hydrant Meter Deposit Refund	Paid by Check #50249		12/26/2024	01/03/2025	01/03/2025		01/03/2025	625.26
Vendor 1720 - Agee Construction Corporation Totals							Invoices	1	\$625.26
Vendor 1222 - Jose Aguayo Cruz									
SBSLI012025	PD- Sherman Block Supervisory Leadership Institute - Training	Paid by Check #50250		12/26/2024	01/03/2025	01/03/2025		01/03/2025	300.50
Vendor 1222 - Jose Aguayo Cruz Totals							Invoices	1	\$300.50
Vendor 1229 - Sergio Armando Alvarado									
Alvarado 10/1/24	Alvarado Planning Commission Meeting 10/1/24	Paid by Check #50251		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Alvarado 11/5/24	Alvarado Planning Commission Meeting 11/5/24	Paid by Check #50251		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Vendor 1229 - Sergio Armando Alvarado Totals							Invoices	2	\$50.00
Vendor 20 - Ameritas Life Insurance									
12/1/24-12/31/24	010-007745-00000	Paid by Check #50252		12/16/2024	01/03/2025	01/03/2025		01/03/2025	44,660.08
Vendor 20 - Ameritas Life Insurance Totals							Invoices	1	\$44,660.08
Vendor 2045 - Angel Armor, LLC									
INV12128	PD - Body Armor / Shawn Campbell & Rogelio Diaz	Paid by Check #50253		12/20/2024	01/03/2025	01/03/2025		01/03/2025	2,020.20
INV12359	PD - Tactical Carrier / Juan Guzman	Paid by Check #50253		12/23/2024	01/03/2025	01/03/2025		01/03/2025	849.86
Vendor 2045 - Angel Armor, LLC Totals							Invoices	2	\$2,870.06
Vendor 351 - Anthem Blue Cross									
000369915276	Harman 532W04713 1/1/25-1/31/25	Paid by Check #50258		12/04/2024	01/03/2025	01/03/2025		01/03/2025	164.90
000369916629	Hartley 919M97599 1/1/25-1/31/25	Paid by Check #50255		12/04/2024	01/03/2025	01/03/2025		01/03/2025	164.90
000372001709	Tyler 141A75193 1/1/25-1/31/25	Paid by Check #50257		12/07/2024	01/03/2025	01/03/2025		01/03/2025	282.18
000372060658	Hartley 925M97595 1/1/25-1/31/25	Paid by Check #50256		12/07/2024	01/03/2025	01/03/2025		01/03/2025	294.50
10526573	Miscellaneous	Paid by Check #50254		12/12/2024	01/03/2025	01/03/2025		01/03/2025	1,205.00
Vendor 351 - Anthem Blue Cross Totals							Invoices	5	\$2,111.48
Vendor 2165 - APADC									



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Thanksgiving 24	Thanksgiving Dinner 2024 Donation	Paid by Check #50259		11/24/2024	01/03/2025	01/03/2025		01/03/2025	1,000.00	
							Vendor 2165 - APADC Totals	Invoices	1	<u>\$1,000.00</u>
Vendor 2098 - Arthur & Orum Well Drilling Inc.										
3368	Arthur & Orum Well Drilling- Well 21 Payment #6 Final Payment	Paid by Check #50260		12/17/2024	01/03/2025	01/03/2025		01/03/2025	73,672.50	
3369	Arthur & Orum Well Drilling- Well 21 Retention	Paid by Check #50261		12/17/2024	01/03/2025	01/03/2025		01/03/2025	31,351.95	
							Vendor 2098 - Arthur & Orum Well Drilling Inc. Totals	Invoices	2	<u>\$105,024.45</u>
Vendor 17 - AT&T										
939105474012/24	PD - 11/11/2024 - 12/10/2024 Billing Charges	Paid by Check #50262		12/11/2024	01/03/2025	01/03/2025		01/03/2025	310.47	
939105473612/24	PD - 11/20/2024 - 12/19/2024 Billing Charges	Paid by Check #50263		12/20/2024	01/03/2025	01/03/2025		01/03/2025	131.37	
							Vendor 17 - AT&T Totals	Invoices	2	<u>\$441.84</u>
Vendor 596 - Michael Banks										
CPR	Reimbursement	Paid by Check #50264		12/26/2024	01/03/2025	01/03/2025		01/03/2025	36.00	
							Vendor 596 - Michael Banks Totals	Invoices	1	<u>\$36.00</u>
Vendor 65 - Banner Pest Control										
219137	PD - Removal of Pigeons Downtown	Paid by Check #50265		12/05/2024	01/03/2025	01/03/2025		01/03/2025	75.00	
219268	PD - Removal of Pigeons Downtown	Paid by Check #50265		12/17/2024	01/03/2025	01/03/2025		01/03/2025	75.00	
							Vendor 65 - Banner Pest Control Totals	Invoices	2	<u>\$150.00</u>
Vendor 1393 - Estevan Benavides										
Benavides10/1/24	Benavides 10/1/24 Planning Commission Meeting	Paid by Check #50266		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00	
Benavides11/5/24	Benavides 11/5/24 Planning Commission Meeting	Paid by Check #50266		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00	
							Vendor 1393 - Estevan Benavides Totals	Invoices	2	<u>\$50.00</u>
Vendor 822 - Boundtree Medical LLC										
85584739	Supplies	Paid by Check #50267		12/09/2024	01/03/2025	01/03/2025		01/03/2025	132.38	
85584740	Supplies	Paid by Check #50267		12/09/2024	01/03/2025	01/03/2025		01/03/2025	169.64	
85592691	Supplies	Paid by Check #50267		12/16/2024	01/03/2025	01/03/2025		01/03/2025	650.80	
85596135	Supplies	Paid by Check #50267		12/18/2024	01/03/2025	01/03/2025		01/03/2025	647.07	
							Vendor 822 - Boundtree Medical LLC Totals	Invoices	4	<u>\$1,599.89</u>
Vendor 2092 - California PPE Recon Inc										
2196	Turnout Cleaning	Paid by Check #50268		12/19/2024	01/03/2025	01/03/2025		01/03/2025	3,350.50	
							Vendor 2092 - California PPE Recon Inc Totals	Invoices	1	<u>\$3,350.50</u>
Vendor 94 - California Public Employees Retirement										
11/17-11/30/24	11/17/2024-11/30/2024	Paid by EFT #3283		01/02/2025	01/03/2025	01/03/2025		01/03/2025	105,489.74	
17760320	RBC 2025	Paid by EFT #3282		01/02/2025	01/03/2025	01/03/2025		01/03/2025	14,125.32	
2025-00000221	31 - 457 - Employee CalPERS \$*	Paid by EFT #3281		01/02/2025	01/03/2025	01/03/2025		01/03/2025	9,713.90	
							Vendor 94 - California Public Employees Retirement Totals	Invoices	3	<u>\$129,328.96</u>



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
Vendor 305 - Cartozian Air Conditioning and Heating Inc.									
20435	cartozian waste water	Paid by Check #50269		12/02/2024	01/03/2025	01/03/2025		01/03/2025	1,000.00
20436	FY24/25-CS-CPR Facility- Winter/heating maint. 2024	Paid by Check #50269		12/03/2024	01/03/2025	01/03/2025	12/23/2024	01/03/2025	1,000.00
20441	cartozian public works	Paid by Check #50269		12/04/2024	01/03/2025	01/03/2025		01/03/2025	1,000.00
Vendor 305 - Cartozian Air Conditioning and Heating Inc. Totals							Invoices	3	\$3,000.00
Vendor 1201 - Alberto Cendejas II									
Cendejas 10/1/24	Cendejas 10/1/24 Planning Commission Meeting	Paid by Check #50270		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Cendejas 11/5/24	Cendejas 11/5/24 Planning Commission Meeting	Paid by Check #50270		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Vendor 1201 - Alberto Cendejas II Totals							Invoices	2	\$50.00
Vendor 246 - Central San Joaquin Valley Risk Management Auth.									
INV0164	2024/2025 3rd Quarter WC/Liability Program	Paid by Check #50271		12/16/2024	01/03/2025	01/03/2025		01/03/2025	429,538.00
Vendor 246 - Central San Joaquin Valley Risk Management Auth. Totals							Invoices	1	\$429,538.00
Vendor 8 - City of Dinuba									
PettyCash Jan/25	Special Petty Cash-Jho	Paid by EFT #3280		01/03/2025	01/03/2025	01/03/2025		01/03/2025	400.00
Vendor 8 - City of Dinuba Totals							Invoices	1	\$400.00
Vendor 1811 - Clark Bros., INC									
2022-004	Hydrant Meter Deposit Refund	Paid by Check #50272		12/26/2024	01/03/2025	01/03/2025		01/03/2025	750.00
Vendor 1811 - Clark Bros., INC Totals							Invoices	1	\$750.00
Vendor 274 - Code Publishing Company									
GCI0015188	Municipal Code- Web Update	Paid by Check #50273		08/21/2024	01/03/2025	01/03/2025		01/03/2025	1,557.50
GCI0015480	Municipal Code-Cumulative Supplement	Paid by Check #50273		09/20/2024	01/03/2025	01/03/2025		01/03/2025	710.50
Vendor 274 - Code Publishing Company Totals							Invoices	2	\$2,268.00
Vendor 170 - Comcast									
0148160 12/11/24	PKS 1390 E ELIZABETH WAY OFC	Paid by Check #50274		12/11/2024	01/03/2025	01/03/2025		01/03/2025	505.97
0148178 12/12/24	PD 680 S ALTA AVE OFC	Paid by Check #50275		12/12/2024	01/03/2025	01/03/2025		01/03/2025	590.43
Vendor 170 - Comcast Totals							Invoices	2	\$1,096.40
Vendor 910 - Timothy S. Conklin									
CONKLIN 10/1/24	Conklin 10/1/24 Planning Commission Meeting	Paid by Check #50276		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Conklin 11/5/24	Conklin 11/5/24 Planning Commission Meeting	Paid by Check #50276		12/26/2024	01/03/2025	01/03/2025		01/03/2025	25.00
Vendor 910 - Timothy S. Conklin Totals							Invoices	2	\$50.00
Vendor 1035 - De Lage Landen Public Finance									
83370893	Dec/Jan 2025	Paid by EFT #3278		12/21/2024	01/03/2025	01/03/2025		01/03/2025	428.91
Vendor 1035 - De Lage Landen Public Finance Totals							Invoices	1	\$428.91
Vendor 2081 - Dod Construction LTD									
7-22494	DOD Construction Viscaya Park	Paid by Check #50277		12/12/2024	01/03/2025	01/03/2025		01/03/2025	644,706.86
Vendor 2081 - Dod Construction LTD Totals							Invoices	1	\$644,706.86



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
Vendor 1596 - Don Berry Construction, Inc.									
2024-006	Hydrate meter deposit refund	Paid by Check #50278		12/26/2024	01/03/2025	01/03/2025			792.77
		Vendor 1596 - Don Berry Construction, Inc. Totals					Invoices	1	<u>\$792.77</u>
Vendor 1591 - Environment Control									
26485-299	environment control city of Dinuba	Paid by Check #50279		12/01/2024	01/03/2025	01/03/2025			11,452.00
		Vendor 1591 - Environment Control Totals					Invoices	1	<u>\$11,452.00</u>
Vendor 395 - Environmental Concepts									
224202	environmental concepts NUVO SPEC PL2	Paid by Check #50280		11/05/2024	01/03/2025	01/03/2025			3,623.90
		Vendor 395 - Environmental Concepts Totals					Invoices	1	<u>\$3,623.90</u>
Vendor 1918 - Erene Soliman, Psychologist Inc									
DEC2024	PD - Psychological Evaluation Service - D. Mora	Paid by Check #50281		12/31/2024	01/03/2025	01/03/2025			450.00
		Vendor 1918 - Erene Soliman, Psychologist Inc Totals					Invoices	1	<u>\$450.00</u>
Vendor 1200 - Linda Faust									
Faust 10/1/24	Faust Planning Commission Meeting 10/1/24	Paid by Check #50282		12/26/2024	01/03/2025	01/03/2025			25.00
Faust 11/5/24	Faust Planning Commission Meeting 11/5/24	Paid by Check #50282		12/26/2024	01/03/2025	01/03/2025			25.00
		Vendor 1200 - Linda Faust Totals					Invoices	2	<u>\$50.00</u>
Vendor 2064 - Ferguson Enterprises, LLC									
0016757	ferguson new development	Paid by Check #50283		10/30/2024	01/03/2025	01/03/2025			65,377.76
0017357	ferguson meter expedite	Paid by Check #50283		10/30/2024	01/03/2025	01/03/2025			6,876.73
		Vendor 2064 - Ferguson Enterprises, LLC Totals					Invoices	2	<u>\$72,254.49</u>
Vendor 18 - The Gas Company									
1683513818712/24	SOCALGAS- 180 W Merced St Unit A	Paid by Check #50284		12/06/2024	01/03/2025	01/03/2025			94.82
		Vendor 18 - The Gas Company Totals					Invoices	1	<u>\$94.82</u>
Vendor 252 - Geil Enterprises, Inc.									
456636	PD - Jan - Mar 2025 Entre Access Software Support	Paid by Check #50285		01/01/2025	01/03/2025	01/03/2025			105.00
		Vendor 252 - Geil Enterprises, Inc. Totals					Invoices	1	<u>\$105.00</u>
Vendor 1351 - Grant's AC & Heating Inc.									
6890-1	PD Main Server Room A/C	Paid by Check #50286		12/23/2024	01/03/2025	01/03/2025			7,950.00
		Vendor 1351 - Grant's AC & Heating Inc. Totals					Invoices	1	<u>\$7,950.00</u>
Vendor 496 - The Hanover Insurance Company									
12/7/2024	RHF A044134 7/1/24-7/1/25	Paid by Check #50287		12/07/2024	01/03/2025	01/03/2025			16,218.00
		Vendor 496 - The Hanover Insurance Company Totals					Invoices	1	<u>\$16,218.00</u>
Vendor 1431 - Patricia Hartman									
January 2025	Anthem Reimb 1/1/25-1/31/25	Paid by Check #50288		12/27/2024	01/03/2025	01/03/2025			164.90
		Vendor 1431 - Patricia Hartman Totals					Invoices	1	<u>\$164.90</u>
Vendor 174 - Howard's Pest Control									



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127001	Howards Pest- Transit Center	Paid by Check #50289		12/02/2024	01/03/2025	01/03/2025			75.00
			Vendor 174 - Howard's Pest Control Totals			Invoices	1		\$75.00
Vendor 1721 - Image 2000 Fresno									
Reissue 705210	Contractual	Paid by Check #50290		07/31/2024	01/03/2025	01/03/2025		01/03/2025	52.05
739364	PD - Copiers Supplies Freight Charges	Paid by Check #50290		12/23/2024	01/03/2025	01/03/2025		01/03/2025	15.65
			Vendor 1721 - Image 2000 Fresno Totals			Invoices	2		\$67.70
Vendor 444 - Jim Crawford Construction, Co.									
2023-014	Hydrant Meter Deposit Refund	Paid by Check #50291		12/26/2024	01/03/2025	01/03/2025		01/03/2025	131.25
			Vendor 444 - Jim Crawford Construction, Co. Totals			Invoices	1		\$131.25
Vendor 5 - Jorgensen & Co.									
6166271	jorgensen backflow preventor annual	Paid by Check #50292		12/10/2024	01/03/2025	01/03/2025		01/03/2025	3,035.86
			Vendor 5 - Jorgensen & Co. Totals			Invoices	1		\$3,035.86
Vendor 115 - Kesting Welding									
496121	kesting wwrf	Paid by Check #50293		10/28/2024	01/03/2025	01/03/2025		01/03/2025	150.00
			Vendor 115 - Kesting Welding Totals			Invoices	1		\$150.00
Vendor 216 - Key Design Locksmithing									
17344	FY24/25-Parks-CPR Facility-GLS door closer-repair/maint.	Paid by Check #50294		12/12/2024	01/03/2025	01/03/2025	12/27/2024	01/03/2025	368.94
17345	FY24/25-Comm. Svcs. CPR Facility-Metal door/water heater	Paid by Check #50294		12/12/2024	01/03/2025	01/03/2025	12/27/2024	01/03/2025	2,133.67
			Vendor 216 - Key Design Locksmithing Totals			Invoices	2		\$2,502.61
Vendor 1403 - Kings Industrial Occupational Medical Center, Inc.									
264623	Contractual	Paid by Check #50295		12/11/2024	01/03/2025	01/03/2025		01/03/2025	180.00
			Vendor 1403 - Kings Industrial Occupational Medical Center, Inc. Totals			Invoices	1		\$180.00
Vendor 449 - Les Schwab Tire Centers of Central California									
55100354374	les schwab pd-25	Paid by Check #50296		12/19/2024	01/03/2025	01/03/2025		01/03/2025	668.69
			Vendor 449 - Les Schwab Tire Centers of Central California Totals			Invoices	1		\$668.69
Vendor 89 - Liebert Cassidy Whitmore									
282073	DI030-00030	Paid by Check #50297		11/30/2024	01/03/2025	01/03/2025		01/03/2025	5,918.00
282074	DI030-00023	Paid by Check #50297		11/30/2024	01/03/2025	01/03/2025		01/03/2025	306.00
282075	DI030-00001	Paid by Check #50297		11/30/2024	01/03/2025	01/03/2025		01/03/2025	1,170.00
282076	DI030-00031	Paid by Check #50297		11/30/2024	01/03/2025	01/03/2025		01/03/2025	1,597.00
			Vendor 89 - Liebert Cassidy Whitmore Totals			Invoices	4		\$8,991.00
Vendor 2116 - MAG ENGINEERING, INC.									
24081-2	MAG Engineering Strand Theater Demolition Payment #2	Paid by Check #50298		12/16/2024	01/03/2025	01/03/2025		01/03/2025	309,700.00
24081-3	MAG Engineering Strand Theater Demolition Payment #3 Retention	Paid by Check #50299		12/16/2024	01/03/2025	01/03/2025		01/03/2025	28,175.00
			Vendor 2116 - MAG ENGINEERING, INC. Totals			Invoices	2		\$337,875.00
Vendor 1723 - Matson Alarm Co, Inc.									



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5660812	FY24/25-Sportsplex-Alarm monitoring/service 1/1/25-3/31/25	Paid by Check #50300		12/20/2024	01/03/2025	01/03/2025	12/27/2024	01/03/2025	110.77
5671215	CH 1/1/25-131/25	Paid by Check #50300		01/01/2025	01/03/2025	01/03/2025		01/03/2025	128.62
		Vendor 1723 - Matson Alarm Co, Inc. Totals					Invoices	2	<u>\$239.39</u>
Vendor 1797 - David Mendoza									
December 2024	Anthem Reimb 12/01/24-12/31/24	Paid by Check #50301		12/27/2024	01/03/2025	01/03/2025		01/03/2025	303.52
		Vendor 1797 - David Mendoza Totals					Invoices	1	<u>\$303.52</u>
Vendor 1931 - MissionSquare Plan Services									
2025-00000216	30 - 457 - Employee MissionSquare \$*	Paid by EFT #3247		01/02/2025	01/02/2025	01/02/2025		01/02/2025	3,440.44
		Vendor 1931 - MissionSquare Plan Services Totals					Invoices	1	<u>\$3,440.44</u>
Vendor 589 - Rosa Montanez									
January 2025	Anthem Reimb 1/1/25-1/31/25	Paid by Check #50302		12/27/2024	01/03/2025	01/03/2025		01/03/2025	351.88
		Vendor 589 - Rosa Montanez Totals					Invoices	1	<u>\$351.88</u>
Vendor 22 - Moore Twining Associates Inc.									
4149226	moore in-house	Paid by Check #50303		12/24/2024	01/03/2025	01/03/2025		01/03/2025	94.00
4149246	MOORE DRINKING WATER MONITORING	Paid by Check #50303		12/24/2024	01/03/2025	01/03/2025		01/03/2025	100.00
		Vendor 22 - Moore Twining Associates Inc. Totals					Invoices	2	<u>\$194.00</u>
Vendor 899 - NBS									
202412-3954	Professional Services from Jan. 1, 2025-March 31, 2025	Paid by Check #50304		12/20/2024	01/03/2025	01/03/2025		01/03/2025	8,066.37
		Vendor 899 - NBS Totals					Invoices	1	<u>\$8,066.37</u>
Vendor 142 - Office Depot BSD									
401798122001	Office Supplies - Office Depot	Paid by Check #50305		12/11/2024	01/03/2025	01/03/2025		01/03/2025	384.05
402917079001	Miscellaneous	Paid by Check #50305		12/11/2024	01/03/2025	01/03/2025		01/03/2025	147.38
		Vendor 142 - Office Depot BSD Totals					Invoices	2	<u>\$531.43</u>
Vendor 1708 - James Olvera									
January 2025	Anthem Reimb 1/1/25-1/31/25	Paid by Check #50306		12/27/2024	01/03/2025	01/03/2025		01/03/2025	344.65
		Vendor 1708 - James Olvera Totals					Invoices	1	<u>\$344.65</u>
Vendor 76 - Pacific Gas & Electric									
2459149581711-24	PW SW SW 7-16-24	Paid by Check #50307		11/26/2024	01/03/2025	01/03/2025		01/03/2025	1,576.58
0571296382511/24	2999 W EL MONTE WAY	Paid by Check #50309		11/27/2024	01/03/2025	01/03/2025		01/03/2025	137.05
1416294094511/24	PW 389 W EL MONTE WAY	Paid by Check #50312		11/27/2024	01/03/2025	01/03/2025		01/03/2025	80.24
7149346409411/24	PW EUCLID S/LINDARA	Paid by Check #50322		11/27/2024	01/03/2025	01/03/2025		01/03/2025	1,492.08
8633990399812/24	PW WELL #14 SIERRA WAY	Paid by Check #50308		12/02/2024	01/03/2025	01/03/2025		01/03/2025	23.82
1344455159512/24	PW NW COR M & VENTURA AVE	Paid by Check #50310		12/06/2024	01/03/2025	01/03/2025		01/03/2025	89.59
2104753778812/24	PW 155 W MERCED AVE	Paid by Check #50314		12/06/2024	01/03/2025	01/03/2025		01/03/2025	133.42
2509717364212/24	L & M ALLEY @ FRESNO ST	Paid by Check #50325		12/06/2024	01/03/2025	01/03/2025		01/03/2025	92.60
4475716051812/24	PGE 180 W MERCED STE A 11/5/24-12/05/24	Paid by Check #50326		12/06/2024	01/03/2025	01/03/2025		01/03/2025	649.11



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6058049267012/24	PW 148 S M ST	Paid by Check #50319		12/06/2024	01/03/2025	01/03/2025		01/03/2025	59.86
7681012419812/24	PGE 180 W MERCED STE C 11/05/24-12/05/24	Paid by Check #50327		12/06/2024	01/03/2025	01/03/2025		01/03/2025	169.86
8607273249712/24	PKS 1001 E EL PASO AVE 11/05/24-12/05/24	Paid by Check #50335		12/06/2024	01/03/2025	01/03/2025		01/03/2025	35.23
9750865237312/24	PGE 180 W MERCED STE B 11/05/24-12/5/24	Paid by Check #50328		12/06/2024	01/03/2025	01/03/2025		01/03/2025	180.06
5167308560412/24	PW S/E KAMM & ALTA	Paid by Check #50318		12/07/2024	01/03/2025	01/03/2025		01/03/2025	121.96
6724721106212/24	PW TULARE & L ST	Paid by Check #50321		12/07/2024	01/03/2025	01/03/2025		01/03/2025	165.18
6766387770112/24	PW TULARE & L ST	Paid by Check #50320		12/07/2024	01/03/2025	01/03/2025		01/03/2025	136.36
1349716235712/24	PW KAMM & GREEN AVE	Paid by Check #50311		12/09/2024	01/03/2025	01/03/2025		01/03/2025	8,731.73
3547447107112/24	420 E TULARE ST 11/5/24- 12/5/2024	Paid by Check #50339		12/09/2024	01/03/2025	01/03/2025		01/03/2025	1,168.26
4964113683012/24	PW MILSAP & MYRTLE ALLEY	Paid by Check #50316		12/09/2024	01/03/2025	01/03/2025		01/03/2025	135.75
5027356573412/24	PW RANDLE AVE	Paid by Check #50317		12/09/2024	01/03/2025	01/03/2025		01/03/2025	82.07
6021181187612/24	PKS 201 N URUJAPAN WAY 11/05/24-12/05/24	Paid by Check #50332		12/09/2024	01/03/2025	01/03/2025		01/03/2025	1,745.03
6183054474012/24	496 E TULARE ST 11/5/24- 12/5/24	Paid by Check #50340		12/09/2024	01/03/2025	01/03/2025		01/03/2025	1,490.34
1557710974512/24	PKS 1851 E KAMM AVE 11/07/24- 12/08/24	Paid by Check #50331		12/10/2024	01/03/2025	01/03/2025		01/03/2025	2,352.13
8474719951512/24	PW ALTA & KAMM AVE	Paid by Check #50324		12/10/2024	01/03/2025	01/03/2025		01/03/2025	104.64
8744095279112/24	PW 301 E KAMM AVE	Paid by Check #50323		12/10/2024	01/03/2025	01/03/2025		01/03/2025	34.99
1561888272212/24	PW 5586 AVE 416	Paid by Check #50313		12/11/2024	01/03/2025	01/03/2025		01/03/2025	140.09
2946520700812/24	L&L 1150 S CRAWFORD 11/07/24- 12/08/24	Paid by Check #50329		12/11/2024	01/03/2025	01/03/2025		01/03/2025	150.24
3380779542312/24	PW 2007 N CRAWFORD AVE	Paid by Check #50315		12/11/2024	01/03/2025	01/03/2025		01/03/2025	2,383.32
8319024072712/24	PKS SW SW 16-16-24 11/07/24- 12/08/24	Paid by Check #50333		12/11/2024	01/03/2025	01/03/2025		01/03/2025	22.93
4323390246912/24	CITRUS HEIGHTS VENTURA & O ST 11/14/24-12/13/24	Paid by Check #50330		12/13/2024	01/03/2025	01/03/2025		01/03/2025	80.57
8543598174212/24	PKS SUGAR PLUM ESTATES 11/14/24-12/13/24	Paid by Check #50334		12/13/2024	01/03/2025	01/03/2025		01/03/2025	349.55
9018373735312/24	PKS DUNMORE HOMES VISCAYA 11/14/24-12/13/24	Paid by Check #50336		12/13/2024	01/03/2025	01/03/2025		01/03/2025	1,187.87
9196176758812/24	PKS L&L SIERRA WAY & BUENA VISTA AVE 11/14/24-12/13/24	Paid by Check #50337		12/13/2024	01/03/2025	01/03/2025		01/03/2025	123.20
3166578419012/24	PW 3007 W KAMM AVE 11/15/24- 12/6/24	Paid by Check #50338		12/17/2024	01/03/2025	01/03/2025		01/03/2025	77.92
		Vendor 76 - Pacific Gas & Electric Totals				Invoices	34		\$25,503.63
		Vendor 7 - Pena's Disposal Services							
855486	FY24/25-Parks-Yard waste disposal fees-Vuich Park	Paid by Check #50341		12/16/2024	01/03/2025	01/03/2025	12/17/2024	01/03/2025	415.82
855492	penas sweeper dirt/disposal	Paid by Check #50341		12/16/2024	01/03/2025	01/03/2025		01/03/2025	3,456.26
		Vendor 7 - Pena's Disposal Services Totals				Invoices	2		\$3,872.08



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Vendor 207 - Polydene Inc.									
1886407	Polydyne Dinuba WWRP	Paid by Check #50342		12/09/2024	01/03/2025	01/03/2025		01/03/2025	10,073.33
		Vendor 207 - Polydene Inc. Totals					Invoices	1	\$10,073.33
Vendor 688 - Rogelio Ramirez									
December 2024	Anthem Reimb 12/01/24-12/31/24	Paid by Check #50343		12/27/2024	01/03/2025	01/03/2025		01/03/2025	359.59
		Vendor 688 - Rogelio Ramirez Totals					Invoices	1	\$359.59
Vendor 350 - Ridge Creek DInuba Golf Club									
1559	PD - Holiday Luncheon / 12/18/2024	Paid by Check #50344		12/22/2024	01/03/2025	01/03/2025		01/03/2025	4,101.30
12/26/24	Overpayment of business license renewal for FY 23/24	Paid by Check #50344		12/26/2024	01/03/2025	01/03/2025		01/03/2025	957.46
		Vendor 350 - Ridge Creek DInuba Golf Club Totals					Invoices	2	\$5,058.76
Vendor 1677 - Rodeo Wild West									
007946	rodeo wild west Gonzalo Ruiz 1st pair 24/25	Paid by Check #50345		12/15/2024	01/03/2025	01/03/2025		01/03/2025	200.00
007950	FY24/25-Parks-Uniform Allowance-boots-Gilbert Mendoza	Paid by Check #50345		12/18/2024	01/03/2025	01/03/2025	12/19/2024	01/03/2025	194.21
		Vendor 1677 - Rodeo Wild West Totals					Invoices	2	\$394.21
Vendor 42 - Scout Specialties									
181720	scout specialties supplies	Paid by Check #50346		12/10/2024	01/03/2025	01/03/2025		01/03/2025	85.28
		Vendor 42 - Scout Specialties Totals					Invoices	1	\$85.28
Vendor 2058 - SESAC LLC									
10790152	FY24/25-CS/Special Events - Music Licensing - 1/1/25-12/31/25	Paid by Check #50347		01/01/2025	01/03/2025	01/03/2025	12/27/2024	01/03/2025	1,217.00
		Vendor 2058 - SESAC LLC Totals					Invoices	1	\$1,217.00
Vendor 957 - Shred-It USA LLC									
8009274079	PD - Shred-it Service	Paid by Check #50348		12/18/2024	01/03/2025	01/03/2025		01/03/2025	158.85
		Vendor 957 - Shred-It USA LLC Totals					Invoices	1	\$158.85
Vendor 214 - Stericycle, Inc.									
8009279739	Supplies	Paid by Check #50349		12/18/2024	01/03/2025	01/03/2025		01/03/2025	164.16
		Vendor 214 - Stericycle, Inc. Totals					Invoices	1	\$164.16
Vendor 163 - TAG/AMS Inc.									
1741	Contractual	Paid by Check #50350		12/15/2024	01/03/2025	01/03/2025		01/03/2025	175.00
		Vendor 163 - TAG/AMS Inc. Totals					Invoices	1	\$175.00
Vendor 846 - Thomson Reuters - West									
851239469	PD - CA Evidence Code 2025	Paid by Check #50351		12/16/2024	01/03/2025	01/03/2025		01/03/2025	80.29
		Vendor 846 - Thomson Reuters - West Totals					Invoices	1	\$80.29
Vendor 529 - Todd Companies									
2023-005	Todd Companies- Hydrant Meter Deposit Refund	Paid by Check #50352		12/26/2024	01/03/2025	01/03/2025		01/03/2025	750.00
		Vendor 529 - Todd Companies Totals					Invoices	1	\$750.00



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount	
Vendor 1633 - Toyota Industries Commercial Finance, Inc.										
4004319600	toyota lease	Paid by Check #50353		12/16/2024	01/03/2025	01/03/2025		01/03/2025	950.73	
						Vendor 1633 - Toyota Industries Commercial Finance, Inc. Totals		Invoices	1	<u>\$950.73</u>
Vendor 1352 - Trizetto Provider Solutions, LLC										
3025122400	Service Month December 2024	Paid by Check #50354		12/01/2024	01/03/2025	01/03/2025		01/03/2025	225.64	
						Vendor 1352 - Trizetto Provider Solutions, LLC Totals		Invoices	1	<u>\$225.64</u>
Vendor 49 - Tulare County										
NOAT II	National Opioid Abatement Trust II	Paid by Check #50355		12/27/2024	01/03/2025	01/03/2025		01/03/2025	1,281.89	
						Vendor 49 - Tulare County Totals		Invoices	1	<u>\$1,281.89</u>
Vendor 273 - US Bank										
12/19/2024	Safe Drinking Water State Revolving Fund	Paid by EFT #3277		12/19/2024	12/30/2024	12/30/2024		12/30/2024	224,124.99	
8693601312452	FY24/25-Parks-CNG fuel- Parks staff vehicles-Dec. 2024	Paid by Check #50356		12/24/2024	01/03/2025	01/03/2025	12/30/2024	01/03/2025	376.61	
						Vendor 273 - US Bank Totals		Invoices	2	<u>\$224,501.60</u>
Vendor 1702 - US Bank Corporate Payment System										
4210 12/11/2024	Michelle	Paid by EFT #3279		12/11/2024	12/20/2024	12/20/2024		01/03/2025	1,577.00	
5855 12/11/2024	Dustin	Paid by EFT #3279		12/11/2024	12/20/2024	12/20/2024		01/03/2025	204.99	
6510 12/11/2024	Joanne	Paid by EFT #3279		12/11/2024	12/20/2024	12/20/2024		01/03/2025	1,177.81	
						Vendor 1702 - US Bank Corporate Payment System Totals		Invoices	3	<u>\$2,959.80</u>
Vendor 1682 - USA Shade & Fabric Structures										
90709-04	USA Shade Structure	Paid by Check #50357		12/18/2024	01/03/2025	01/03/2025		01/03/2025	61,645.19	
						Vendor 1682 - USA Shade & Fabric Structures Totals		Invoices	1	<u>\$61,645.19</u>
Vendor 354 - Verizon Wireless										
6100609294	Verizon pw	Paid by Check #50358		12/07/2024	01/03/2025	01/03/2025		01/03/2025	1,131.80	
6100787278	PD - 11/11/2024 - 12/10/2024 Billing Charges	Paid by Check #50362		12/10/2024	01/03/2025	01/03/2025		01/03/2025	2,259.00	
6101044854	Nov/Dec 2024	Paid by Check #50364		12/12/2024	01/03/2025	01/03/2025		01/03/2025	394.24	
6101150522	VERIZON ADMIN	Paid by Check #50359		12/14/2024	01/03/2025	01/03/2025		01/03/2025	504.13	
6101150523	FY24/25-PCS-Multiple divisions-cell phone service	Paid by Check #50365		12/14/2024	01/03/2025	01/03/2025	12/26/2024	01/03/2025	1,176.53	
6101150524	Nov/Dec 2024	Paid by Check #50363		12/14/2024	01/03/2025	01/03/2025		01/03/2025	516.30	
6101150525	HR/Finance 11/15/24-12/14/24	Paid by Check #50360		12/14/2024	01/03/2025	01/03/2025		01/03/2025	166.82	
6101150526	CMO/Council 11/15/24-12/14/24	Paid by Check #50361		12/14/2024	01/03/2025	01/03/2025		01/03/2025	281.11	
						Vendor 354 - Verizon Wireless Totals		Invoices	8	<u>\$6,429.93</u>
Vendor 21 - Vestis Services LLC										
5031504192	FY24/25-Parks-uniform allowance/safety supplies-Wk. of 12/18/24	Paid by Check #50366		12/18/2024	01/03/2025	01/03/2025	12/19/2024	01/03/2025	107.38	
5031507171	FY24/25-Parks-uniform allowance/safety supplies-Wk. of 12/25/24	Paid by Check #50366		12/25/2024	01/03/2025	01/03/2025	12/26/2024	01/03/2025	74.27	



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			Vendor 21 - Vestis Services LLC Totals			Invoices	2		\$181.65
Vendor 1313 - Yepez Plumbing 09657	yepez fixed 2 vacuum breaker leaks	Paid by Check #50367		12/12/2024	01/03/2025	01/03/2025		01/03/2025	402.18
			Vendor 1313 - Yepez Plumbing Totals			Invoices	1		\$402.18
Vendor B&B Construction Services 2023-007	Hydrate meter deposit refund	Paid by Check #50368		12/26/2024	01/03/2025	01/03/2025		01/03/2025	176.12
			Vendor B&B Construction Services Totals			Invoices	1		\$176.12
Vendor David A. Bush Inc. 2024-011	Hydrant Meter Deposit Refund	Paid by Check #50369		12/26/2024	01/03/2025	01/03/2025		01/03/2025	1,073.73
			Vendor David A. Bush Inc. Totals			Invoices	1		\$1,073.73
Vendor Angelina Garcia REF 24-2970	Refund 24-2970	Paid by Check #50370		12/18/2024	01/03/2025	01/03/2025		01/03/2025	964.50
			Vendor Angelina Garcia Totals			Invoices	1		\$964.50
Vendor NOREAS INC 2024-002	Hydrant Meter Deposit Refund	Paid by Check #50371		12/26/2024	01/03/2025	01/03/2025		01/03/2025	1,111.77
			Vendor NOREAS INC Totals			Invoices	1		\$1,111.77
Vendor Titan Utilities 2023-012	Hydrant Meter Deposit Refund	Paid by Check #50372		12/26/2024	01/03/2025	01/03/2025		01/03/2025	1,001.08
			Vendor Titan Utilities Totals			Invoices	1		\$1,001.08
			Grand Totals			Invoices	163		\$2,406,442.91



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Vendor 263 - Advantek Benefit Administrators									
Funding 1/3/25	Miscellaneous	Paid by Check #50414		01/03/2025	01/10/2025	01/10/2025		01/10/2025	33,399.12
		Vendor 263 - Advantek Benefit Administrators Totals					Invoices	1	<u>\$33,399.12</u>
Vendor 185 - Alldata LLC.									
INVC05197875	alldata yearly subscription	Paid by Check #50415		12/27/2024	01/10/2025	01/10/2025		01/10/2025	1,500.00
		Vendor 185 - Alldata LLC. Totals					Invoices	1	<u>\$1,500.00</u>
Vendor 351 - Anthem Blue Cross									
000356377867	Sano 569W17892 10/1/24-10/31/24	Paid by Check #50418		09/04/2024	01/10/2025	01/10/2025		01/10/2025	139.60
000361806811	Sano 569W17892 11/1/24-11/30/24	Paid by Check #50417		10/05/2024	01/10/2025	01/10/2025		01/10/2025	139.60
000365429172	Sano 569W17892 12/1/24-12/31/24	Paid by Check #50416		11/04/2024	01/10/2025	01/10/2025		01/10/2025	139.60
000375268520	Roberts 102A78783 2/01/25-2/28/25	Paid by Check #50419		01/04/2025	01/10/2025	01/10/2025		01/10/2025	164.90
		Vendor 351 - Anthem Blue Cross Totals					Invoices	4	<u>\$583.70</u>
Vendor 17 - AT&T									
939103727712/24	PW-Telephone 11/10/24-12/09/24	Paid by Check #50421		12/10/2024	01/10/2025	01/10/2025		01/10/2025	35.62
939105447212/24	PW-Alarm Water Tower 11/10/24-12/09/24	Paid by Check #50422		12/10/2024	01/10/2025	01/10/2025		01/10/2025	62.91
939105447412/24	PW-Telephone 11/10/24-12/09/24	Paid by Check #50423		12/10/2024	01/10/2025	01/10/2025		01/10/2025	62.94
939105447712/24	PW-Alarm Line 11/10/24-12/09/24	Paid by Check #50425		12/10/2024	01/10/2025	01/10/2025		01/10/2025	32.23
939105447812/24	PW-Telemetry AutoDialer 11/10/24-12/09/24	Paid by Check #50420		12/10/2024	01/10/2025	01/10/2025		01/10/2025	32.23
939105474112/24	PW- Community Development 11/11/24-12/10/24	Paid by Check #50424		12/11/2024	01/10/2025	01/10/2025		01/10/2025	317.63
		Vendor 17 - AT&T Totals					Invoices	6	<u>\$543.56</u>
Vendor 557 - Linda Barkley									
8/1/24-12/31/24	Anthem Reimb 8/1/24-12/31/24	Paid by Check #50426		01/07/2025	01/10/2025	01/10/2025		01/10/2025	1,376.65
		Vendor 557 - Linda Barkley Totals					Invoices	1	<u>\$1,376.65</u>
Vendor 1869 - Bass Mekanics Car Audio									
REC016	FY24/25-Sports-Sports official staff shirts/uniform	Paid by Check #50427		12/31/2024	01/10/2025	01/10/2025	01/02/2025	01/10/2025	379.50
		Vendor 1869 - Bass Mekanics Car Audio Totals					Invoices	1	<u>\$379.50</u>
Vendor 563 - John Carrillo									
1/01/25-1/31/25	Anthem Reimb 1/01/25-1/31/25	Paid by Check #50428		01/07/2025	01/10/2025	01/10/2025		01/10/2025	331.00
		Vendor 563 - John Carrillo Totals					Invoices	1	<u>\$331.00</u>
Vendor 333 - Cintas Corporation No. 2									
4210641956B	Contractual	Paid by Check #50429		11/06/2024	01/10/2025	01/10/2025		01/10/2025	(83.54)
1905251592B	Contractual	Paid by Check #50429		11/11/2024	01/10/2025	01/10/2025		01/10/2025	83.54
4211369801B	Contractual	Paid by Check #50429		11/13/2024	01/10/2025	01/10/2025		01/10/2025	(252.65)



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4211369840B	Contractual	Paid by Check #50429		11/13/2024	01/10/2025	01/10/2025		01/10/2025	(6.10)
4211369869B	Contractual	Paid by Check #50429		11/13/2024	01/10/2025	01/10/2025		01/10/2025	109.21
4211369915B	Contractual	Paid by Check #50429		11/13/2024	01/10/2025	01/10/2025		01/10/2025	(41.43)
4211369918B	Contractual	Paid by Check #50429		11/13/2024	01/10/2025	01/10/2025		01/10/2025	246.32
4212216159B	Contractual	Paid by Check #50429		11/20/2024	01/10/2025	01/10/2025		01/10/2025	(90.09)
4212216230B	Contractual	Paid by Check #50429		11/20/2024	01/10/2025	01/10/2025		01/10/2025	102.52
4212216233B	Contractual	Paid by Check #50429		11/20/2024	01/10/2025	01/10/2025		01/10/2025	3.46
4212928991B	Contractual	Paid by Check #50429		11/26/2024	01/10/2025	01/10/2025		01/10/2025	(27.74)
4212929005B	Contractual	Paid by Check #50429		11/26/2024	01/10/2025	01/10/2025		01/10/2025	13.25
4212929012B	Contractual	Paid by Check #50429		11/26/2024	01/10/2025	01/10/2025		01/10/2025	(269.94)
4212929019B	Contractual	Paid by Check #50429		11/26/2024	01/10/2025	01/10/2025		01/10/2025	213.19
4213604221	Contractual	Paid by Check #50429		12/04/2024	01/10/2025	01/10/2025		01/10/2025	242.50
4213604262	Contractual	Paid by Check #50429		12/04/2024	01/10/2025	01/10/2025		01/10/2025	52.77
4213604286	Contractual	Paid by Check #50429		12/04/2024	01/10/2025	01/10/2025		01/10/2025	111.72
4213604398	Contractual	Paid by Check #50429		12/04/2024	01/10/2025	01/10/2025		01/10/2025	246.75
4213756437	Contractual	Paid by Check #50429		12/05/2024	01/10/2025	01/10/2025		01/10/2025	134.06
4213756534	Contractual	Paid by Check #50429		12/05/2024	01/10/2025	01/10/2025		01/10/2025	253.75
4213756675	Contractual	Paid by Check #50429		12/05/2024	01/10/2025	01/10/2025		01/10/2025	634.32
1905314767	Contractual	Paid by Check #50429		12/06/2024	01/10/2025	01/10/2025		01/10/2025	347.20
4214330402	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	40.34
4214330404	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	266.78
4214330494	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	310.28
4214330507	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	112.41
4214330511	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	239.04
4214330704	Contractual	Paid by Check #50429		12/11/2024	01/10/2025	01/10/2025		01/10/2025	246.98
1905333447	Contractual	Paid by Check #50429		12/12/2024	01/10/2025	01/10/2025		01/10/2025	1,173.97
4214438932	Contractual	Paid by Check #50429		12/12/2024	01/10/2025	01/10/2025		01/10/2025	134.06
4214438940	Contractual	Paid by Check #50429		12/12/2024	01/10/2025	01/10/2025		01/10/2025	254.20
4214439289	Contractual	Paid by Check #50429		12/12/2024	01/10/2025	01/10/2025		01/10/2025	875.61
4210574824	Contractual	Paid by Check #50429		12/18/2024	01/10/2025	01/10/2025		01/10/2025	242.50
4215074835	Contractual	Paid by Check #50429		12/18/2024	01/10/2025	01/10/2025		01/10/2025	52.77
4215074908	Contractual	Paid by Check #50429		12/18/2024	01/10/2025	01/10/2025		01/10/2025	142.86
4215075037	Contractual	Paid by Check #50429		12/18/2024	01/10/2025	01/10/2025		01/10/2025	271.73
4215191265	Contractual	Paid by Check #50429		12/19/2024	01/10/2025	01/10/2025		01/10/2025	134.06
4215191271	Contractual	Paid by Check #50429		12/19/2024	01/10/2025	01/10/2025		01/10/2025	253.75
4215191606	Contractual	Paid by Check #50429		12/19/2024	01/10/2025	01/10/2025		01/10/2025	634.32
4215728542	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	40.34
4215728553	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	266.78
4215728576	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	111.72
4215728612	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	216.80
4215728615	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	246.60
4215728766	Contractual	Paid by Check #50429		12/24/2024	01/10/2025	01/10/2025		01/10/2025	246.75



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4215866361	Contractual	Paid by Check #50429		12/26/2024	01/10/2025	01/10/2025		01/10/2025	134.06
4215866415	Contractual	Paid by Check #50429		12/26/2024	01/10/2025	01/10/2025		01/10/2025	253.75
4215866493	Contractual	Paid by Check #50429		12/26/2024	01/10/2025	01/10/2025		01/10/2025	875.61
4216460901	Contractual	Paid by Check #50429		12/31/2024	01/10/2025	01/10/2025		01/10/2025	242.50
4216460944	Contractual	Paid by Check #50429		12/31/2024	01/10/2025	01/10/2025		01/10/2025	52.77
4216460974	Contractual	Paid by Check #50429		12/31/2024	01/10/2025	01/10/2025		01/10/2025	111.72
4216461018	Contractual	Paid by Check #50429		12/31/2024	01/10/2025	01/10/2025		01/10/2025	246.75
Vendor 333 - Cintas Corporation No. 2 Totals							Invoices	52	\$10,454.88
Vendor 170 - Comcast									
0191269	12/22/24	201 N Uruapan Way 12/24/24 - 01/26/25	Paid by Check #50432	12/22/2024	01/10/2025	01/10/2025		01/10/2025	384.79
0002177	12/27/24	1390 E Elizabeth Way 01/01/25 - 01/31/25	Paid by Check #50431	12/27/2024	01/10/2025	01/10/2025		01/10/2025	86.51
0181138	12/27/24	180 W Merced St 01/02/25-02/01/25	Paid by Check #50430	12/27/2024	01/10/2025	01/10/2025		01/10/2025	919.59
Vendor 170 - Comcast Totals							Invoices	3	\$1,390.89
Vendor 232 - Courier Printing and Village Printer									
C26841		Payroll/AP Envelopes	Paid by Check #50433	01/03/2025	01/10/2025	01/10/2025		01/10/2025	1,085.00
Vendor 232 - Courier Printing and Village Printer Totals							Invoices	1	\$1,085.00
Vendor 1992 - Melvin R Cox									
200092		Mel Cox shopping carts	Paid by Check #50434	12/31/2024	01/10/2025	01/10/2025		01/10/2025	325.00
Vendor 1992 - Melvin R Cox Totals							Invoices	1	\$325.00
Vendor 1782 - Marleen Cruz									
TuitionReim 2025		Tuition Reimbursement 08/12/24-12/13/24	Paid by Check #50435	01/06/2025	01/10/2025	01/10/2025		01/10/2025	125.34
Vendor 1782 - Marleen Cruz Totals							Invoices	1	\$125.34
Vendor 2061 - Dakessian Law, Ltd									
3342		CDTFA Local Tax Reallocation Dispute	Paid by Check #50436	01/01/2025	01/10/2025	01/10/2025		01/10/2025	5,580.00
Vendor 2061 - Dakessian Law, Ltd Totals							Invoices	1	\$5,580.00
Vendor 200 - Dinuba Unified School District									
1947		FY24/25-Senior Center-T/TH senior meals - October 2024	Paid by Check #50437	11/18/2024	01/10/2025	01/10/2025	01/02/2025	01/10/2025	7,605.00
1954		FY24/25-Senior Center- Senior Meal-Tues/Thurs.-Nov. 2024	Paid by Check #50437	01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	4,680.00
1955		FY24/25-Senior Center-CDBG M/W/F Senior Meals-November 2024	Paid by Check #50437	01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	5,915.00
1956		FY24/25-Senior Center-Senior Meals-Tues/Thurs-Dec. 2024	Paid by Check #50437	01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	4,745.00
1957		FY24/25-Senior Center-CDBG M/W/F Senior Meals-December 2024	Paid by Check #50437	01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	5,915.00
Vendor 200 - Dinuba Unified School District Totals							Invoices	5	\$28,860.00



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Vendor 62 - Ed Dena's Auto Center										
Deal# 103930	PD Chevrolet Traverse (Silver) VIN#5070	Paid by Check #50438		01/08/2025	01/10/2025	01/10/2025		01/10/2025	41,776.27	
							Vendor 62 - Ed Dena's Auto Center Totals	Invoices	1	<u>\$41,776.27</u>
Vendor 309 - Elbert Distributing										
24153020	elbert distributing inventory	Paid by Check #50439		12/27/2024	01/10/2025	01/10/2025		01/10/2025	146.08	
							Vendor 309 - Elbert Distributing Totals	Invoices	1	<u>\$146.08</u>
Vendor 1506 - Enterprise FM Trust										
FBN5231225	ENTERPRISE - FLEET LEASE PAYMENT JANUARY 2025	Paid by Check #50440		01/05/2025	01/10/2025	01/10/2025		01/10/2025	5,629.73	
							Vendor 1506 - Enterprise FM Trust Totals	Invoices	1	<u>\$5,629.73</u>
Vendor 1591 - Environment Control										
10216-299INV	FY24/25-Sportsplex-addtl building maint./cleaning/restoration	Paid by Check #50441		11/30/2024	01/10/2025	01/10/2025	12/30/2024	01/10/2025	2,295.00	
							Vendor 1591 - Environment Control Totals	Invoices	1	<u>\$2,295.00</u>
Vendor 36 - Ewing Irrigation Products										
24476164	FY24/25-Parks-Irrigation supplies/parts-Muirfield	Paid by Check #50442		12/16/2024	01/10/2025	01/10/2025	12/30/2024	01/10/2025	127.40	
24500168	FY24/25-Parks-Irrigation supplies/parts-Crawford Ave.	Paid by Check #50442		12/18/2024	01/10/2025	01/10/2025	01/06/2025	01/10/2025	111.45	
							Vendor 36 - Ewing Irrigation Products Totals	Invoices	2	<u>\$238.85</u>
Vendor 1801 - Garda CL West, INC										
10805154	Service Month January 2025	Paid by Check #50443		01/01/2025	01/10/2025	01/10/2025		01/10/2025	1,600.42	
							Vendor 1801 - Garda CL West, INC Totals	Invoices	1	<u>\$1,600.42</u>
Vendor 18 - The Gas Company										
0865742471212/24	PW-1088 E Kamm Ave 11/01/24- 12/01/24	Paid by Check #50444		12/06/2024	01/10/2025	01/10/2025		01/10/2025	4,433.47	
1641156700712/24	PW-Construction Crew Yard 11/01/24-12/04/24	Paid by Check #50446		12/06/2024	01/10/2025	01/10/2025		01/10/2025	46.65	
1285520359712/24	PW-1088 E Kamm Ave Office 11/04/24-12/05/24	Paid by Check #50445		12/09/2024	01/10/2025	01/10/2025		01/10/2025	292.72	
							Vendor 18 - The Gas Company Totals	Invoices	3	<u>\$4,772.84</u>
Vendor 252 - Geil Enterprises, Inc.										
457774	ALARM MONITORING PW FACILITY	Paid by Check #50447		12/27/2024	01/10/2025	01/10/2025		01/10/2025	137.00	
456618	geil Quartey service Jan-Mar 2025 wwtp	Paid by Check #50447		01/01/2025	01/10/2025	01/10/2025		01/10/2025	255.00	
456619	ALARM MONITORING PW FACILITY	Paid by Check #50447		01/01/2025	01/10/2025	01/10/2025		01/10/2025	357.00	
456621	geil Quartey service Jan-Mar 2025 water tower	Paid by Check #50447		01/01/2025	01/10/2025	01/10/2025		01/10/2025	231.00	
							Vendor 252 - Geil Enterprises, Inc. Totals	Invoices	4	<u>\$980.00</u>
Vendor 605 - Frank Guerra										
1/01/25-01/31/25	Anthem Reimb 1/1/25-1/31/25	Paid by Check #50448		01/07/2025	01/10/2025	01/10/2025		01/10/2025	164.90	



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				Vendor 605 - Frank Guerra Totals		Invoices		1	\$164.90
Vendor 1150 - Hoffman Security									
701572	FY24/25-Senior Center-Alarm monitoring January 2025	Paid by Check #50449		12/20/2024	01/10/2025	01/10/2025	12/30/2024	01/10/2025	117.00
				Vendor 1150 - Hoffman Security Totals		Invoices		1	\$117.00
Vendor 174 - Howard's Pest Control									
127881	Howards monthly service wwtp	Paid by Check #50450		01/02/2025	01/10/2025	01/10/2025		01/10/2025	55.00
127887	FY24/25-Sportsplex-Pest Control services-January 2025	Paid by Check #50450		01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	147.00
127892	howards bimonthly old pw	Paid by Check #50450		01/02/2025	01/10/2025	01/10/2025		01/10/2025	67.00
127896	Howards monthly service pw	Paid by Check #50450		01/02/2025	01/10/2025	01/10/2025		01/10/2025	165.00
127897	FY24/25-Pest control services- KC Vista Park-January 2025	Paid by Check #50450		01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	46.00
				Vendor 174 - Howard's Pest Control Totals		Invoices		5	\$480.00
Vendor 6 - Jim Manning Dodge Inc.									
165846DOR	jim manning pd-25	Paid by Check #50451		12/31/2024	01/10/2025	01/10/2025		01/10/2025	406.74
165858DOR	Jim manning pd-15	Paid by Check #50451		01/02/2025	01/10/2025	01/10/2025		01/10/2025	185.23
165859DOR	Jim manning pd-11	Paid by Check #50451		01/02/2025	01/10/2025	01/10/2025		01/10/2025	185.23
165860DOR	Jim manning pd-5	Paid by Check #50451		01/02/2025	01/10/2025	01/10/2025		01/10/2025	185.23
				Vendor 6 - Jim Manning Dodge Inc. Totals		Invoices		4	\$962.43
Vendor 5 - Jorgensen & Co.									
6167766	FY24/25-Senior Center- Fire extinguisher semi-annual services	Paid by Check #50452		12/19/2024	01/10/2025	01/10/2025	01/02/2025	01/10/2025	265.30
6166132	jorgensen	Paid by Check #50452		12/09/2025	01/10/2025	01/10/2025		01/10/2025	2,460.86
				Vendor 5 - Jorgensen & Co. Totals		Invoices		2	\$2,726.16
Vendor 22 - Moore Twining Associates Inc.									
4148989	MOORE INDUSTRIAL	Paid by Check #50453		12/18/2024	01/10/2025	01/10/2025		01/10/2025	88.00
				Vendor 22 - Moore Twining Associates Inc. Totals		Invoices		1	\$88.00
Vendor 1570 - Mountain Valley Environmental Services, Inc.									
5790	mountain valley Cheif plant operator services	Paid by Check #50454		01/01/2025	01/10/2025	01/10/2025		01/10/2025	4,871.70
				Vendor 1570 - Mountain Valley Environmental Services, Inc. Totals		Invoices		1	\$4,871.70
Vendor 142 - Office Depot BSD									
401902541001	FY24/25-PCS-Multiple divisions- Office/operating supplies	Paid by Check #50455		12/13/2024	01/10/2025	01/10/2025	12/31/2024	01/10/2025	86.88
401919149001	FY24/25-Comm.Srvcs.- Office/operating supplies	Paid by Check #50455		12/13/2024	01/10/2025	01/10/2025	12/31/2024	01/10/2025	14.09
401919124001	FY24/25-Comm. Srvcs.- Operating supplies	Paid by Check #50455		12/15/2024	01/10/2025	01/10/2025	12/31/2024	01/10/2025	54.45
402079485001	Office Supplies	Paid by Check #50455		12/16/2024	01/10/2025	01/10/2025		01/10/2025	262.84
402063399001	FY24/25-Senior Center-CDBG Grant Operating Supplies	Paid by Check #50455		12/17/2024	01/10/2025	01/10/2025	12/31/2024	01/10/2025	218.38
402246721001	Office Supplies	Paid by Check #50455		12/18/2024	01/10/2025	01/10/2025		01/10/2025	35.57
402247001001	Office Supplies	Paid by Check #50455		12/23/2024	01/10/2025	01/10/2025		01/10/2025	19.52



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount
			Vendor 142 - Office Depot BSD Totals				Invoices	7	\$691.73
Vendor 76 - Pacific Gas & Electric									
0008352197-1	pge EP East Kamm Ave	Paid by Check #50474		11/19/2024	01/10/2025	01/10/2025		01/10/2025	3,000.00
0008352201-01	pge EP SE corner of Kamm Ave and Alta Ave DI	Paid by Check #50473		11/19/2024	01/10/2025	01/10/2025		01/10/2025	3,000.00
2073277197512/24	PW-1088 E Kamm Ave 11/07/24-12/08/24	Paid by Check #50463		12/10/2024	01/10/2025	01/10/2025		01/10/2025	875.90
0915078178012/24	PW-Dinuba Village Phase 2-Crawford Ave 11/14/24-12/13/24	Paid by Check #50472		12/13/2024	01/10/2025	01/10/2025		01/10/2025	1,894.76
6407995725012/24	PW-Various 11/12/24-12/11/24	Paid by Check #50469		12/13/2024	01/10/2025	01/10/2025		01/10/2025	43,465.20
7232679737912/24	PW- Various 11/14/24-12/13/24	Paid by Check #50470		12/13/2024	01/10/2025	01/10/2025		01/10/2025	18,100.69
9179222553312/24	PW-Various 11/14/24-12/13/24	Paid by Check #50468		12/13/2024	01/10/2025	01/10/2025		01/10/2025	1,070.10
9548749847912/24	PW- Alta & Nebraska Ave 11/09/24-12/10/24	Paid by Check #50471		12/13/2024	01/10/2025	01/10/2025		01/10/2025	120.63
8866956432512/24	PW-NW SE SW 18 16 24 11/15/24-12/16/24	Paid by Check #50467		12/17/2024	01/10/2025	01/10/2025		01/10/2025	33.73
5949665550312/24	PW-6675 Ave 412 11/15/24-12/16/24	Paid by Check #50464		12/18/2024	01/10/2025	01/10/2025		01/10/2025	26.28
6744215678112/24	PW-6675 Ave 412 11/15/24-12/16/24	Paid by Check #50465		12/18/2024	01/10/2025	01/10/2025		01/10/2025	6,417.15
5022214690912/24	PKS-LL Parkside Village Phase 11/19/24-12/19/24	Paid by Check #50460		12/19/2024	01/10/2025	01/10/2025		01/10/2025	268.56
0375636985012/24	PW-N/E Rd 76 & Ave 416 11/21/24-12/21/24	Paid by Check #50462		12/22/2024	01/10/2025	01/10/2025		01/10/2025	117.25
5438816975412/24	PKS-LL Newton & Northridge 11/21/24-12/22/24	Paid by Check #50461		12/23/2024	01/10/2025	01/10/2025		01/10/2025	26.66
8218800681912/24	PW-2099 W Sierra Way B 11/20/24-12/20/24	Paid by Check #50466		12/23/2024	01/10/2025	01/10/2025		01/10/2025	726.57
1594680195612/24	PKS-855 E El Monte Way 11/22/24-12/23/24	Paid by Check #50459		12/24/2024	01/10/2025	01/10/2025		01/10/2025	443.38
7022723403912/24	1480 W El Monte Way 11/26/24-12/26/24	Paid by Check #50456		12/27/2024	01/10/2025	01/10/2025		01/10/2025	376.70
9001498229312/24	405 E El Monte Way 11/25/24-12/25/24	Paid by Check #50457		12/27/2024	01/10/2025	01/10/2025		01/10/2025	1,422.43
9825087728312/24	595 W Nebraska Ave 11/26/24-12/26/24	Paid by Check #50458		12/27/2024	01/10/2025	01/10/2025		01/10/2025	71.60
			Vendor 76 - Pacific Gas & Electric Totals				Invoices	19	\$81,457.59
Vendor 1526 - Robert Soria Trucking									
15319	Robert Soria Base Rock	Paid by Check #50475		01/03/2025	01/10/2025	01/10/2025		01/10/2025	352.00
15717	Robert Soria Base Rock	Paid by Check #50475		01/03/2025	01/10/2025	01/10/2025		01/10/2025	352.00
			Vendor 1526 - Robert Soria Trucking Totals				Invoices	2	\$704.00
Vendor 1677 - Rodeo Wild West									
180694	rodeo boots Michael Arevalo 1st pair	Paid by Check #50476		12/26/2024	01/10/2025	01/10/2025		01/10/2025	200.00



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Invoice Number	Invoice Description	Status	Held Reason	Invoice Date	Due Date	G/L Date	Received Date	Payment Date	Invoice Net Amount	
180695	Fy24/25-Parks-Uniform -J. Sanchez-2nd pair apprvd. by S. Hurtado	Paid by Check #50476		01/02/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	200.00	
Vendor 1677 - Rodeo Wild West Totals									Invoices 2	\$400.00
Vendor 46 - Self Help Enterprises										
DIN23CH 10-24	DIN23CH Calhome Gabriel Garza Homebuyer loan#16374	Paid by Check #50477		12/03/2024	01/10/2025	01/10/2025		01/10/2025	156,324.28	
Vendor 46 - Self Help Enterprises Totals									Invoices 1	\$156,324.28
Vendor 1159 - ServiceMaster by Benevento										
SRM240220	FY24/25-Sportsplex-Addtl building restoration srvc.- 10/23/24	Paid by Check #50478		12/11/2024	01/10/2025	01/10/2025	01/02/2025	01/10/2025	11,804.82	
Vendor 1159 - ServiceMaster by Benevento Totals									Invoices 1	\$11,804.82
Vendor 361 - SJVAPCD										
S180775	SJVAPCD Kamm Ave and Greene	Paid by Check #50479		12/30/2024	01/10/2025	01/10/2025		01/10/2025	143.00	
Vendor 361 - SJVAPCD Totals									Invoices 1	\$143.00
Vendor 431 - Sparkletts										
9406519 010125	FY24/25-PCS-Multiple divisions-Water bottle service/rental	Paid by Check #50480		01/01/2025	01/10/2025	01/10/2025	01/06/2025	01/10/2025	161.82	
Vendor 431 - Sparkletts Totals									Invoices 1	\$161.82
Vendor 1953 - Ed Todd										
12/1/24-12/31/24	Anthem Reimb 12/01/24-12/31/24	Paid by Check #50481		01/07/2025	01/10/2025	01/10/2025		01/10/2025	1,042.94	
Vendor 1953 - Ed Todd Totals									Invoices 1	\$1,042.94
Vendor 329 - Townsend Public Affairs										
22708	CONSULTING JANUARY 2025	Paid by Check #50482		01/01/2025	01/10/2025	01/10/2025		01/10/2025	6,000.00	
Vendor 329 - Townsend Public Affairs Totals									Invoices 1	\$6,000.00
Vendor 273 - US Bank										
7585591	Dinuba Successor RDA TARB 2012	Paid by Check #50484		12/24/2024	01/10/2025	01/10/2025		01/10/2025	1,650.00	
7591504	City of Dinuba WasteWater Revenue Refunding Bonds 2012	Paid by Check #50483		12/24/2024	01/10/2025	01/10/2025		01/10/2025	1,800.00	
7591530	Dinuba Financing Authority Lease Revenue Refunding Bonds 2012 PW	Paid by Check #50485		12/24/2024	01/10/2025	01/10/2025		01/10/2025	1,650.00	
545518003	CH Copier Charges	Paid by Check #50486		12/27/2024	01/10/2025	01/10/2025		01/10/2025	3,295.25	
Vendor 273 - US Bank Totals									Invoices 4	\$8,395.25
Vendor 154 - USA Bluebook										
350284	USA BLUEBOOK	Paid by Check #50487		04/28/2023	01/10/2025	01/10/2025		01/10/2025	(1.37)	
INV00470103	USA BLUEBOOK	Paid by Check #50487		08/30/2024	01/10/2025	01/10/2025		01/10/2025	173.07	
INV00577907	USA BLUEBOOK	Paid by Check #50487		12/26/2024	01/10/2025	01/10/2025		01/10/2025	59.62	
INV00577991	USA BLUEBOOK	Paid by Check #50487		12/26/2024	01/10/2025	01/10/2025		01/10/2025	252.11	
Vendor 154 - USA Bluebook Totals									Invoices 4	\$483.43
Vendor 21 - Vestis Services LLC										



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5031510223	FY24/25-Parks-uniform allowance/safety supplies	Paid by Check #50488		01/01/2025	01/10/2025	01/10/2025	01/02/2025	01/10/2025	69.69
		Vendor	21 - Vestis Services LLC	Totals		Invoices	1		\$69.69
Vendor 1313 - Yezpez Plumbing									
09654	FY24/25-Parks-Plumbing/Restroom Entertainment Plaza	Paid by Check #50489		12/10/2024	01/10/2025	01/10/2025	12/30/2024	01/10/2025	180.00
09666	Yepez City Hall Pipe Correction	Paid by Check #50489		12/20/2024	01/10/2025	01/10/2025		01/10/2025	510.98
		Vendor	1313 - Yezpez Plumbing	Totals		Invoices	2		\$690.98
				Grand Totals		Invoices	155		\$421,153.55



Department: PUBLIC WORKS

January 14, 2025

To: Mayor and City Council
From: George Avila, Public Works Director
By: Anna Santillan, Fiscal Analyst I
Subject: Development Impact Fee Annual Report for FY 2023/24 (GA)

RECOMMENDATION

Council to conduct a public hearing on the Fiscal Year 2023/24 Development Impact Fee Annual Report and file the report with the Office of the City Clerk.

EXECUTIVE SUMMARY

The Mitigation Fee Act (Government Code Section 66006 et. seq.) requires local agencies to submit an annual report detailing the status of development impact fees. Development impact fees are collected from new developments to offset some or all of the cost for public facilities related to the project. The annual report must be made available to the public within 180 days after the close of the fiscal year and presented to the City Council at least 15 days after it is made available to the public.

OUTSTANDING ISSUES

None.

DISCUSSION

With the passage of Proposition 13 in 1978 and the resulting decline in local government revenues from property taxes, the State Legislature passed the Mitigation Fee Act (AB 1600) in 1987 allowing cities to impose an impact fee on all new developments to pay for the cost of providing needed public services (police and fire) and expand or upgrade infrastructure such as wastewater, sewer, water and storm drain systems.

The development impact fees collected by cities are used to finance the design, construction, and acquisition of facilities and equipment necessary to expand public facilities in order to accommodate future development. A copy of the City's current Development Impact Fees is enclosed herein as Attachment 'A'.

The Mitigation Fee Act requires local government to separate and place development impact fees in a special restricted fund for use to finance the construction of the specific facilities for which the fees were imposed. For example, sewer impact fees collected from new development can only be used for sewer related improvements.

The Mitigation Fee act also requires local governments to prepare annual reports on any balances in each impact fee and how those fees are to be expended. Cities that fail to prepare this annual report and identify how funds are to be reinvested may be required to reimburse impact fees collected.

The Development Impact Fees Annual Report for Fiscal Year 2023/2024 is enclosed herein as Attachment 'B'. This report provides information on the amount of developer impact fees collected and expended, and the interest earned on unexpended funds from July 1, 2023, through June 30, 2024. It is important to note that development impact fees collected are considered one-time revenues and the amount of funding available is dependent on the amount of development activity from new projects.

The City of Dinuba has seven types of development impact fees, summarized as follows including projects Impact Fees assisted in funding to be able to complete the project:

Water Development Impact Fee:

Fund the water supply, treatment, and distribution facilities needed to provide potable domestic water for new and future development.

- Well 21 Phase 2 Drilling and Development
 - Commencement: April 2024
 - Project completed: December 2024.
 - Fees funded 26% of project expenses in FY 23/24.

Sewer Development Impact Fee:

Fund the collection, treatment and wastewater disposal facilities required to provide sanitary sewer service to new and future development.

- Wastewater Treatment Plant Improvements (Clarifier)
 - Commencement: December 2021
 - Completion: December 2024
 - Fees funded 22% of expenses in FY 23/24.

Transportation Development Impact Fee:

Fund transportation improvements that include arterial streets, intersections, and traffic signals to accommodate new and future development.

- Roadway Segment Safety Improvements
 - Commencement: July 2023
 - Estimated completion: February 2025.
 - Fees funded 2% of expenses in FY 23/24.

Fire Protection Impact Fee:

Fund the acquisition of land for fire facilities, upgrade existing facilities, and purchase vehicles and equipment to accommodate new and future development.

- Fire Station Training Facility
 - Commencement: May 2024
 - Estimated completion: February 2025.
 - Fees funded 50% of expenses in FY 23/24.

Parks Facilities Impact Fee:

Fund the acquisition of land and development of new parks, expand or construct recreational facilities and park amenities.

Storm Drain Development Impact Fee:

Fund drainage facilities for flood control and water management to accommodate new and future development.

Police Development Impact Fee:

Fund the acquisition of land for police facilities, and purchase vehicles and equipment to accommodate new and future development.

The presentation of the Development Impact Fee Annual Report requires that a public hearing be conducted to provide a summary of the status and use of impact fees collected for the fiscal year ending June 30, 2024, in compliance with the Mitigation Fee Act.

FISCAL IMPACT

There is no fiscal impact associated with the recommended action.

PUBLIC HEARING

A public hearing notice was published in the Mid-Valley Times on December 19, 2024.

ATTACHMENTS:

Description

[A. Development Impact Fee Schedule](#)

[B. FY 2023/24 Development Fee Annual Report](#)

IMPACT FEES

Police Facilities Impact Fee

Land Use	Costs per Resident or Worker	Occupancy Factor	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential</i>					
Single-Family	\$288.55	4.1	\$1,196.07	\$1,196.07	0%
Multi-Family	\$288.55	3.29	\$959.77	\$959.77	0%
Mobile Home	\$288.55	2	\$583.45	\$583.45	0%
<i>Nonresidential (in 1,000 sq. ft. units)</i>					
Office	\$69.25	4	\$280.05	\$280.05	0%
Retail/Commercial	\$69.25	2.22	\$155.43	\$155.43	0%
Industrial/Warehouse	\$69.25	1	\$70.01	\$70.01	0%

Fire Protection

Land Use	Costs per Capita	Occupancy	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential</i>					
Single-Family	\$378.64	4.1	\$1,569.50	\$1,569.50	0%
Multi-Family	\$378.64	3.29	\$1,259.42	\$1,259.42	0%
Mobile Home	\$378.64	2	\$765.61	\$765.61	0%
<i>Nonresidential (in 1,000 sq. ft. units)</i>					
Office	\$90.87	4	\$367.49	\$367.49	0%
Commercial/Retail	\$90.87	2.22	\$203.96	\$203.96	0%
Industrial/Warehouse	\$90.87	1	\$91.87	\$91.87	0%

Parks

Dwelling Unit Type	Cost per Capita	Occupancy	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
Single-Family	\$1,264.55	4.1	\$3,145.00	\$3,145.00	0%
Multi-Family	\$1,264.55	3.29	\$2,524.00	\$2,524.00	0%
Mobile Home	\$1,264.55	2	\$1,534.00	\$1,534.00	0%

Transportation

Land Use	Cost per Trip	Trips per Unit	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential (in units)</i>					
Single-Family	\$1,101.17	9.6	\$6,533.00	\$6,533.00	0%
Multi-Family	\$1,101.17	6.7	\$4,475.00	\$4,475.00	0%
Mobile Home	\$1,101.17	5	\$3,340.00	\$3,340.00	0%
<i>Nonresidential (in 1,000 sq. ft. units)</i>					
Office	\$1,101.17	7.7	\$8,572.28	\$8,572.28	0%
Commercial/Retail	\$1,101.17	12.9	\$14,360.35	\$14,360.35	0%
Industrial/Warehouse	\$1,101.17	5	\$5,566.41	\$5,566.41	0%

IMPACT FEES

Wastewater

Land Use	Wastewater Demand Factor	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential, per unit</i>				
Single-Family	1	\$1,730.00	\$1,730.00	0%
Multi-Family	0.81	\$1,384.00	\$1,384.00	0%
Mobile Home	0.54	\$848.00	\$848.00	0%
<i>Nonresidential, per 1,000 sq. ft. of floor area</i>				
Office	0.18	\$519.11	\$519.11	0%
Commercial/Retail	0.12	\$346.08	\$346.08	0%
Industrial/Warehouse	0.26	\$749.82	\$749.82	0%

Water

Land Use	Water Demand Factor	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential</i>				
Single-Family	1	\$2,005.00	\$2,005.00	0%
Multi-Family	0.81	\$1,036.00	\$1,036.00	0%
Mobile Home	0.54	\$622.00	\$622.00	0%
<i>Nonresidential, per 1,000 sq. ft. of floor area</i>				
Office	0.31	\$968.82	\$968.82	0%
Commercial/Retail	0.25	\$801.78	\$801.78	0%
Industrial/Warehouse	0.31	\$968.82	\$968.82	0%

Storm Drain

Land Use	2022-23 Adopted Fee	2023-24 Adopted Fee	% Change
<i>Residential, per unit</i>			
Single-Family	\$1,387.00	\$1,387.00	0%
Multi-Family	\$385.00	\$385.00	0%
Mobile Home	\$578.00	\$578.00	0%
<i>Nonresidential, per 1,000 sq. ft. of floor area</i>			
Office	\$1,061.43	\$1,061.43	0%
Commercial/Retail	\$769.54	\$769.54	0%
Industrial/Warehouse	\$530.72	\$530.72	0%

**CITY OF DINUBA
DEVELOPMENT IMPACT FEE REPORT
FY 2023/24**

Water SDC Fund Fund 250		Actual 2023/24
Beginning Fund Balance 07/1/2023		\$770,394
Revenues:		
Interest Earnings	32,544	
Developer Fees	50,891	
		<u>\$83,435</u>
Expenditures:		
Transfer Out - Water Capital Projects-Well 21	205,061	
Transfer Out - Water Debt	87,075	
		<u>\$292,136</u>
Ending Fund Balance		<u><u>\$561,693</u></u>

Sewer SDC Fund Fund 251		Actual 2023/24
Beginning Fund Balance 07/1/2023		\$602,252
Revenues:		
Interest Earnings	28,897	
Developer Fees	44,867	
		<u>\$73,765</u>
Expenditures:		
CWSRF Application-Wastewater	2,460	
Clarifier Construction-Clarifier	508,448	
		<u>\$510,908</u>
Ending Fund Balance		<u><u>165,109</u></u>

Transportation SDC Fund Fund 252		Actual 2023/24
Beginning Fund Balance 07/1/2023		\$21,702
Revenues:		
Interest Earnings	1,623	
Developer Fees	129,585	
		<u>\$131,208</u>
Expenditures:		
Transfer Out - Lease Rev. Bond	148,393	
Transfer Out - Trans Const Roadway Segment	39,000	
PG & E Road 74 (Refund)	(2,500)	
		<u>\$184,893</u>
Ending Fund Balance		<u><u>(\$31,983)</u></u>

Police Fund Fund 253		Actual 2023/24
Beginning Fund Balance 07/1/2023		\$166,552
Revenues:		
Interest Earnings	8,826	
Developer Fees	64,581	
		<u>\$73,407</u>
Expenditures:		
	0	
		<u>\$0</u>
Ending Fund Balance		<u><u>\$239,959</u></u>

**CITY OF DINUBA
DEVELOPMENT IMPACT FEE REPORT
FY 2023/24**

Parks Fund Fund 254		Actual 2023/24
<hr/>		
Beginning Fund Balance 07/1/2023		\$35,341
Revenues:		
Interest Earnings	3,678	
Developer Fees	25,811	
		<u>\$29,489</u>
Expenditures:		
	0	
		<u>\$0</u>
<hr/>		
Ending Fund Balance		<u><u>\$64,830</u></u>

Storm Drain Fund Fund 255		Actual 2023/24
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Beginning Fund Balance 07/1/2023		\$14,872
Revenues:		
Interest Earnings	833	
Developer Fees	4,606	
Dirt Sales	100	
		<u>\$5,539</u>
Expenditures:		
	0	
		<u>\$0</u>
<hr/>		
Ending Fund Balance		<u><u>\$20,411</u></u>

Fire Impact Fees Fund 256		Actual 2023/24
<hr/>		
Beginning Fund Balance 07/1/2023		\$914,329
Revenues:		
Interest Earnings	42,827	
Developer Fees	84,718	
		<u>\$127,545</u>
Expenditures:		
Transfer Out - Capt Faci Fire Sta/Training Fac	582,894	
		<u>\$582,894</u>
<hr/>		
Ending Fund Balance		<u><u>\$458,980</u></u>



City Council Staff Report

Department: CITY CLERK

January 14, 2025

To: Mayor and City Council
From: Maria Alaniz, City Clerk/Human Resources Director
Subject: Liability Claim (MA)

RECOMMENDATION

Pursuant to GC 54956.95; Claimant(s): Isabel Ayala
Agency Claimed Against: City of Dinuba

EXECUTIVE SUMMARY

OUTSTANDING ISSUES

DISCUSSION

FISCAL IMPACT

PUBLIC HEARING



City Council Staff Report

Department: CITY MANAGER'S OFFICE

January 14, 2025

To: Mayor and City Council
From: Daniel James, Assistant City Manager
Subject: Conference with Real Property Negotiators

RECOMMENDATION

Pursuant to GC 54956.8, Purchase of Real Property
Agency Negotiator(s): Luis Patlan, City Manager and Daniel James, Assistant City Manager, and Public Works Director, George Avila
Under Negotiation: Sale of City Property

EXECUTIVE SUMMARY

OUTSTANDING ISSUES

DISCUSSION

FISCAL IMPACT

PUBLIC HEARING



City Council Staff Report

Department: CITY MANAGER'S OFFICE

January 14, 2025

To: Mayor and City Council
From: Daniel James, Assistant City Manager
Subject: Conference with Real Property Negotiators

RECOMMENDATION

Pursuant to GC 54956.8, Purchase of Real Property
Agency Negotiator(s): Luis Patlan, City Manager and Daniel James, Assistant City Manager
Under Negotiation: Use and sale of City Property (APNs: 017-153-007 and 017-141-003)

EXECUTIVE SUMMARY

OUTSTANDING ISSUES

DISCUSSION

FISCAL IMPACT

PUBLIC HEARING