



124 N. Cloverdale Boulevard  
Cloverdale, CA 95425  
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[www.cloverdale.net](http://www.cloverdale.net)

## MINUTES - FINAL

### REGULAR MEETING OF THE CITY COUNCIL AND JOINT MEETING OF THE CLOVERDALE COMMUNITY DEVELOPMENT SUCCESSOR AGENCY BOARD OF DIRECTORS

WEDNESDAY, OCTOBER 25, 2023  
6:00 PM

CLOVERDALE PERFORMING ART CENTER  
209 N. CLOVERDALE BOULEVARD, CLOVERDALE, CA 95425

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CLOSED SESSION  
124 N. CLOVERDALE BLVD.  
5:00 PM

#### 1. OPENING CLOSED SESSION

##### 1.A Call to Order

Mayor Lands called the meeting to order at 5:05 p.m.

##### 1.B Roll Call

Present: Mayor Lands, Vice Mayor Wolter, Councilmembers: Bagby, Morgenstern, Wheeler  
Absent: None.

##### 1.C Closed Session Agenda Review (Changes and/or Deletions)

None.

#### 2. PUBLIC COMMENTS ON CLOSED SESSION AGENDA:

None.

#### 3. RECESS TO CLOSED SESSION TO HEAR THE FOLLOWING ITEM(S):

##### 3.A CONFERENCE WITH LEGAL COUNSEL - ANTICIPATED LITIGATION

Pursuant to Government Code Section 54956.9(d)(4) (one case):  
Potential Litigation against 3M Company and DuPont de Nemours,  
Inc. Related to per and Poly-Fluoroalkyl Substances ("PFAS")

Item was received and filed.

Mayor Lands adjourned Closed Session at 5:46 p.m.

**OPEN SESSION**  
**209 N. CLOVERDALE BLVD.**  
**6:00 PM**

**A. OPENING PUBLIC SESSION**

**A.1 Call to Order**

Mayor Lands called the meeting to order at 6:01 p.m.

**A.2 Pledge of Allegiance**

Mayor Lands led the pledge of allegiance.

**A.3 Roll Call**

Present: Mayor Lands, Vice Mayor Wolter, Councilmembers: Bagby, Morgenstern, Wheeler  
Absent: None.

**A.4 Conflict of Interest Declaration**

None.

**A.5 Report Out on Closed Session**

None.

**A.6 Agenda Review (Changes and/or Deletions)**

None.

**B. PUBLIC COMMENTS**

Public Comment(s):

Rob Koslowsky  
Adina Flores  
Shelby Pryor  
Angela Cordova

**B.1 Written Correspondence**

S. Ipolani Bovee

**C. COMMUNICATIONS**

None.

**D. STUDENT LIAISON REPORT**

Student Liaison Gallego reported.

**E. PROCLAMATIONS**

**E.1 Condemning Terrorism**

Mayor Lands read the proclamation.

Public Comment(s):  
Joanne Mitzel  
Reece Foxen

**F. PRESENTATIONS**

None.

**G. CONSENT CALENDAR**

A motion was made by Vice Mayor Wolter, seconded by Councilmember Wheeler, to waive reading of the text and adopt the Consent Calendar.

The motion carried by the following vote:

Yes: (5) Mayor Lands, Vice Mayor Wolter, Councilmembers: Bagby, Morgenstern, Wheeler

No: (0) None

Abstain: (0) None

Absent: (0) None

**G.1 Minutes Approval - October 11, 2023**

**Action:** Approved as submitted.

**G.2 Cancellation of the November 22, 2023 and December 27, 2023 regularly scheduled City Council meetings due to proximity to Federal Holidays**

**Action:** Approved as submitted.

**H. PUBLIC HEARINGS**

None.

**I. NEW BUSINESS**

**I.1 Urban Growth Boundary Ballot Initiative discussion and direction**

Assistant City Manager Thompson and City Manager Kelley presented and responded to Councilmember inquiries and comments.

Public Comment(s):  
Reece Foxen provided suggestions.

Council discussed and provided direction to Staff.

Public Comment(s):  
Howard Bogert from Clear Water Ranch spoke.

**I.2 First Amendment to the Facility Use Agreement with the Cloverdale Performing Arts Center**

City Manager Kelley presented.

A motion was made by Councilmember Bagby, seconded by Vice Mayor Wolter, to waive reading of the text and adopt:

RESOLUTION NO. 076-2023 ENTITLED: RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CLOVERDALE APPROVING THE FIRST AMENDMENT TO THE FACILITY USE AGREEMENT WITH THE CLOVERDALE PERFORMING ARTS CENTER.

The motion carried by the following vote:

Yes: (5) Mayor Lands, Vice Mayor Wolter, Councilmembers: Bagby, Morgenstern, Wheeler

No: (0) None

Abstain: (0) None

Absent: (0) None

#### **J. SUBCOMMITTEE REPORTS**

Subcommittee Agendas, Approved Minutes, and Media are available at [www.cloverdale.net/agendacenter](http://www.cloverdale.net/agendacenter).

**Finance, Administration & Police:** Chair Lands and Vice Chair Bagby

Last Meeting [Agenda](#) | Next Meeting - November 6, 2023

**Homelessness Community Advisory Group:** Chair Wheeler and Vice Chair Morgenstern

Last Meeting [Agenda](#) | Next Meeting - TBD, 2024.

**Joint City/Cloverdale Unified School District:** Chair Lands and Vice Chair Morgenstern

Last Meeting [Agenda](#) | Next Meeting - December 18, 2023

**Planning and Sustainability:** Chair Bagby and Vice Chair Wolter

Last Meeting [Agenda](#) | Next Meeting - December 19, 2023

**Public Works and Facilities:** Chair Wolter and Vice Chair Wheeler

Last Meeting [Agenda](#) | Next Meeting - November 28, 2023 (October 24, 2023 - Cancelled)

#### **K. COUNCILMEMBER REPORTS**

None.

##### **K.1 Written Reports**

Councilmember Bagby.

#### **L. LEGISLATIVE REPORTS, LETTERS OF SUPPORT/OPPOSITION**

None.

#### **M. CITY MANAGER/CITY ATTORNEY REPORTS**

None.

**N. COUNCIL DIRECTION ON FUTURE AGENDA ITEMS**

Proclamation Discussion.

**O. ADJOURNMENT**

Mayor Lands adjourned the meeting at 7:27 to the next regular meeting of the Cloverdale City Council scheduled for November 8, 2023.

**APPROVED ON:** November 8, 2023



*[Handwritten signature]*  
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Mike Maloney, City Clerk