THE BOARD OF SUPERVISORS
OF THE COUNTY OF STANISLAUS
STATE OF CALIFORNIA

Regular Session Tuesday November 3, 2026
All Supervisors Present
Pledge of Allegiance to the Flag

Invocation was given by Pastor Rubio with Star of David Community Church, Modesto.

Counsel Boze announced closed session topics listed on the agenda to provide public notice should any technical disruption occur. The Board also approved adding two closed session Items Too Late for the Agenda, and an opportunity was given to the public to address matters listed under Closed Session.

**12.2** Conferenced with Real Property Negotiations: Pursuant to Government Code §54956.8; Property: Multiple County Owned Parcels located at Woodward Reservoir; County Negotiators: Jewel Warr and Thomas Boze; Negotiating Party: South San Joaquin Irrigation District; Under Negotiation: Both Terms of Payment and Price.

First Vote: B. Condit/Withrow unan. **Approval of Findings Required to Add an Item Too Late for the Agenda** - Pursuant to Government Code Section 54954.2(b)(2), the Board finds that there is a need to take immediate action to add closed session matter Conference with Real Property Negotiations: Pursuant to Government Code §54956.8; Property: Multiple County Owned Parcels located at Woodward Reservoir; County Negotiators: Jewel Warr and Thomas Boze; Negotiating Party: South San Joaquin Irrigation District; Under Negotiation: Both Terms of Payment and Price – County Counsel

Second Vote: B. Condit/Withrow unan. **Authorization for an Item Too Late for the Agenda** - The Board authorized placing Conference with Real Property Negotiations: Pursuant to Government Code §54956.8; Property: Multiple County Owned Parcels located at Woodward Reservoir; County Negotiators: Jewel Warr and Thomas Boze; Negotiating Party: South San Joaquin Irrigation District; Under Negotiation: Both Terms of Payment and Price as an additional item for consideration during Closed Session – County Counsel

**12.3** Conferenced with Legal Counsel – Existing Litigation: Pursuant to Government Code Section 54956.9(d)(1). One Case: County of Stanislaus v. Martin Family Holdings LLC, et al., Stanislaus County Superior Court, Case No. CV-23-002747.

First Vote: C. Condit/Withrow unan. **Approval of Findings Required to Add an Item Too Late for the Agenda** - Pursuant to Government Code Section 54954.2(b)(2), the Board finds that there is a need to take immediate action to add closed session matter Conference with Legal Counsel – Existing Litigation: Pursuant to Government Code Section 54956.9(d)(1). One Case: County of Stanislaus v. Martin Family Holdings LLC, et al., Stanislaus County Superior Court, Case No. CV-23-002747 – County Counsel

Second Vote: Withrow/C. Condit unan. **Authorization for an Item Too Late for the Agenda** - The Board authorized placing Conference with Legal Counsel – Existing Litigation: Pursuant to Government Code Section 54956.9(d)(1). One Case: County of Stanislaus v. Martin Family Holdings LLC, et al.,

Stanislaus County Superior Court, Case No. CV-23-002747, as an additional item for consideration during Closed Session – County Counsel

CEO Hayes presented a commendation to Assessor Don Gaekle upon his retirement and presented him with his 40-year Employee Service Award.

CEO Hayes presented Treasurer-Tax Collector Donna Riley with a commendation in recognition of her retirement.

Mandip Dhillon from Auditor-Controller; Lucas Thompson from HSA; Andrea Rush-McNeel from ITC and Larry Cupit from the Sheriff's Office received their 25-year Employee Service Award; and, Karyn Clark with BHRS and Julie Early with HSA received their 30-year Employee Service Award.

Chairman Chiesa acknowledged receipt of written public comments. He noted that all public comments submitted via email were distributed to the members of the Board of Supervisors.

Jay Mackerer, representing Gordian, spoke regarding the Bonita Pool project in Crows Landing, which was selected as a finalist for Gordian's 2025 Job Order Contracting Awards, and presented plaques to all the Board members.

Bryan Evitt voiced concerns regarding housing affordability, property tax policies, and housing development impacts, and urged the Board to consider measures that promote family asset preservation and community stability.

Grewal/C. Condit unan. Adopted the consent calendar

**5.A.1** Approved the minutes of 10/20/2026

**5.B.1** Approved the First Amendment to the Lease between Stanislaus County and Rodin Farms, LLC, for 1,568 square feet of retail and commercial space at 10th Street Place; authorized the lease revenue, which is considered Discretionary Revenue, to be posted directly to the GSA 10th Street Place First Floor Retail budget that offsets first-floor space operational costs; and, authorized the GSA Director/Purchasing Agent, or designee, to execute the amendment – GSA

**5.B.2** Authorized increases in spending authority for the software and digital product agreements, as detailed in the attached Software Sales Taxation Contract Summary, for sales and use taxes imposed as a result of Senate Bill 122, Chapter 23, Statutes of 2026 (SB 122), effective 01/01/2027; authorized the GSA Director/Purchasing Agent, or designee, to amend the identified agreements, as necessary, to increase the not-to-exceed amounts solely for applicable sales and use taxes resulting from SB 122, including changes in applicable tax rates during the remaining terms of the agreements, subject to available appropriations; and, authorized the GSA Director/Purchasing Agent, or designee, or previously authorized Department Head, as applicable, to sign and execute amendments necessary to implement the actions authorized by this Board Agenda Item – GSA

**5.B.3** Authorized the Sheriff to retroactively accept the 2025 Edward Byrne Memorial Justice Assistance Grant funding in the amount of $142,945 to enhance criminal justice processes; authorized the Chairman to sign the Memorandum of Agreement between the County of Stanislaus and the City of Modesto for the Justice Assistance Grant (JAG) Program Award; authorized the Chairman to sign the Certificates and Assurances form for the Justice Assistance Grant (JAG) Program Award; and, directed the Auditor-Controller to increase appropriations by a total of $165,834 in the Sheriff JAG and Administration budgets and estimated revenue by $176,295 in the Sheriff JAG, Probation Field Services,

and Sheriff Administration budgets, as described in the fiscal impact and budget journal, attached to the agenda item – Sheriff

**5.B.4** Adopted a resolution authorizing the CSA Director, or designee, to apply for and accept, if awarded, the California Department of Housing and Community Development Transitional Housing Program (THP) Round 8 and the Housing Navigation and Maintenance Program (HNMP) Round 5 allocations; and, authorized the CSA Director, or designee, to sign, enter into, execute, and deliver any and all documents required or deemed necessary to be awarded the THP Round 8 and HNMP Round 5 allocations and any amendments to such documents consistent with the County Purchasing Policy and within budget authority – CSA

**5.B.5** Accepted the July 2026 Investment Report for the Stanislaus County Treasury Pool; and, authorized the Chairman to sign on behalf of the Board that the report has been reviewed and accepted – Treasurer / Tax Collector

**5.B.6** Approved the Certification Statement for California Children's Services for FY 2026-2027; approved the Certification Statement for the Health Care Program for Children in Foster Care for FY 2026-2027; and, authorized the Chairman to sign the Certification Statements for California Children's Services and the Health Care Program for Children in Foster Care for FY 2026-2027 – HSA

**5.B.7** Authorized the Registrar of Voters to expend $541,000 of funding allocated from the State of California through the Budget Act of 2026 to improve election efficiencies; and, directed the Auditor-Controller to increase estimated revenue and appropriations by $541,000 in the Clerk Recorder – Elections budget, as detailed in the budget journal, attached to the agenda item – Elections

**5.B.8** Approved an emergency update in accordance with California Public Contract Code Section 22050 for emergency temporary repairs to Basso and Old La Grange Pedestrian Bridges; affirmed emergency declaration remains necessary and authorized staff to proceed with needed repairs to Old La Grange Pedestrian Bridges; and, authorized the Director of Public Works to take any appropriate action necessary to carry out the purpose and intent of these recommendations – Parks

**5.B.9** Accepted an update on the investment of American Rescue Plan Act Funds into Stanislaus 2030 Investment Blueprint Strategies for the Period 07/01/2026 through 09/30/2026 – CEO

**5.B.10** Approved the commendations for the 2026 Stanislaus County Veterans of the Year in celebration of Veterans and Military Families Month – Aging and Veterans Services

**5.B.11** Authorized the CEO, or designee, to negotiate and execute a reciprocal access license agreement with South San Joaquin Irrigation District in connection with closure of Woodward Reservoir; and, authorized the CEO, or designee, to negotiate and execute an interim cost-sharing agreement with South San Joaquin Irrigation District in connection with closure of Woodward Reservoir – CEO

**5.B.12** Amended the Salary and Position Allocation Resolution to reflect the recommended changes outlined in the Staffing Impact section of the report, effective the first full pay period following the Board approval, to support the Sheriff's Office in meeting the California Advancing and Innovating Medi-Cal Providing Access and Transforming Health Justice-Involved Grant objectives; and, directed the Auditor-Controller to increase appropriations and estimated revenue by $85,861 in both the Public Defender budget and the Sheriff's Detention budget, as detailed in the budget journal, attached to the agenda item – Sheriff

**5.B.13** Introduced and waived the first reading of Ordinance C.S. 1422 adding Section 2.52.160 to Chapter 2.52 of the Stanislaus County Code, designating Fire Hazard Severity Zones and the 2025 Stanislaus County Fire Hazard Severity Zone Map as recommended by the Office of the State Fire Marshal – OES/Fire Warden

**5.C.1** Approved the Contribution Agreement between the City of Turlock and Stanislaus County for the City of Turlock Montana Park multi-sport court project; approved the contribution of $150,000 of Supervisorial District 2 Building Community Infrastructure Funds to the City of Turlock Montana Park multi-sport court project; and, authorized the CEO to execute the Contribution Agreement between the City of Turlock and Stanislaus County for the City of Turlock Montana Park multi-sport court project – PW

**5.C.2** Approved the plans and specifications for the Pioneer Avenue over Lone Tree Creek Bridge Replacement, Federal Aid Project No. BRLO-5938(261); awarded a construction contract to Goodfellow Bros. California, LLC, in the amount of $1,995,500, for the Pioneer Avenue over Lone Tree Creek Bridge Replacement Project; authorized the Public Works Director to act as Project Manager for this project; authorized the Director of Public Works, acting as Project Manager, to execute a contract with Goodfellow Bros. California, LLC, in the amount of $1,995,500 and to sign necessary documents; authorized the Director of Public Works to execute change orders, not-to-exceed 10%, in accordance with the Public Contract Code, Sections 20137 and 20142; authorized the Director of Public Works to accept the completed improvements and perform all necessary closeout activities upon project completion; approved a Professional Construction Management Services Agreement with Dewberry Engineers, Inc., in the not-to-exceed amount of $326,390 for Construction Management of the Pioneer Avenue over Lone Tree Creek Bridge Replacement Project; authorized the GSA Director/Purchasing Agent to execute a Professional Construction Management Services Agreement with Dewberry Engineers, Inc., for Construction Management of the Pioneer Avenue over Lone Tree Creek Bridge Replacement Project in the not-to-exceed amount of $326,390; directed the Auditor-Controller to increase estimated revenue and appropriations by $2,767,711 in the Public Works Pioneer over Lone Tree Creek Bridge Project Legal Budget Unit, as detailed in the budget journal, attached to the agenda item; and, authorized the Director of Public Works to take any appropriate action necessary to carry out the purpose and intent of these recommendations – PW

**5.C.3** Approved Amendment No.1 to the Professional Construction Management Services Agreement with Ghirardelli Associates for the Urban Pocket Area 44 – Riverdale Park Tract Project in the amount of $105,124; authorized the GSA Director/Purchasing Agent to execute Amendment No.1 to the Professional Services Agreement with Ghirardelli Associates for Construction Management Services for the Urban Pocket Area 44 – Riverdale Park Tract Project in the amount of $105,124 and to sign necessary documents; approved an increase of ARPA funds in the amount of $392,890 to the Project Construction Budget for the Urban Pocket Area 44 – Riverdale Park Tract Project; directed the Auditor-Controller to increase estimated revenue and appropriations by $392,890 in the Public Works Urban Pocket Infrastructure Project budget unit; and, authorized the Director of Public Works to take any appropriate action necessary to carry out the purpose and intent of these recommendations – PW

**5.C.4** Approved the purchase of two Peterbilt 548 dump trucks from Rush Truck Centers of California, in the amount of $557,275; authorized the GSA Director/Purchasing Agent to issue a purchase order for two Peterbilt 548 dump trucks using the Sourcewell Cooperative Purchasing Contract No. 032824-RTG and sign all necessary documents; and, directed the Auditor-Controller to increase appropriations by $557,275 in the Public Works - Morgan Shop Legal Budget Unit, as detailed in the budget journal, attached to the agenda item – PW

Grewal/C. Condit unan. **6.1** Finds that the proposed ordinance is exempt under the provisions of the CEQA pursuant to CEQA Guidelines Article 19, Categorical Exemption, Sections 15303 and 15308, and Article 5, Common Sense Exemption, Section 15061 (b)(3); finds and determined that greenhouse gas and criteria pollutant emissions pose an immediate threat to the health, safety, and welfare of County residents, which requires adoption of the proposed ordinance as an urgency measure that will take effect immediately; and, introduced, waived the reading, and adopted, as an Urgency Measure, Ordinance C.S. 1421 amending Title 16 of the Stanislaus County Code to address small residential rooftop solar energy systems, electric vehicle charging stations, and hydrogen fueling stations – Planning

C. Condit/Grewal unan. **6.2** Conducted the scheduled public hearing on 11/03/2026, to receive public comment, under the requirements of the Tax and Equity Fiscal Responsibility Act (TEFRA) and the Internal Revenue Code of 1986, in connection with the proposed issuance tax-exempt bonds by the California Municipal Finance Authority (CMFA), a Joint Exercise of Powers Authority (JPA) and public entity of the State of California; and, adopted the attached resolution to approve the issuance of tax-exempt bonds by the CMFA, not to exceed $26 million, for the benefit of Lumira Healthcare, a California nonprofit public benefit corporation to provide for the financing of the capital projects located at 2116 East Orangeburg Avenue, Modesto; 1444 Florida Avenue, Modesto; a parking lot located at 115 Claradell Avenue, Modesto; and 1830 Mitchell Road, Ceres – CEO

Grewal/B. Condit unan. **7.1** Approved the exchange of funding between ARPA County Island Communities Projects and the Crows Landing Industrial Business Park Project, as described in the staff report; accepted an update on Stanislaus County's $55.8 million investment of ARPA funding to County Island Communities Projects; accepted an update on Stanislaus County's $12 million investment of ARPA funding to Economic Development in the Crows Landing Industrial Business Park; authorized the Director of Public Works to reallocate funds between the various ARPA County Island Communities Projects and the Crows Landing Industrial Business Park Project; and, authorized the Director of Public Works to take any appropriate action necessary to carry out the purpose and intent of these recommendations – PW

B. Condit/C. Condit unan. **7.2** Approved an increase to the project construction budget for the Urban Pocket Area 41 – Topeka-Santa Fe Project by $90,000 from $4,805,168 to $4,895,168; retroactively approved Contract Change Order Numbers 19 through 23 to the Construction Agreement with George Reed, Inc., for unforeseen site conditions and project overruns in the amount of $90,000 for the Urban Pocket Area 41 – Topeka Santa Fe Project; authorized the Director of Public Works to execute Change Orders with George Reed, Inc., in the amount of $90,000, and sign necessary documents; approved an increase to the project construction budget for the Couchman-McGerry Sidewalk Project by $210,165 from $405,922 to $616,087; approved Contract Change Order Number 1 to the Construction Agreement with United Pavement Maintenance, Inc., for the construction of sidewalks and project overruns in the amount of $210,165 for the Couchman-McGerry Sidewalk Project; authorized the Director of Public Works to execute Change Orders with United Pavement Maintenance, Inc., in the amount of $210,165, and to sign necessary documents; directed the Auditor-Controller to increase estimated revenues and appropriations by $300,165 in the Public Works Urban Pocket Infrastructure Project budget unit; and, authorized the Director of Public Works to take any appropriate action necessary to carry out the purpose and intent of these recommendations – PW

B. Condit/Withrow unan. **7.3** Finds that the public interest and necessity require the Crabtree Road Bridge over Dry Creek Replacement Project; finds that the Crabtree Road Bridge over Dry Creek Replacement Project is planned or located in the manner that will be the most compatible with the greatest public good and the least private injury; finds that the interests in the properties sought to be acquired and described in the Resolution of Necessity are necessary for the Project, attached to the agenda item; finds

that the offer required by Government Code section 7267.2 has been made to the parcel owner(s); adopted a Resolution of Necessity attached to the agenda item; and, authorized County Counsel to initiate eminent domain proceedings to acquire the subject property – PW

**Corr 1** Referred to the DER, a letter from the NMIP Fire & Water regarding chemicals in their water system exceeding the notification levels for PFAS.

Supervisor C. Condit reported that a community cleanup will be held on Saturday, 11/07/2026, in Grayson at the Grayson Community Center from 7:00 a.m. to 1:00 p.m.; and that an Immigration Town Hall meeting will be held on Wednesday, 11/18/2026 at 7:00 p.m. at the Salvation Army Modesto Red Shield Community Center, 1649 Las Vegas Street, Modesto, with participation from Sheriff Dirkse and a representative from Congressman Adam Gray's office.

Chairman Chiesa reported that he will attend a study session with the San Joaquin Valley Air Pollution Control District Board at Bass Lake on Wednesday and Thursday and encouraged everyone to vote.

CEO Hayes announced that Stanislaus County vote centers would remain open until 8:00 p.m. and that vote center and official ballot drop-box locations are available at stanvote.gov. He also reported that, as part of the North County Corridor project, Roselle Avenue between Plainview Road and Claribel Road would be closed to through traffic from 7:00 p.m. on Tuesday, 11/03/2026 until 4:00 a.m. on Wednesday, 11/04/2026.

Prior to adjourning into Closed Session an opportunity was given to the public to address matters listed under Closed Session.

Adjourned to closed session at 11:16 a.m.

**12.1** Conferenced with Legal Counsel – Existing Litigation: Pursuant to Government Code Section 54956.9(d)(1). One Case: Arshad Wood v. County of Stanislaus, et al., United Sates District Court Eastern District of California, Case No. 2:21-cv-1572-TLN-KJN PS. No reportable action taken.

**12.2** Conferenced with Real Property Negotiations: Pursuant to Government Code §54956.8; Property: Multiple County Owned Parcels located at Woodward Reservoir; County Negotiators: Jewel Warr and Thomas Boze; Negotiating Party: South San Joaquin Irrigation District; Under Negotiation: Both Terms of Payment and Price. No reportable action taken.

**12.3** Conferenced with Legal Counsel – Existing Litigation: Pursuant to Government Code Section 54956.9(d)(1). One Case: County of Stanislaus v. Martin Family Holdings LLC, et al., Stanislaus County Superior Court, Case No. CV-23-002747. No reportable action taken.

Adjourned at 1:26 p.m.

ATTESTED: MARY E. HARTSFIELD, Clerk of the Board of Supervisors
of the County of Stanislaus
State of California

BY: KELLY RODRIGUEZ, Assistant Clerk of the Board of Supervisors
(The above is a summary of the minutes of the Board of Supervisors. Complete minutes are available from the Clerk of the Board's Office.)