



AGENDA

REGULAR MEETING OF THE DIXON CITY COUNCIL

July 21, 2026

**CITY OF DIXON
600 EAST A STREET
COUNCIL CHAMBERS
7:00 P.M.**

*Reception Honoring the Retirement of City Manager
Jim Lindley Immediately Following Meeting*

NOTICE TO PUBLIC

GENERAL NOTES

- The City of Dixon is committed to providing full access to these proceedings. Individuals with special needs are encouraged to email cityclerk@cityofdixonca.gov, call 678-7000 (voice) or 678-1489 (TTY) at least 48 hours in advance of the meeting to ensure the requested accommodation is readily available at the start of the meeting. The Council Chamber is accessible to individuals in wheelchairs and special hearing assistance devices are provided upon request.
- The City does not produce a verbatim transcription of its proceedings. Anyone who desires a verbatim record of this meeting should call the City Clerk/Recording Secretary in advance of the meeting to discuss acceptable methods of and arrangements for transcription. Such arrangements will be at the sole expense of the individual requesting the record. All meetings are video recorded. DVD copies are available at the Dixon Public Library and at City Hall following the meeting, and meetings are viewable on-line on the City's website at www.cityofdixonca.gov.
- City Council and Commission agenda packets, including all public documents relating to the open meeting and provided to the City Council/Commission, are available for review or copying at City Hall, 600 East A Street, Dixon. A copy is also located at the entrance to the Council Chambers during the meeting, at the Dixon Public Library, 230 North First Street, Dixon, and the Agenda packet is posted on-line on the City's website at www.cityofdixonca.gov.
- Regular City Council and Commission meetings are broadcast live on Cable Television Channel 20 - Government Channel. The meetings can also be viewed live through the City's website at www.cityofdixonca.gov by selecting "View City Meetings and Agendas".

SPEAKER/COMMENT CARDS

At each meeting, the public has the opportunity to address the City Council/Commission on items appearing on the agenda and items not appearing on the agenda, but within the purview of the City Council/Commission.

Persons wishing to address the City Council/Commission (whether on an item listed on the agenda or on a matter not listed on the agenda) are requested to fill out a green "Speaker Card", but are not required to do so.

Persons wishing to comment on an item but not wishing to speak before the City Council/Commission may complete a yellow "Comment Card". Both cards are on the table inside the Council Chambers entrance doors. The Mayor/Chair will read Comment Cards for the record.

PLEASE SUBMIT COMPLETED CARDS TO THE CITY CLERK BEFORE THE ITEM IS CALLED, PREFERABLY BEFORE THE MEETING BEGINS.

AUDIENCE/PUBLIC COMMENT PERIOD (Items not on the Agenda)

The City Council/Commission sets time aside for Audience/Public Comment items not on the agenda but pertaining to the City of Dixon or any other body comprised of or including City Councilmembers or Commissioners. City Council Guidelines limit speaker comments to three (3) minutes. The Mayor/Chair may poll the City Council/Commission or extend the time as necessary.

Please note that State law prohibits the City Council/Commission from either discussion or taking action at this meeting on any matter(s) not listed on the agenda even when raised during the Audience/Public Comment period.

Persons wishing to address the City Council/Commission are requested to fill out and present a green "Speaker Card" to the City Clerk/Recording Secretary, but are not required to do so.

PUBLIC HEARINGS

Persons who wish to speak on Public Hearing items listed on the agenda will be heard when the public hearing is opened, except for public hearing items previously heard and closed to public comment. City Council Guidelines limit each speaker to three (3) minutes. The Mayor/Chair may poll the City Council/Commission or may extend the time as necessary.

After the public has commented, the item is closed to further public comment and brought to the Council/Agency/Commission level for discussion and action. Further comment from the audience will not be received unless requested by the Council/Agency/Commission. No public hearing will commence after 10:00 p.m. unless approved by the majority of the City Council/Commission.

City Council and City Treasurer Telephone Number:

Mayor Steven Bird

Vice Mayor Jim Ernest

Councilmember Thom Bogue

Councilmember Don Hendershot

Councilmember Kevin Johnson

City Treasurer Simon A. LeBleu

Elected City Clerk Kristin M. Janisch

Website: www.cityofdixonca.gov

(707) 678-7000

Voice Mailbox 1201

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Voice Mailbox 1208

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THIS MEETING WILL BE PHYSICALLY OPEN TO THE PUBLIC. ALL MEMBERS OF THE PUBLIC MAY ALSO PARTICIPATE IN THE MEETING VIA VIDEO CONFERENCING AT <https://us02web.zoom.us/j/9886211137?pwd=R2dxZ3RkbU9SQXdlUVlIRkc0QlQwZz09&omn=81325840594> AND VIA TELECONFERENCE BY CALLING (669) 900-9128, MEETING ID: 988 621 1137, PASSCODE: 604754 AND WILL BE GIVEN THE OPPORTUNITY TO PROVIDE PUBLIC COMMENT. TO SPEAK DURING PUBLIC COMMENT VIA VIDEO CONFERENCING CLICK ON "RAISE HAND", VIA TELECONFERENCE PRESS *9.

0. CLOSED SESSION AT 6:00 P.M.

0.0 ROLL CALL

0.1 PUBLIC COMMENT (CLOSED SESSION AGENDA ITEMS ONLY)

0.2 CONFERENCE WITH LABOR NEGOTIATORS:

Pursuant to Government Code § 54957.6

City Negotiators: Jim Lindley, Kate Zawadzki, Melissa Eads,
Rachel Ancheta, Douglas L. White, Jack Hughes

Employee Organizations: Dixon Professional Firefighters Association
Dixon Police Officers Association
Public Employees Union, Local One
Non-Represented Management Unit
Non-Represented Non-Management Unit
Dixon Mid-Manager's and Supervisor's
Association
Dixon Public Safety Mid-Manager's Association

Item Initiated By: Jim Lindley, City Manager

Authorized By: Jim Lindley, City Manager

0.3 CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION

Significant exposure to litigation pursuant to Gov. Code, § 54956.9(d)(2):
One case.

Item Initiated By: Raffi Boloyan, Community Development Director

Authorized By: Raffi Boloyan, Community Development Director

1. CALL TO ORDER

2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **CONFLICT OF INTEREST**
5. **APPROVAL OF AGENDA**
6. **PRESENTATIONS/PROCLAMATIONS/RECOGNITION**
Please see Item 12.1.
7. **PUBLIC COMMENT (NON-AGENDA ITEMS)**
8. **ITEMS FROM THE CITY COUNCIL**
9. **CONSENT CALENDAR** *(All matters listed under the Consent Calendar are considered by the Council/Agency to be routine and will be acted upon in a single motion. There will not be separate discussions of these items unless a request is made prior to the time the Council/Agency considers the motion to adopt.)*
 - 9.1 Approve the Minutes from July 7, 2026 Regular Meeting of the Dixon City Council.
Item Initiated By: Jim Lindley, City Manager
Authorized By: Jim Lindley, City Manager
Prepared By: Lupe Ruiz, Administrative City Clerk
 - 9.2 Adopt a Resolution Approving the Enumeration of Claims.
Item Initiated By: Kate Zawadzki, Finance Director
Authorized By: Jim Lindley, City Manager
Prepared By: Kate Zawadzki, Finance Director
 - 9.3 Adopt a Resolution Authorizing City Staff to Execute Amendment No. 2 for Professional Services Agreement (PSA) 25-008 With Brown & Caldwell for a No-Cost Contract Extension.
Item Initiated By: Christopher Fong, P.E., City Engineer/Director of Utilities
Authorized By: Jim Lindley, City Manager
Prepared By: Jordan Santos, Junior Engineer
 - 9.4 Adopt a Resolution Authorizing the City Manager to Vote Yes on the Mail-In Ballot In Support of the Proposed Dixon Resource Conservation District (DRCD) Ditch Maintenance Fees; and a Corresponding Budget Adjustment for DRCD's Proposed Ditch Maintenance Fees Increase in the Amount of \$9,978.00
Item Initiated By: Christopher Fong, P.E., City Engineer/Director of Utilities
Authorized By: Jim Lindley, City Manager
Prepared By: Itzie Serrano, Administrative Assistant
 - 9.5 Adopt a Resolution Authorizing the Execution of a Subdivision Improvement Agreement, Approving the Subdivision Final Map, and Authorizing the City Clerk to Record Said Items, for the Homestead Phase 4 Village 13 Subdivision; and Corresponding Budget Amendments.
Item Initiated By: Christopher Fong, P.E., City Engineer/Director of Utilities
Authorized By: Jim Lindley, City Manager
Prepared By: Leland Markusen, Construction Project Manager

- 9.6 Adopt a Resolution Authorizing City Staff to Execute Change Order No. 3 With Bartley Pump PM LLC (“Pumpman”) and Process a Corresponding Budget Amendment Of \$85,820 to 100423-35040-560400 (Parklane Well Rehab – Construction) Project Account.
Item Initiated By: Christopher Fong, P.E., City Engineer/Director of Utilities
Authorized By: Jim Lindley, City Manager
Prepared By: Josh Hudson, Water Operations Supervisor
- 9.7 Adopt a Resolution Authorizing the City Manager to Execute a Professional Services Agreement (PSA) With 4LEAF, Inc. to Provide In-House On-Call Building Division Services (Third-Party Building Permit Plan Review and Other Associated Building Permit/Inspection Services) In an Amount Not-To-Exceed \$235,000 and a Term Ending on July 31, 2027.
Item Initiated By: Raffi Boloyan, Community Development Director
Authorized By: Jim Lindley, City Manager
Prepared By: Sam Correll, Management Analyst I
- 9.8 Adopt a Resolution Authorizing the City Manager to Execute a Professional Services Agreement (PSA) With Bureau Veritas (BV) to Provide On-Call Building Division Services (Third-Party Building Permit Plan Review and Other Associated Building Permit/Inspection Services), With a Not-To-Exceed Budget Of \$235,000 and a Term Through July 31, 2027.
Item Initiated By: Raffi Boloyan, Community Development Director
Authorized By: Jim Lindley, City Manager
Prepared By: Sam Correll, Management Analyst I
- 9.9 Adopt a Resolution Authorizing the City Manager to Execute a Professional Services Agreement (PSA) With Development Compliance Solutions (Devcom) to Provide On-Call Building Division Services (Third-Party Building Permit Plan Review and Other Associated Building Permit/Inspection Services) In an Amount Not-To-Exceed \$235,000 and a Term Ending on July 31, 2027.
Item Initiated By: Raffi Boloyan, Community Development Director
Authorized By: Jim Lindley, City Manager
Prepared By: Sam Correll, Management Analyst I
- 9.10 Adopt a Resolution Authorizing City Staff to Execute Amendment No. 22 With TY Lin International (TY Lin) to Extend the Term Through June 30, 2029, and Approve a No-Cost Budget Transfer Reallocating Unused Budget Between Subconsultants and Unused Budget from Task 5 Environmental Revalidation to Task 8 Utility Coordination for the Parkway Boulevard Grade Separation Project Design.
Item Initiated By: Christopher Fong, P.E., City Engineer/Director of Utilities
Authorized By: Jim Lindley, City Manager
Prepared By: Jordan Santos, Junior Engineer

10. PUBLIC HEARINGS

- 10.1 Hold a Public Hearing Regarding Placing Sewer Account Delinquencies on the Property Taxes of Owners With Delinquent City of Dixon Sewer Accounts and Adopt a Resolution Authorizing the City of Dixon to Confirm the Assessment for Delinquent Sewer System Accounts and to Direct

Delinquencies to Be Placed on the Property Taxes of the Identified Properties.

Item Initiated By: Kate Zawadzki, Finance Director

Authorized By: Jim Lindley, City Manager

Prepared By: Kate Zawadzki, Finance Director

Presented By: Kate Zawadzki, Finance Director

11. UNFINISHED BUSINESS

None.

12. NEW BUSINESS

12.1 Presentation of a Proclamation Recognizing the Retirement of City Manager Jim Lindley.

Initiated By: Melissa Eads, Assistant City Manager

Authorized By: Melissa Eads, Assistant City Manager

Presented By: Mayor Steve Bird

13. PUBLIC COMMENT (NON-AGENDA ITEMS)

14. ITEMS FROM THE CITY COUNCIL

15. ITEMS FROM THE CITY ATTORNEY

16. ITEMS FROM THE CITY MANAGER

17. INFORMATIONAL ITEMS - Upcoming Meetings (30-day Calendar)

07/28/2026	07:00 p.m.	Parks and Recreation Commission
08/04/2026	07:00 p.m.	City Council
08/11/2026	07:00 p.m.	Planning Commission
08/12/2026	05:30 p.m.	Vacaville Dixon Greenbelt Authority
08/18/2026	07:00 p.m.	City Council
08/19/2026	07:00 p.m.	Transportation Advisory Commission
08/25/2026	07:00 p.m.	Parks and Recreation Commission

18. ADJOURNMENT

Adjourn to the Regular Meeting of the Dixon City Council on August 4, 2026.

ADDITIONAL CITY INFORMATION

Members of the public can:

Like us on Facebook (www.facebook.com/CityofDixonCA)

Follow us on Instagram (www.instagram.com/cityofdixonca/)

I, Kristin M. Janisch, Elected City Clerk do hereby certify that I have created a true copy of the above notice and agenda to be delivered to each of the members of the Dixon City Council, at the time and in the manner prescribed by law and that this agenda was posted at City Hall, 600 East A St, Dixon, CA at 5:00 pm., Thursday, July 16, 2026.

Dated: Thursday, July 16, 2026

Elected City Clerk