



BENICIA CITY COUNCIL CITY COUNCIL MEETING AGENDA

**July 21, 2026
6:00 PM**

**Benicia City Hall, Council Chambers
250 East L Street, Benicia, CA 94510**

**Vice Mayor Macenski Remote Location:
4307 NY 28, Milford, New York 13807**

COURTESY ZOOM PARTICIPATION

<https://us02web.zoom.us/j/88508047557?pwd=cHRsZlBrYlphU3pkODcycytmcFR2UT09>

Meeting ID: 885 0804 7557

Password: 449303

Phone: 1 669 900 9128

1. CALL TO ORDER (6:00 P.M.)

2. CONVENE OPEN SESSION

3. ROLL CALL

4. PLEDGE OF ALLEGIANCE

5. REFERENCE TO THE FUNDAMENTAL RIGHTS OF THE PUBLIC

The fundamental rights of each member of the public can be found in the municipal code posted on the City's website and on a plaque that is posted at the entrance to this meeting per section 4.04.030 of the City of Benicia's Open Government Ordinance.

6. ANNOUNCEMENTS

6.A MAYOR'S OFFICE HOURS

RECOMMENDED ACTION: Mayor Young maintains an open office on the first and third Mondays of the month (except holidays) in the Mayor's office of City Hall from 4:30 to 6:00 p.m. No appointment is necessary. Other meeting times may be scheduled through City Hall by calling 707-746-4200.

7. PROCLAMATIONS

8. APPOINTMENTS

9. PRESENTATIONS

10. ADOPTION OF AGENDA

11. OPPORTUNITY FOR PUBLIC COMMENTS

How to Submit Public Comments for this City Council meeting:

Besides appearing in person and offering public comments, members of the public may provide public comment via Zoom, or to the City Clerk by email at lwolfe@ci.benicia.ca.us. Any comment submitted to the City Clerk should indicate to which item of the agenda the comment relates to. Specific information follows:

- Comments received by 2:00 pm on the day of the meeting will be electronically forwarded to the City Council and posted on the City's website.

12. WRITTEN COMMENT

13. PUBLIC COMMENT

14. CONSENT CALENDAR

Items listed on the Consent Calendar are considered routine and will be enacted, approved or adopted by one motion unless a request for removal or explanation is received from a Council Member, Staff or member of the public. Items removed from the Consent Calendar shall be considered immediately following the adoption of the Consent Calendar.

14.A MINUTES FROM THE JULY 7, 2026 SPECIAL AND REGULAR MEETING

[July 7, 2026 Special City Council Meeting Minutes](#)

[July 7, 2026 Regular City Council Meeting Minutes](#)

14.B AWARD OF CONSTRUCTION CONTRACT, AND APPROVE A NOTICE OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT FOR THE AFFORDABLE HOUSING EAST 4TH & L FRONTAGE IMPROVEMENT PROJECT

RECOMMENDED ACTION: Adopt a resolution (attachment 1) accepting the bids for the Project, awarding the construction contract to N G Builder Company of Santa Rosa, CA, in the amount of \$332,996, authorizing the Project Manager to sign Contract Change Orders up to the 10% contingency, authorizing the City Manager to sign the contract (attachment 2) on behalf of the City, approving the necessary budget amendments, and approving a Notice of Exemption (NOE) (attachment 3) under the California Environmental Quality Act (CEQA) Guidelines.

[Staff Report - Award of Construction Contract East 4th and L Frontage Improvement Project](#)

[1. Resolution - East 4th and L Frontage Improvement Project](#)

[2. Agreement - N G Builder Company](#)

[3. Notice of Exemption - East 4th and L Frontage Improvement Project](#)

14.C APPROVAL OF SECOND AMENDMENT TO AGREEMENT WITH LARRY WALKER ASSOCIATES, INC. FOR REGULATORY SUPPORT FOR STORMWATER PERMIT COMPLIANCE

RECOMMENDED ACTION: Move to adopt a resolution (Attachment 1) to approve a second amendment to the agreement (Attachment 2) for regulatory support for compliance with the Phase II Stormwater Permit to Larry Walker Associates, Inc. for a not-to-exceed amount of \$370,307 and authorize the City Manager to execute the amendment on behalf of the City.

Staff Report - Approval of Amendment to Agreement with Larry Walker Associates, Inc.

1. Resolution - Approval of Amendment to Agreement with Larry Walker Associates, Inc.
2. Second Amendment to Agreement Larry Walker Associates, Inc.
3. Original Agreement and First Amendment to Agreement Larry Walker Associates, Inc.

14.D ACCEPTANCE OF MILITARY WEST PEDESTRIAN BRIDGE AS COMPLETE, AUTHORIZING THE CITY MANAGER TO SIGN THE NOTICE OF COMPLETION, AUTHORIZING THE CITY CLERK TO FILE SAME WITH THE SOLANO COUNTY RECORDER'S OFFICE

RECOMMENDED ACTION: Adopt a resolution (Attachment 1) accepting the contract change orders (Exhibit A), accepting the Military West Pedestrian Bridge, Project No. 23-04 as complete, authorizing the City Manager to sign the Notice of Completion (Attachment 2), authorizing the City Clerk to file said notice with the Solano County Recorder.

Staff Report - Acceptance of Military West Pedestrian Bridge Project

1. Resolution - Acceptance of Military West Pedestrian Bridge Project
2. Notice of Completion

14.E ACCEPTANCE OF THE 2025 CITYWIDE PAVEMENT REHABILITATION AND BICYCLE/PEDESTRIAN IMPROVEMENTS PROJECT AS COMPLETE, AUTHORIZING THE CITY MANAGER TO SIGN THE NOTICE OF COMPLETION, AUTHORIZING THE CITY CLERK TO FILE SAME WITH THE SOLANO COUNTY RECORDER'S OFFICE

RECOMMENDED ACTION: Adopt a resolution (Attachment 1) accepting the contract change orders (Exhibit A), accepting the 2025 Citywide Pavement Rehabilitation and Bicycle/Pedestrian Improvements Project Nos. 22-04, 22-21, and 23-01 as complete, authorizing the City Manager to sign the Notice of Completion (Attachment 2), authorizing the City Clerk to file said notice with the Solano County Recorder.

Staff Report - Acceptance of 2025 Citywide Pavement Rehabilitation and Bicycle Pedestrian Improvements Project

1. Resolution - Acceptance of 2025 Citywide Pavement Rehabilitation and Bicycle Pedestrian Improvements Project
2. Notice of Completion

14.F ACCEPTANCE OF THE WATER TREATMENT PLANT MISCELLANEOUS MECHANICAL IMPROVEMENT PROJECT

RECOMMENDED ACTION: Adopt a resolution (Attachment 1), accepting the contract change orders (Exhibit A), accepting the Project, Project No. 22-09, as complete, authorizing the City Manager to sign the Notice of Completion (Attachment 2) and authorizing the City Clerk to file said notice with the Solano County Recorder.

Staff Report - Acceptance of WTP Misc. Mech

1. Resolution - Acceptance of WTP Misc. Mech

2. Notice of Completion

14.G FY 2025/26 THIRD QUARTER INVESTMENT REPORT

RECOMMENDED ACTION: Move to accept, by minute action, the Third Quarter Investment Report for the quarter that ended March 31, 2026 (Attachment 1).

[1.FY2025-26 Third Quarter Investment Report.PDF](#)

[2.LAIF Statement Ending March 31, 2026.pdf](#)

[3.CAMP Statement Ending March 31, 2026.pdf](#)

[4.115 Trust Statement Ending March 31, 2026.pdf](#)

[Staff Report - FY2025-26 Third Quarter Investment Report.pdf](#)

14.H AUTHORIZE THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH THE SOLANO COUNTY SHERIFF'S OFFICE TO CONTINUE TO PROVIDE ANIMAL CONTROL SERVICES FOR THE CITY OF BENICIA

RECOMMENDED ACTION: Move to adopt a resolution (Attachment 1) authorizing the City Manager to execute an agreement with the Solano County Sheriff's Office to provide animal control services for the city for FY27 and FY28 in an amount not to exceed \$245,000.

[Staff Report - Animal Control Services FY27-28](#)

[1. Resolution Animal Control Services FY27-28](#)

[2. Agreement with Solano County for Animal Control Services FY27-28](#)

14.I SECOND READING AND ADOPTION OF AN ORDINANCE ADDING A NEW CHAPTER 12.54 TO TITLE 12 (STREETS, SIDEWALKS AND PUBLIC PLACES) OF THE BENICIA MUNICIPAL CODE (BMC) AND AMENDING BMC SECTION 5.28.040 TO TITLE 5 (BUSINESS, TAXES, LICENSES AND REGULATIONS) TO REGULATE SIDEWALK VENDORS

RECOMMENDED ACTION: Conduct the second reading and adopt an Ordinance of the City Council of the City of Benicia (Attachment 1) adding a new Chapter 12.54 to Title 12 (Streets, Sidewalks and Public Places) and amending BMC section 5.28.040 to Title 5 (Business, Taxes, Licenses and Regulations) to regulate sidewalk vendors.

[Staff Report - Sidewalk Vending Second Reading](#)

[1. Ordinance - Adding a New Chapter 12.54 to Title 12 \(Streets, Sidewalks and Public Places\)](#)

14.J APPROVAL TO WAIVE THE READING OF ALL ORDINANCES INTRODUCED OR ADOPTED PURSUANT TO THIS AGENDA

15. BUSINESS ITEMS

15.A APPROVAL TO PLACE LIMITED CITY CHARTER AND REAL PROPERTY TRANSFER TAX BALLOT MEASURES ON THE NOVEMBER 3, 2026 BALLOT

RECOMMENDED ACTION: There are two recommendations associated with this item: 1. Move to adopt a Resolution (Attachment 1) authorizing the placement of the limited city charter ballot measure with proposed Ordinance (Attachment 1

Exhibit A) on the November 3, 2026 General Election ballot; and 2. Move to adopt a Resolution (Attachment 2) authorizing the placement of the real property transfer tax ballot measure with proposed Ordinance (Attachment 2 Exhibit A) on the November 3, 2026 General Election ballot.

[Staff Report - Proposed Limited Charter and RPTT Ballot Measures](#)

[1. Resolution - Place the City Charter on the November 3, 2026 Ballot](#)

[2. Resolution - Place the RPTT Measure on the November 3, 2026 Ballot](#)

15.B BUSINESS LICENSE TAX MODERNIZATION MEASURE - APPROVAL OF A PROPOSED ORDINANCE, ADOPTION OF AN ELECTION RESOLUTION, AND APPROVAL OF A BALLOT QUESTION

RECOMMENDED ACTION: Over the past several months, the City has conducted a comprehensive review of its Business License Tax (BLT) Program to modernize an outdated tax structure, improve equity among businesses, and create a more sustainable revenue source to support essential City services. Following extensive public outreach, business engagement, technical analysis, and multiple City Council discussions, the City Council selected Model B at its July 7, 2026 meeting as its preferred Business License Tax modernization approach. Staff has prepared the proposed ordinance and related election documents consistent with the Council's direction. The City Council is being asked to approve the proposed ordinance for submission to Benicia voters at the November 3, 2026 General Municipal Election, approve the ballot question, and adopt the required election resolution. If approved by a majority of Benicia voters, the ordinance will amend Chapters 5.04 and 5.06 of the Benicia Municipal Code to implement the updated Business License Tax structure.

[Staff Report - Business License Tax Modernization](#)

[1. Resolution - Place the Business License Tax Measure on the November 3 2026 Ballot](#)

[2. Redline Version of the Proposed Amendments to Chapters 5.04 and 5.06 of the Benicia Municipal Code](#)

15.C RESOLUTION PROVIDING FOR AND REQUESTING THE SOLANO COUNTY BOARD OF SUPERVISORS TO PERMIT THE REGISTRAR OF VOTERS TO PROVIDE SPECIFIED SERVICES IN CONNECTION WITH THE GENERAL MUNICIPAL ELECTION TO BE HELD NOVEMBER 3, 2026

RECOMMENDED ACTION: Move to adopt the resolution (Attachment 1), which will enable the City of Benicia to obtain the services of the Registrar of Voters office for the November 3, 2026 Election.

[Staff Report - Consolidation of the 2026 General Municipal Election](#)

[1. Resolution - Consolidation of the 2026 Election](#)

[2. 2026 ROV Fee Schedule](#)

15.D RESOLUTION CALLING FOR THE GENERAL MUNICIPAL ELECTION ON NOVEMBER 3, 2026, AND FEES RELATED TO THAT ELECTION

RECOMMENDED ACTION: Move to adopt the resolution (Attachment 1), calling and giving notice of the General Municipal Election to be held Tuesday, November 3, 2026, and waiving the fees to the candidates for publication of their statements.

[Staff Report - Calling for 2026 General Municipal Election](#)
[1. Resolution - Calling for the 2026 General Municipal Election](#)

15.E ZONING AMENDMENTS - COMMERCIAL RECREATION AND OUTDOOR FOOD SERVICE

RECOMMENDED ACTION: Conduct a public hearing and take the following action: 1. Move to waive the first reading, read by title only, and introduce an Ordinance (Attachment 1) amending the Benicia Municipal Code (BMC).

[Staff Report - Commercial Recreation and Mixed Use Infill Amendments](#)

- [1. Draft Ordinance](#)
- [2. PC Staff Report - June 11, 2026](#)
- [3. PC Reso 26-2 with Attached Draft Ordinance](#)
- [4. Draft Planning Commission Meeting Minutes - June 11, 2026](#)
- [5. Zoning Map](#)

16. CITY COUNCIL TASK FORCE GROUPS: ADVOCACY, COLLABORATION AND TRANSITION (ACT)

16.A AD HOC "ACT" TASK FORCE GROUPS UPDATES

[Ad Hoc "ACT" Task Force Groups Updates](#)

17. COUNCIL MEMBER COMMITTEE REPORTS

(Council Members serve on various internal and external committees on behalf of the City. Links to current agendas, minutes and meeting schedules, as available, from these various committees are included in the agenda packet. Oral reports by the Council Members are made only by exception.)

17.A COUNCIL MEMBER COMMITTEE REPORTS

[Council Member Committee Reports](#)

18. ADJOURNMENT (9:30 P.M.)

Public Participation

The City of Benicia welcomes your interest and involvement in the City's legislative process. Persons wishing to address the Council, Board, Commission or Committee (CBCC) are asked to voluntarily complete a speaker request form, available at the entrance of Council Chambers, and submit it to the meeting Secretary/City Clerk. Speakers, addressing the CBCC at the time the item is considered, are requested to restrict their comments to the item as it appears on the agenda and stay within the three-minute time limit. The Brown Act does not permit the CBCC to take action on items brought up during the Public Comment period.

As a courtesy, and technology permitting, members of the public may participate remotely. Please be advised that those participating in the meeting remotely via Zoom do so at their own risk. Meetings will not be cancelled due to technical difficulties. The meeting can also be observed on Cable T.V. Broadcast - Check with your cable provider for your local government broadcast channel, or livestream online at www.ci.benicia.ca.us/agendas.

Americans with Disabilities Acts

The City of Benicia is committed to providing meeting facilities that are accessible to persons with disabilities. Meeting materials in alternative formats, a sign language interpreter, real-time captioning, assistive listening devices or other accommodations can be requested by calling (707) 746-4200 or by emailing ADACoordinator@ci.benicia.ca.us, at least four working days prior to a meeting. Assistive listening devices may be obtained at the meeting.

Meeting Procedures

Pursuant to Government Code Section 65009, if you challenge a decision of the CBCC in court, you may be limited to the issues raised during the meeting or in written correspondence delivered to the CBCC by the meeting. You may also be limited to a ninety (90) day statute of limitations when challenging certain administrative decisions, including any final decisions regarding planning or zoning.

The decision of the CBCC is final as of the date of its decision unless judicial review is initiated pursuant to Code of Civil Procedure Section 1094.5. Any such petition for judicial review is subject to the provisions of Code of Civil Procedure Section 1094.6

Public Records and Writings Received After Agenda Posting

A printed version of the agenda packet for this meeting is available at the Benicia Public Library during regular working hours. To the extent feasible, the agenda packet and any writing or documents related to an agenda item for this meeting provided to the CBCC, will be made available for public inspection on the City's web page at www.ci.benicia.ca.us under the heading "Agendas and Minutes." A complete recording of each meeting is available online at www.ci.benicia.ca.us/agendas.

Contact Your Council Members

Voicemail for Mayor and Council Members: (707) 746-4213

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Council Member Lionel Largaespada: LLargaespada@ci.benicia.ca.us

Council Member Terry Scott: TScott@ci.benicia.ca.us