



**CITY OF LATHROP
CITY COUNCIL SPECIAL MEETING
MONDAY, MARCH 25, 2024, 5:30 P.M.
COUNCIL CHAMBER, CITY HALL
390 Towne Centre Drive, Lathrop, CA 95330**

AGENDA

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the office of the City Clerk (209) 941-7230. Notification 48 hours prior to a meeting will enable the City to make reasonable arrangements to ensure accessibility to that meeting [28 CFR 35 .102.35.104 ADA Title II].

This public meeting will be conducted in person; all members of the City Council will attend in person. Members of the public are welcomed in person. This meeting will also be available for public participation by teleconference via ZoomGov at the following link:

<https://www.zoomgov.com/j/1611655079?pwd=ZHY0VIY4dnkwMV FVV21XOWE5akpkdz09>

- ✦ During the meeting, those joining by ZoomGov, will be allowed to speak prior to the close of public comment on an item. If you are using this method, please "raise the hand" feature to inform the City Clerk (meeting host) you wish to speak on the matter. Please ensure your computer speaker and microphone are fully functional.
- ✦ For audio / calling in only, dial: +1 (669) 254-5252 or +1 (669) 216-1590
 - To request to speak (same as the "raise hand" feature) press *9 / When the City Clerk calls your name, press *6 to unmute.
- ✦ Meeting Webinar ID: 161 165 5079 / Passcode: 396019
- ✦ If you are not able to attend the meeting in person or virtually - Public comment/questions will be accepted by email to City Clerk Teresa Vargas at [website cco@ci.lathrop.ca.us](mailto:cco@ci.lathrop.ca.us) or by calling (209) 941-7230.
- ✦ Questions or comments must be submitted by 4:00 p.m., on the day of the meeting.
- ✦ To address City Council in person, please submit a purple card to the City Clerk indicating name, address, and number of the item upon which a person wishes to speak.

Council Meetings are live-streamed (with Closed Captioning) on Comcast Cable Channel 97, and on the City Council Webpage:

<https://www.ci.lathrop.ca.us/citycouncil/page/live-stream>

This meeting was called by a majority of the City Council per Government Code Section 54956.5. Members of the public interested in addressing the City Council during this Special Meeting may address the item(s), which have been described in the notice of this Special Meeting in accordance with Government Code Section 54954.3(a).



**CITY OF LATHROP
CITY COUNCIL SPECIAL MEETING
MONDAY, MARCH 25, 2024, 5:30 P.M.
COUNCIL CHAMBER, CITY HALL
390 Towne Centre Drive, Lathrop, CA 95330**

AGENDA

PLEASE NOTE: There will be a Closed Session commencing at 5:15 p.m. The Special Meeting will reconvene at 5:30 p.m., or immediately following the Closed Session, whichever is later.

1. PRELIMINARY

1.1 CALL TO ORDER

1.2 CLOSED SESSION

1.2.1 CONFERENCE WITH LEGAL COUNSEL: Anticipated Litigation - Significant Exposure to Litigation Pursuant to Government Code Section 54956.8

- Property: APN : 210-210-01 (Address Not Available)
Agency Negotiator: Stephen J. Salvatore, City Manager
Negotiating Parties: River Islands Development, LLC.
Under Negotiations: Price and Terms of Negotiation

RECONVENE

1.2.2 REPORT FROM CLOSED SESSION

1.3 ROLL CALL

1.4 PLEDGE OF ALLEGIANCE

1.5 DECLARATION OF CONFLICT(S) OF INTEREST

2. SCHEDULED ITEM(S)

2.1 RESCIND PREVIOUS APPROVAL AND APPROVE MODIFIED FINAL MAP FOR TRACT 4131 VILLAGE "KK" AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 75 SINGLE FAMILY LOTS WITHIN OLD RIVER DISTRICT OF RIVER ISLANDS

Adopt Resolution Rescinding Previous Approval and Approving Modified Final Map for Tract 4131 Village "KK" within the Old River District, Totalling 75 Single Family Lots, and Subdivision Improvement Agreement with River Islands Stage 2B, LLC

- 2.2 APPROVE FINAL MAP, COMMON USE AGREEMENT, CFD ANNEXATION, AND SUBDIVISION IMPROVEMENT AGREEMENT FOR MULTI-FAMILY AND COMMERCIAL LOTS IN TRACT 4167 WITHIN THE TOWN CENTER DISTRICT OF RIVER ISLANDS
Adopt Resolution Approving Final Map for Tract 4167 within the Town Center District, for Multi-Family and Commercial Lots, a Common Use Agreement with Island Reclamation District 2062, Annexation into CFD 2023-1, and a Subdivision Improvement Agreement with Califia, LLC and River Islands Custom Homesites, LLC
- 2.3 APPROVE FINAL MAP, CFD ANNEXATION, IRREVOCABLE OFFER OF DEDICATION, AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 87 LOTS IN TRACT 4178 VILLAGE 40 WITHIN LAKE HARBOR WEST DISTRICT OF RIVER ISLANDS
Adopt Resolution Approving Final Map for Tract 4178 Village 40 within the Lake Harbor West District, Totaling 87 Single Family Lots, Annexation into CFD 2023-1, an Irrevocable Offer of Dedication, and Subdivision Improvement Agreement with River Islands Development Area 1, LLC
- 2.4 APPROVE LARGE LOT FINAL MAP AND SUBDIVISION IMPROVEMENT AGREEMENT FOR 23 UNDEVELOPABLE PARCELS IN TRACT 4205 WITHIN THE WOODLANDS EAST DISTRICT OF RIVER ISLANDS
Adopt Resolution Approving a Large Lot Final Map for Tract 4205 within the Woodlands East District, Totaling 23 Undevelopable Parcels, and Subdivision Improvement Agreement with Califia, LLC

SCHEDULED ITEM(S)

- 2.5 DISCUSS MODIFICATION TO THE RIVER ISLANDS PHASE 2 PARKS AND OPEN SPACE MASTER PLAN TO ADJUST THE C2 COMMUNITY PARK ACREAGE FROM 22.50 ACRES TO 21.59 ACRES AND AUTHORIZE THE CITY MANAGER TO EXECUTE THE LETTER OF AGREEMENT FOR FIRST PRIORITY USE FOR THE AUXILIARY GYM
Adopt Resolution Approving Modification to the River Islands Phase 2 Parks and Open Space Master Plan to Adjust the C2 Community Park Acreage from 22.50 Acres to 21.59 Acres and Authorize the City Manager to Execute the Letter Agreement for First Priority Use for the Auxiliary Gym
- 2.6 HEALTH BENEFITS FOR CITY COUNCILMEMBERS
Adopt Resolution Offering City Paid Health Benefits to City Councilmembers and Approving Related Budget Amendment

3. ADJOURNMENT

/Teresa Vargas/

Teresa Vargas, MMC, City Clerk