



CITY OF HUGHSON
ECONOMIC DEVELOPMENT COMMITTEE MEETING
CITY HALL COUNCIL CHAMBERS
7018 Pine Street, Hughson, CA

AGENDA
MONDAY, AUGUST 25, 2014 - 5:30 P.M.

CALL TO ORDER:

ROLL CALL:

Mayor Matt Beekman
Councilmember George Carr
Councilmember Jeramy Young
Business Member Marie Assali
Business Member Jim Duarte

Staff to be Present:

Raul L. Mendez, City Manager
Jaylen French, Community Development Director
Dominique Spinale, Assistant to the City Manager/City Clerk

1. PUBLIC BUSINESS FROM THE FLOOR (No Action Can Be Taken):

Members of the audience may address the City Council on any item of interest to the public pertaining to the City and may step to the podium, state their name and city of residence for the record (requirement of name and city of residence is optional) and make their presentation. Please limit presentations to five minutes. Since the City Council cannot take action on matters not on the agenda, unless the action is authorized by Section 54954.2 of the Government Code, items of concern, which are not urgent in nature can be resolved more expeditiously by completing and submitting to the City Clerk a "Citizen Request Form" which may be obtained from the City Clerk.

2. NEW BUSINESS:

- 2.1: Approval of Minutes of the July 28, 2014.
- 2.2: Discuss Status of Business Assistance for Lila Janet Trading Co.
- 2.3: Discuss Status of the Dollar General Presence in Hughson.

2.4: Discuss the Hughson Municipal Code Chapter 17.02 Zoning Districts Regarding Drive Through Windows for Restaurants.

2.5: Update by the Hughson Small Business Development Center.

3. EDC COMMENTS:

ADJOURNMENT:

WAIVER WARNING

If you challenge a decision/direction of the City Council in court, you may be limited to raising only those issues you or someone else raised at a public hearing(s) described in this Agenda, or in written correspondence delivered to the City of Hughson at or prior to, the public hearing(s).

RULES FOR ADDRESSING CITY COUNCIL

Members of the audience who wish to address the Economic Development Committee are requested to complete one of the forms located on the table at the entrance of the Council Chambers and submit it to the Committee. **Filling out the card is voluntary.**

AFFIDAVIT OF POSTING

DATE: August 22, 2014 **TIME:** 5:00pm
NAME: Dominique Spinale **TITLE:** Assistant to City Manager/City Clerk

AMERICANS WITH DISABILITIES ACT/CALIFORNIA BROWN ACT NOTIFICATION FOR THE CITY OF HUGHSON

This Agenda shall be made available upon request in alternative formats to persons with a disability; as required by the Americans with Disabilities Act of 1990 (42 U.S.C. Section 12132) and the Ralph M. Brown Act (California Government Code Section 54954.2).

Disabled or Special needs Accommodation: In compliance with the Americans with Disabilities Act, persons requesting a disability related modification or accommodation in order to participate in the meeting and/or if you need assistance to attend or participate in a City Council meeting, please contact the City Clerk's office at (209) 883-4054. Notification at least 48-hours prior to the meeting will assist the City Clerk in assuring that reasonable accommodations are made to provide accessibility to the meeting.

Notice Regarding Non-English Speakers:

Pursuant to California Constitution Article III, Section IV, establishing English as the official language for the State of California, and in accordance with California Code of Civil Procedures Section 185, which requires proceedings before any State Court to be in English, notice is hereby given that all proceedings before the City of Hughson City Council shall be in English and anyone wishing to address the Council is required to have a translator present who will take an oath to make an accurate translation from any language not English into the English language.

- General Information:** The Economic Development Committee meets in the Council Chambers on the fourth Monday of each month at 5:30 p.m., unless otherwise noticed.
- EDC Agendas:** The Economic Development Committee agenda is now available for public review at the City's website at www.hughson.org and City Clerk's Office, 7018 Pine Street, Hughson, California on the Friday, prior to the scheduled meeting. Copies and/or subscriptions can be purchased for a nominal fee through the City Clerk's Office.
- Questions:** Contact the City Clerk at (209) 883-4054



CITY OF HUGHSON
ECONOMIC DEVELOPMENT COMMITTEE MEETING
 CITY HALL COUNCIL CHAMBERS
 7018 Pine Street, Hughson, CA

MINUTES
MONDAY, JULY 28, 2014 - 5:30 P.M.

CALL TO ORDER: 5:30pm

ROLL CALL:

Councilmember George Carr
 Councilmember Jeramy Young
 Business Member Marie Assali

Mayor Matt Beekman - Absent
 Business Member Jim Duarte - Absent

Staff Present: Raul L. Mendez, City Manager
 Jaylen French, Community Development Director
 Dominique Spinale, Management Analyst

Others Present: Frank and Lilybeth George, Lila Janet Trading Co.
 Alan Seaton, Hughson Small Business Development Center

1. PUBLIC BUSINESS FROM THE FLOOR (No Action Can Be Taken): None

2. NEW BUSINESS:

2.1: Approval of Minutes of the May 27, 2014 and June 23, 2014 EDC Regular Meetings.

Motion by Councilmember Carr, Second by Councilmember Young (3-0).

2.2: Discuss and Consider Business Assistance for Lila Janet Trading Co.

Frank and Lilybeth George were present to discuss their new Lila Janet Trading Co. new and a possible request for business assistance to grow the business.

Alan Seaton, from the Hughson Small Business Development Center, also shared some history regarding the business model and plan. The Economic Development Committee was supportive of the concept, provided advice, and asked several questions (resale license, sales tax collection, distributors, etc). City staff was directed to work with the George's and bring back this item at a later date once these areas were clarified.

2.3: Discuss Status of the Proposed Business at 2224 Santa Fe Avenue (Formerly Known as the Husky Burger).

Community Development Director French provided an update on the proposed business at 2224 Santa Fe Avenue. It was reported that a potential business interest had contacted staff about partnering with Mr. Youkhana on the drive in business but had instead decided to not proceed forward at this time. It was also reported that he had inquired about the Cozy Corner establishment.

2.4: Discuss Status of the Dollar General Presence in Hughson.

Community Development Director French provided an update on recent discussions with Dollar General regarding a potential site in Hughson. He indicated that they were once again seriously looking in the downtown. The site being explored was at the terminus of 4th Street at Hughson Avenue.

2.5: Discuss the Hughson Municipal Code Chapter 17.02 Zoning Districts Regarding Drive Through Windows for Restaurants.

City Manager Mendez discussed the current prohibition per the Hughson Municipal Code on drive through windows for restaurants in the city limits. The Economic Development Committee discussed the history of this provision. City staff indicated that they would continue researching the item and bring it back to the Committee for further discussion in light of the Branding Iron's plan to bring back the walk-up/drive-up coffee element.

3. EDC COMMENTS: Alan Seaton discussed a conversation with the business owner at My Boutique to hold an event in the adjacent open lot to bring residents to the downtown.

ADJOURNMENT: 6:45pm.