

**AGENDA  
CITY OF PATTERSON  
DOWNTOWN REVITALIZATION COMMITTEE  
SPECIAL MEETING**



**Monday, September 18, 2023  
5:00 p.m.**

**City of Patterson - City Hall  
1 Plaza  
City Council Chambers  
Patterson, California**

**THIS MEETING WILL BE PHYSICALLY OPEN TO THE PUBLIC. ALL MEMBERS OF THE PUBLIC MAY ALSO PARTICIPATE IN THE MEETING VIA TELECONFERENCE BY CALLING 1-669-900-6833 MEETING ID: 860 9298 8256 PASSWORD: 820463 AND WILL BE GIVEN THE OPPORTUNITY TO PROVIDE PUBLIC COMMENT. JOIN FROM A PC, MAC, IPAD, IPHONE, OR ANDROID DEVICE BY USING THIS URL:**

<https://us06web.zoom.us/j/86092988256?pwd=X64c8LXIBINatdswKFWba8UeqSThjR.1>

In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, please contact the Planning Department at (209) 895-8020. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting. [28 CFR 35.102-35.104 ADA Title II]

The DRC agenda and supporting public documents (if any) are available for viewing in City Hall, Planning Department, 1 Plaza, 2<sup>nd</sup> Floor, Patterson, California. The DRC agenda and supporting public documents (if any) are also available online on our City web site [www.ci.patterson.ca.us](http://www.ci.patterson.ca.us) listed under "Agenda Center" and listed under "Downtown Revitalization Committee" or you may contact the Planning Department directly at (209) 895-8020 or email [planning@ci.patterson.ca.us](mailto:planning@ci.patterson.ca.us)

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- 1. Call to Order**
- 2. Statements of Conflict**
- 3. Items from the Public**

The public wishing to address the Committee on items that do not appear on the agenda may do so; however, the Committee will take no action other than referring the item to staff for study and analysis and may place the item on a future agenda.

Any member of the audience desiring to address the Committee regarding a matter on the agenda, please state so at the time the item is announced by the Chairperson. In order that all interested parties have an opportunity to speak, any person addressing the Committee may be limited to a maximum of five (5) minutes.

- 4. Motion to approve DRC regular meeting minutes of August 14, 2023**
- 5. Discussion of Downtown Master Plan**
- 6. Discussion of simplistic process for applying for funding for upgrading downtown businesses**
- 7. Discussion of streamlining downtown event process**
- 8. Roles of the DRC**
- 9. Adjournment**

City of Patterson  
Downtown Revitalization Committee  
Regular Meeting Minutes  
August 14, 2023

1. **Call to Order**

The regular meeting of the Downtown Revitalization Committee (DRC) of August 14, 2023, was called to order at 5:04 p.m. by Chairperson Benefield.

**DRC Members Present:** Timothy Benefield, Michael Sidhu, Lisa Days, Ali Wright, Erica Ayala

**DRC Members Excused:** None

**City Staff Present:** Mayor Michael Clauzel (zoom), Community Development Director Stice and Downtown Revitalization Committee Secretary Melo

2. **Statements of Conflict** None

3. **Items from the Public** None

4. **Motion to approve DRC regular meeting minutes of July 10, 2023**

Committee Member Sidhu motioned to approve the July 10, 2023, DRC meeting minutes, and the motion was seconded by Vice Chairperson Wright with a 5-0 vote.

5. **Discussion of downtown master plan**

Community Development Director Stice stated that he's looking for direction and input from the DRC. The DRC asked questions of staff regarding the timeline. He stated that the joint workshop with the City Council and Planning Commission will be scheduled for August 29<sup>th</sup>. The workshop notice will be posted in the newspaper, on City website, on boards and to the downtown business community.

Naomi Jacobson stated that the Chamber of Commerce will get the information out about the workshop if she gets a copy of the flyer.

Shivaugn Alves stated that she can provide a booth at the farmer's market to get information out.

Committee Member Ayala stated that we can utilize the school district to get the word out.

Committee Member Sidhu suggested posting a sign on Ward Avenue and Sperry Avenue since it's a heavy traffic area.

Community Development Director Stice stated that at the next meeting he will provide what DRC roles are. He also stated that he asked consultants at RRM Design to provide content on our website to see

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status and next steps for Downtown Master Plan. He stated that at the last DRC meeting, the recommendation was made to provide graphics of a water feature, but he asked if the DRC wanted a plan view illustration or a vignette of the water feature. There was a consensus of the DRC to view vignette to get a better understanding of what it would look like.

Community Development Director Stice gave a circle lighting plan update and mentioned that the City Council was in favor of it as well as a landscaping plan around the historical building area. He stated that RRM Design will be providing a plan A and plan B concept for it. He asked the DRC to share features that would enhance the circle property from a landscape improvement mindset. He'd like a consensus from the group. City Council and City staff would like this to be a sub-project and well underway before master plan is adopted.

Committee Member Days suggested flowers around palm trees with mow strips. She also suggested a new, bigger walkway around the historic building and the three sidewalks that go out to the road.

Committee Member Ayala recommended a drip system or irrigation if flowers will be planted since they planted them before and they died since there was no irrigation there.

Community Development Director Stice recommended a trellis and vertical type shade areas. A member of the public suggested a pergola off to the side so as not to block the view of the building.

Naomi Jacobsen stated that mow strips around trees don't last, they crack because the trees grow. Members of the public asked that the electrical be updated around the circle.

Vice Chairperson Wright suggested asking for recommendation of a landscape architect as well.

Community Development Director Stice and City Engineer Ulloa will have a conference call this week with RRM to have a discussion and then get landscape proposals back. He stated that they should have a concept plan prepared to City within 3-4 weeks.

Committee Member Days asked if ramp to historic building can look like a part of the building instead of it just being added to the building.

Vice Chairperson Wright recommended that existing businesses update their buildings by painting, removing spiderwebs, etc. She also asked about city employees taking up downtown parking spots for 8-9 hours a day.

There was a consensus of the DRC to do uplighting on buildings and trees, revise and update electrical system, use mission style to complement the existing building, match ADA ramp with style of building, replace walkways, add a pergola without obstructing view of the building.

The agenda items for the next DRC meeting:

- simplistic process for applying for funding for upgrading downtown businesses, streamlining downtown event process, roles of the DRC

6. **Adjournment:** 6:23 p.m.

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