



# CITY OF NAPA

955 School Street  
Napa, CA 94559  
[www.cityofnapa.org](http://www.cityofnapa.org)

## MEETING MINUTES - Final

### CITY COUNCIL OF THE CITY OF NAPA

*Mayor Scott Sedgley*  
*Vice Mayor Mary Luros*  
*Councilmember Chris DeNatale*  
*Councilmember Bernie Narvaez*  
*Councilmember Beth Painter*

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Tuesday, May 6, 2025

3:30 PM

City Hall Council Chambers

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#### 3:30 PM Afternoon Session

#### 3:30 P.M. AFTERNOON SESSION

##### 1. CALL TO ORDER: 3:32 P.M.

##### 1.A. Roll Call:

**Present:** 5 - Mayor Sedgley, Vice Mayor Luros, Councilmember DeNatale, Councilmember Narvaez, and Councilmember Painter

##### 2. AGENDA REVIEW AND SUPPLEMENTAL REPORTS:

City Clerk Carranza announced the following supplemental documents:

Item 4. - Emails from Jarvis Peay and Ryan O'Connell.

(Copies of all supplemental documents are on file in the City Clerk's department)

##### 3. SPECIAL PRESENTATIONS:

##### 3.A. [169-2025](#) Proclamation for Mental Health Awareness Month

Mayor Sedgley and members of Council read the proclamation. Marlo Simmons, Assistant Deputy Director of Napa County's Health and Human Services, accepted the proclamation and provided remarks.

##### 3.B. [181-2025](#) Proclamation for Jewish American Heritage Month

Mayor Sedgley and members of Council read the proclamation. Eve Kahn, President of Congregation Beth Shalom, accepted the proclamation and provided remarks.

#### 4. PUBLIC COMMENT:

Ryan O'Connell - provided comments regarding starter homes in Napa. Suggested Council review AB 1033 to allow homeowners to sell ADUs separately.

Dalton Piercey - provided comments regarding the music industry and provided some historical context regarding noise.

Kara Vernon, Executive Director Napa County Bicycle Coalition - shared the success of the Bike Fest that was held the Sunday prior. Stated her gratitude for all the partnerships that made the event possible.

Tuesday Allison, Napa Valley Taxi Coalition - urgently requested designated parking areas for taxis during public events. Voiced concerns regarding ride shares and identified areas for improvement. Would like to see additional regulations at the local level.

Eve Kahn, Housing advocate - Complimented and thanked Council and staff for the additional lighted crosswalks particularly between First Street through to Browns Valley Road.

#### 5. CONSENT CALENDAR:

##### **Approval of the Consent Agenda**

**A motion was made by Councilmember Painter, seconded by Vice Mayor Luros, to approve the Consent Agenda. The motion carried by the following vote:**

**Aye:** 5 - Sedgley, Luros, DeNatale, Narvaez, and Painter

**5.A.**     [175-2025](#)     City Council Meeting Minutes

**Approved the minutes from the April 15, 2025 Regular Meeting of the City Council.**

**5.B.**     [187-2025](#)     Measure G Citizen Oversight Committee

**Adopted Resolution R2025-042 authorizing members of any City Commission to simultaneously serve on the Measure G Citizen Oversight Committee**

Enactment No: R2025-042

**5.C.**     [190-2025](#)     Appointment of City Treasurer

**Adopted Resolution R2025-043 appointing Assistant City Manager Liz Habkirk as City Treasurer.**

Enactment No: R2025-043

**5.D.     [056-2025](#)     Emergency Declaration for 36-inch Asbestos Cement Water Transmission Main Replacement**

**Determined there was a need to continue the emergency action to execute and implement contracts for the construction to replace up to 8,200 linear feet of 36-inch asbestos cement water transmission main.**

**5.E.     [098-2025](#)     Emergency Repair of Browns Valley Creek at Tall Grass Drive Bridge**

**Determined there was a need to continue the emergency action to execute and implement a contract for the design, permitting, and construction to stabilize the creek bank and adjacent roadway for Browns Valley Creek at Tall Grass Drive, and determined that the actions authorized by this item are exempt from CEQA.**

**5.F.     [159-2025](#)     Escheatment of Unclaimed Funds**

**Adopted Resolution R2025-044 approving the escheatment of unclaimed funds, which results in a transfer of unclaimed funds to the City in the total amount of \$16,862.76, in accordance with California Government Code Sections 50050-50057.**

Enactment No: R2025-044

**5.G.     [121-2025](#)     Statement of Investment Policy**

**Adopted Resolution R2025-045 adopting the City's Statement of Investment Policy for FY 2024/25, and delegating authority to the City Treasurer to invest funds in accordance with the Statement of Investment Policy.**

Enactment No: R2025-045

**5.H.     [118-2025](#)     Street Preventive Maintenance and Public Art Application Construction Contract - Second Street**

**Adopted Resolution R2025-046: (1) approving and authorizing the Public Works Director to award a construction contract to, and execute a construction contract with, American Asphalt Repair & Resurfacing Company, Inc. for Street Preventive Maintenance and Preparation of Public Art - Second Street project in the bid amount of \$220,547.50; (2) authorizing the Public Works Director to approve change orders up to \$22,054.00 for a total contract amount not to exceed \$242,601.50; and (3) determining that the actions authorized by this resolution are exempt from CEQA.**

Enactment No: R2025-046

**5.I.     [124-2025](#)     Napa Valley Transportation Improvement Act (Measure U) - 5-Year Project List**

**Adopted Resolution R2025-047 (1) approving the 5-Year Project List under the Measure U Program, (2) authorizing the Public Works Director to file the 5-Year Project List with NVTA-TA, and (3) determining that the actions authorized by this resolution are exempt from CEQA.**

Enactment No: R2025-047

- 5.J. [146-2025](#) Jefferson Street Corridor Complete Streets Improvement Plan
- Adopted Resolution R2025-048 authorizing the Public Works Director to negotiate and execute on behalf of the City a contract with Fehr & Peers, Inc. for professional transportation planning services for the development of the Jefferson Street Corridor Complete Streets Improvement Plan in an amount not to exceed \$350,000 and determining that the actions authorized by this resolution are exempt from CEQA.
- Enactment No: R2025-048
- 5.K. [170-2025](#) Contract Amendment: Additional Marketing Services from D. Augustine & Associates, Inc. for the City of Napa Tourism Improvement District (TID)
- Approved and authorized the City Manager to execute on behalf of the City Amendment No. 1 to Agreement No. 2024-648 with D. Augustine & Associates, Inc. for a short-term marketing campaign to promote overnight visitation to the City of Napa during the summer months in the increased amount of \$50,000 for a total contract amount not to exceed \$766,458.
- 5.L. [180-2025](#) Affordable Housing and Sustainable Communities Grant and 1% TOT for Affordable and Workforce Housing Loan Reservation Extension for The Crescent
- 1) Adopted Resolution R2025-049 authorizing the City Manager or their designee to submit an Affordable Housing and Sustainable Communities (AHSC) grant application to the State of California as co-applicant with Heritage Housing Partners for The Crescent project located at 2344 Old Sonoma Road in an amount not to exceed \$30 million for the development of at least 39 low-income and 38 moderate-income deed restricted for-sale units and related sustainable transportation infrastructure and determining that the actions authorized by this resolution were adequately analyzed by a previous CEQA action; and
- 2) Adopted Resolution R2025-050 authorizing an extension of the reservation of 1% Transient Occupancy Tax for Affordable and Workforce Housing funds in the amount of \$3,761,224 for The Crescent, an affordable housing project which includes new construction ownership units, located at 2344 Old Sonoma Road and determining that the actions authorized by this resolution were adequately analyzed by a previous CEQA action.
- Enactment No: R2025-049  
R2025-050

## 6. PUBLIC HEARINGS:

- 6.A. [153-2025](#) Public Hearing on Vacancies, Recruitment and Retention Efforts in compliance with Assembly Bill 2561/Government Code Section 3502.3

Human Resources Director Heather Ruiz provided the report.

Mayor Sedgley called for disclosures; there were none.

Mayor Sedgley called for public comment.

Jim McNamara - provided comments regarding Police Department staffing. Shared concern that an Officer was sent to his home, rather than a Community Services Officer, for a non-emergency call. Hoped that Police Department staffing would increase to help address parking violations in his neighborhood.

**A motion was made by Vice Mayor Luros, seconded by Councilmember Narvaez, to close public testimony. The motion carried unanimously.**

Discussion was turned over to council. Brief individual comments and questions ensued.

**6.B.**     [162-2025](#)     Addition of Napa Municipal Code Section 10.32.120-Compliance with Traffic Control

Acting Police Captain Keri Sedgley provided the report.

Mayor Sedgley called for disclosures; there were none.

Mayor Sedgley opened public comment.

Kara Vernor, Executive Director, Napa County Bicycle Coalition - spoke in support.

Daniel Harder - spoke in support.

Maureen Trippe, Slow Down Napa - spoke in support.

Dalton Piercey - shared concerns related to pedestrian safety; suggested a larger fine assessed for violations.

**A motion was made by Councilmember Narvaez, seconded by Councilmember DeNatale to close public testimony. The motion unanimously carried.**

Discussion was turned back over to Council. Individual comments and questions ensued.

**A motion was made by Vice Mayor Luros, seconded by Councilmember Narvaez, to approve the first reading and introduction of an ordinance adding Napa Municipal Code Section 10.32.120 related to compliance with traffic control. The motion carried by the following vote:**

**Aye:**    5 -    Sedgley, Luros, DeNatale, Narvaez, and Painter

**7. COMMENTS BY COUNCIL OR CITY MANAGER:**

City Manager Potter took a moment to acknowledge Finance Director Raj Prasad, who was leaving to pursue another opportunity, and thanked him for his contributions to the City.

**8. ADJOURNMENT: 5:06 P.M.**

**The next regularly scheduled meeting for the City Council of the City of Napa is May 20, 2025.**

**Submitted by:**

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**Tiffany Carranza, City Clerk**