

City Council Meeting Minutes



July 14, 2026

6:00 PM

City of Turlock Yosemite Room

156 S. Broadway, Turlock, California

1. CALL TO ORDER

Mayor Bublak called the meeting to order at 6:00 PM.

2. SALUTE TO THE FLAG

3. ROLL CALL AND DECLARATION OF CONFLICTS

Present: Councilmembers Cassandra Abram, Kevin Bixel, Erika Phillips, Vice Mayor Rebecka Monez and Mayor Amy Bublak

Absent: None

Councilmember Abram	Councilmember Bixel	Vice Mayor Monez	Councilmember Phillips	Mayor Bublak
None	None	None	None	None

4. APPROVAL OF AGENDA AS POSTED OR AMENDED

Motion: Approval of Agenda as posted, motioned by Vice Mayor Monez, seconded by Councilmember Abram and carried 5/0 by the following vote:

Councilmember Abram	Councilmember Bixel	Vice Mayor Monez	Councilmember Phillips	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

5. PROCLAMATIONS, RECOGNITIONS, ANNOUNCEMENTS, PRESENTATIONS, AND BRIEFINGS

- A. Recognition of Harry Boucher for Being Selected as Grand Marshal of the Independence Day Parade

Mayor Bublak presented a plaque to Harry Boucher in recognition of his contributions. Mr. Boucher expressed his appreciation for the recognition.

- B. Turlock Partnership Incentive Program Check Presentation: Spa REM (Economic Development)

Economic Development Manager Sims presented the check to REM Holistic Spa.

- C. Turlock Partnership Incentive Program Check Presentation: Gorilla Coatings (Economic Development)

**CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026**

Economic Development Manager Sims presented the check to Gorilla Coatings.

6. CONSENT CALENDAR

Mayor Bublak opened public comment at 6:10 PM and the following member of the public spoke:

Shawn Sheridan - Item 6B
Ron Bridegroom - Item 6D

With no further comments, Mayor Bublak closed public comment at 6:13 PM.

Action: Motion: by Vice Mayor Monez, seconded by Councilmember Abram, to adopt the Consent Calendar and carried 5/0 by the following vote:

Councilmember Abram	Councilmember Bixel	Vice Mayor Monez	Councilmember Phillips	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

- A. Accepting the Weekly Demands of June 5, 2026 through June 11, 2026 in the Amount of \$2,655,261.16, Payroll EFT March 1, 2026 through March 31, 2026 in the Amount of \$2,313,505.95, Weekly Demands of June 12, 2026 through June 18, 2026 in the Amount of \$865,348.72, Weekly Demands of June 19, 2026 through June 25, 2026 in the Amount of \$1,998,866.64 and Accounts Payable EFT April 1, 2026 through April 30, 2026 in the Amount of \$283,922.53.

Action: Approved Motion: Accepting the Weekly Demands of June 5, 2026 through June 11, 2026 in the Amount of \$2,655,261.16, Payroll EFT March 1, 2026 through March 31, 2026 in the Amount of \$2,313,505.95, Weekly Demands of June 12, 2026 through June 18, 2026 in the Amount of \$865,348.72, Weekly Demands of June 19, 2026 through June 25, 2026 in the Amount of \$1,998,866.64 and Accounts Payable EFT April 1, 2026 through April 30, 2026 in the Amount of \$283,922.53.

- B. Accepting the Minutes of the June 23, 2026, Regular City Council Meeting

Action: Approved Motion: Accepting the Minutes of the June 23, 2026, Regular City Council Meeting.

- C. In the Matter of Making Certain Findings and Determinations in Compliance with Section XIII.B of the California Constitution and Section 7910 of the California Government Code and Setting the Fiscal Year 2026-2027 Appropriation Limit for the City of Turlock (Finance)

Action: Approved Resolution No. 2026-088: Making certain findings and determinations in compliance with Section XIII.B of the California Constitution and Section 7910 of the California Government Code and setting the Fiscal Year 2026-2027 Appropriation Limit for the City of Turlock.

**CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026**

- D. Awarding Bid and Approving an Agreement for \$252,843 with California Building Structures Inc. for City Project No. 25-049 "Animal Control Facility Improvements" (Engineering)

Action: Approved Motion: Awarding bid and approving an Agreement with California Building Structures Inc. of Modesto, California in the amount of \$252,843.00 and authorizing a construction contingency amount of \$25,284 (10.0%) for the construction of City Project No. 25-049 "Animal Control Facility Improvements" to be funded by Fund 119 "American Rescue Plan Act (ARPA)".

Action: Approved Resolution No. 2026-089: Determining the award of bid for the construction of City Project No. 25-049 "Animal Control Facility Improvements" is exempt from the provisions of CEQA in accordance with Section 15301 (Existing Facilities) of the CEQA Guidelines.

- E. Approving the Final Map and Subdivision Improvement Agreement with Torre Reich Construction, Inc., Conditioned Upon Construction of Improvements for the Atherton Estates Subdivision (VTSM 2025-01, Development Project No. 25-054), Developed by Torre Reich Construction, Inc. (Engineering)

Action: Approved Motion: Approving the Final Map and Subdivision Improvement Agreement with TORRE REICH CONSTRUCTION, INC., conditioned upon construction of improvements for the ATHERTON ESTATES subdivision (VTSM 2025-01, Development Project No. 25-054), developed by TORRE REICH CONSTRUCTION, INC.

- F. Authorize the City Manager to Approve Payment to Winton-Ireland Strom & Green Insurance Agency, Inc., to Procure Insurance Coverage and Execute Insurance Agreements on Behalf of the City for Fiscal Year 2026-2027 Annual Insurance Renewals (Risk Management)

Action: Approved Motion: Authorize the City Manager to approve payment to Winton-Ireland Strom & Green Insurance Agency, Inc., to procure insurance coverage and execute insurance agreements on behalf of the City for Fiscal Year 2026-2027 annual insurance renewals of Airport Liability Insurance in the amount of \$5,738; Cyber Liability Insurance in the amount of \$24,762.17; Employment Practices Liability Insurance in the amount of \$49,460; Excess Workers' Compensation Insurance in the amount of \$147,147; Property Insurance, High Value Vehicle and Equipment Insurance, Crime Insurance and Bonds in the amount of \$364,852.70; and Sexual Misconduct and Molestation Liability Insurance in the amount of \$10,575.95.

- G. Authorize the Police Department to over hire one (1) Additional Police Officer Position, Effective July 15, 2026 (Human Relations)

Action: Approved Motion: Authorize the Police Department to over hire one (1) Additional Police Officer Position, Effective July 15, 2026.

- H. Authorizing the City Manager to Approve Payment to the Central San Joaquin Valley Risk Management Authority (CSJVRMA) for the Fiscal Year 2026-2027 Annual Renewals of the Pooled Liability Program, Low Value Vehicle Coverage, Employee Assistance Program, and General Administration Costs (Risk Management)

CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026

Action: Approved Motion: Authorizing the City Manager to approve payments to the Central San Joaquin Valley Risk Management Authority for the Fiscal Year 2026-2027 annual renewals of the Pooled Liability Program in the amount of \$3,103,122, Employee Assistance Program in the amount of \$10,733, and General Administration costs in the amount of \$22,619, all expensed to Fund 512; and Low Value Vehicle Coverage in the amount of \$895, expensed to various funds, for a total amount of \$3,137,368

- I. Approving the Purchase of Five (5) Ford Police Interceptor AWD Utility Vehicles from Folsom Lake Ford Pursuant to the State of California Contract No. 1-22-23-14C, for a Total Amount Not to Exceed \$315,741.10 (Fleet)

Action: Approved Motion: Approving the purchase of five (5) Ford Police Interceptor AWD Utility Vehicles from Folsom Lake Ford pursuant to the State of California Contract No. 1-22-23-14C, for a total amount not to exceed \$315,741.10 expensed to Fund 506 "Vehicle/Equipment Replacement" in accordance with Turlock Municipal Code Section 2-7-08(b)(5) allowing the use of joint, cooperative, or leveraged purchasing plans and not requiring an additional City bid procedure

- J. Awarding a Contract to Trane U.S. Inc. in the Amount of \$1,480,297.50 for Heating, Ventilation, Air Conditioning and Refrigeration Repair and Maintenance (Maintenance)

Action: Approved Motion: Awarding RFP No. 2026-RFP-020 and approving an Agreement with Trane U.S. Inc. for preventative maintenance, filter change-out, and repair services for Heating, Ventilation, Air Conditioning and Refrigeration (HVACR) for owned and leased buildings, for a total of five (5) years in an amount not-to-exceed \$1,480,297.50, funded by various General Ledger accounts relative to the location and nature of service

- K. Authorizing the Submission of a Measure L Rail Services Grant Application to StanCOG for Fiscal Year 2026-27 and 2027-28 for an On-Demand Rail Connectivity Project (\$1,250,000) (Transit)

Action: Approved Resolution No. 2026-090: Authorizing the submission of a Measure L Rail Services grant application to the Stanislaus Council of Governments (StanCOG) for FY 2026-27 and 2027-28 for the following project: On-Demand Rail Connectivity Project (\$1,250,000).

- L. Reaffirming the Emergency Declaration and Determining the Construction of City Project No. 26-041 "Animal Control Freezer Evaporator and Condenser Replacement" is Exempt from Provisions of CEQA (Engineering)

Action: Approved Motion: Reaffirming the determination made by the City Manager in response to the emergency created by the inoperative freezer unit at the Animal Control Facility and finding that the emergency will not permit a delay resulting from a competitive solicitation for bids pursuant to Public Contract Code Section 22050(c)(2)

Action: Approved Resolution No. 2026-091: Determining the construction of City Project No. 26-041 "Animal Control Freezer Evaporator and Condenser Replacement" is exempt from the provisions of CEQA in accordance with Section 15302 (Replacement or Reconstruction) of the CEQA Guidelines.

**CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026**

7. FINAL READINGS

None

8. PUBLIC HEARINGS

- A. First Reading of an Ordinance Amending Turlock Municipal Code Title 5 (Public Welfare, Morals, and Conduct) Chapter 17 (Itinerant Vendors) and Adding Turlock Municipal Code Title 5 (Public Welfare, Morals, and Conduct) Chapter 29 (Sidewalk Vendors) (City Attorney)

Attorney George Petrulakis presented the item.

Mayor Bublak opened public comment at 6:14 PM and the following members of the public spoke:

Ron Bridegroom
Harry Boucher

With no further comments, Mayor Bublak closed public comment at 6:16 PM.

Motioned by Vice Mayor Monez, seconded by Councilmember Bixel and carried 5/0 by the following vote:

Councilmember Abram	Councilmember Bixel	Vice Mayor Monez	Councilmember Phillips	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

Action: Approved the First Reading of an Ordinance Amending Turlock Municipal Code Title 5 (Public Welfare, Morals, and Conduct) Chapter 17 (Itinerant Vendors) and Adding Turlock Municipal Code Title 5 (Public Welfare, Morals, and Conduct) Chapter 29 (Sidewalk Vendors).

9. ACTION ITEMS

- A. Awarding Bid and Approving Agreements with Ensure Utility Inc. dba Phoenix Water Solutions in the Amount of \$1,603,290 and Willdan Engineering in the Amount of \$317,713 for City Project No. 25-057 "System Wide AMI and Water Meter Installation – Phase 1" (Engineering)

Municipal Services Chris Fisher presented the item.

Mayor Bublak opened public comment at 6:23 PM and the following members of the public spoke:

Milt Trieweller
John Gabelon

With no further comments, Mayor Bublak closed public comment at 6:25 PM.

Motioned by Vice Mayor Monez, seconded by Councilmember Abram and carried 5/0 by the following vote:

**CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026**

Councilmember Abram	Councilmember Bixel	Vice Mayor Monez	Councilmember Phillips	Mayor Bublak
Yes	Yes	Yes	Yes	Yes

Action: Approved Motion: Awarding bid and approving an Agreement with Ensure Utility Inc dba Phoenix Water Solutions, of Phoenix, Arizona in the amount of \$1,603,290.00 and authorizing a construction contingency amount of \$160,329 (10.0%) for the construction of City Project No. 25-057 "System Wide AMI and Water Meter Installation – Phase 1" to be funded by Fund 420 "Water Enterprise".

Action: Approved Motion: Approving an Agreement with Willdan Engineering of Anaheim, California in the amount of \$317,713.00 for construction management services for City Project No. 25-057 "System Wide AMI and Water Meter Installation – Phase 1" to be funded by Fund 420 "Water Enterprise".

Action: Approved Resolution 2026-092: Determining the award of bid for the construction of City Project No. City Project No. 25-057 "System Wide AMI and Water Meter Installation – Phase 1" is exempt from the provisions of CEQA in accordance with Section 15302 (Replacement or Reconstruction) of the CEQA Guidelines.

10. PUBLIC PARTICIPATION

Mayor Bublak opened public comment at 6:26 PM and the following members of the public spoke:

Ron Bridegroom
Guneet Bella
Chris Jelinek
Shawn Sheridan
Milt Triewailer

With no further comments, Mayor Bublak closed public comment at 6:41 PM.

11. CITY MANAGER REPORTS/UPDATES

A. Monthly Department Reports

Mayor Bublak welcomed the new City Manager, Dr. Murphy. The City Manager acknowledged the welcome, recognized the new Fire Deputy Chief Serpa, and expressed his commitment to serving the City.

12. CLOSED SESSION

None

13. COUNCILMEMBER COMMENTS, ANNOUNCEMENTS AND FUTURE ITEMS

Councilmember Abram welcomed Dr. Murphy and Chief Serpa and thanked the City Clerk for the work and effort invested in adapting to the recent meeting changes. She emphasized the importance of maintaining flexibility during this transition period and expressed appreciation to the resident who spoke

CITY OF TURLOCK
CITY COUNCIL
REGULAR MEETING MINUTES
Tuesday, July 14, 2026

in support of the Youth Council.

Councilmember Bixel welcomed Dr. Murphy and stated that he looks forward to working with him.

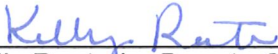
Vice Mayor Monez commended the resident who addressed the Council regarding the Youth Council. She also expressed appreciation for the ongoing replacement of water meters throughout the City and praised the Police Department for its efforts and strong collaboration with the County's law enforcement agencies.

Mayor Bublak recognized the Downtown Association and the Chamber of Commerce for organizing a successful Fourth of July celebration. She also noted that Transit is offering free rides to the fair.

14. ADJOURNMENT

Mayor Bublak adjourned the meeting at 6:48 PM.

Respectfully Submitted,



Kelly Renteria, Deputy City Clerk