PORTERVILLE CITY COUNCIL AGENDA
ADJOURNED MEETING – MARCH 22, 2008, 9:00 A.M.
PORTERVILLE FAIR GROUNDS
300 EAST OLIVE AVENUE, PORTERVILLE

“This is an adjourned regular meeting, and an informational meeting consistent with the provisions of Section 10 of the Porterville City Charter. In accordance with that section, no formal action will be taken.”

Call to Order
Roll Call: Council

Pledge of Allegiance led by Mayor Pro Tem Felipe Martinez
Invocation

ORAL COMMUNICATIONS
This is the opportunity to address the Council on any matter of interest, whether on the agenda or not.

SCHEDULED MATTERS
1. The Fair Grounds and the Courthouse Project
   Re: Study Session to discuss the impact of a potential Courthouse Project at the Porterville Fair Grounds at 300 East Olive Avenue.

ORAL COMMUNICATIONS

OTHER MATTERS

ADJOURNMENT to the Council Meeting of April 1, 2008 at 6:00 p.m.

In compliance with the Americans with Disabilities Act and the California Ralph M. Brown Act, if you need special assistance to participate in this meeting, or to be able to access this agenda and documents in the agenda packet, please contact the Chief Deputy City Clerk at (559) 782-7442. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to ensure accessibility to this meeting and/or provision of an appropriate alternative format of the agenda and documents in the agenda packet.
SUBJECT: The Fair Grounds and the Courthouse Project

SOURCE: City Manager

A study session has been scheduled for March 22, 2008 at the Porterville Fair Grounds to discuss the impact of a potential Courthouse Project on the facility. There are three separate aspects to this issue.

(1) The Potential Sale of the Fair Grounds Property to The State to Develop A Courthouse: The State is now considering several sites for the potential development of an 90,000 square foot courthouse in Porterville. The primary site being considered is the Porterville Fairgrounds. It was recommended to the State by the City for a number of reasons:

- It is a combined site without need for combination
- It has more than the State requirement of 6.2 acres
- It is currently under public ownership
- It is well served by infrastructure
- It has land in the area for potential public facility development
- It is next to the downtown, so the use of the site would empower the redevelopment of the area

Important facts relating to these reasons are that the City has under ownership about 7.4 acres. In addition, the State owns 5.0 acres which is partially leased as parking with the remainder being used as the site of the Porterville National Guard Armory. The Porterville Fair owns 4 acres son the South-side of Olive Avenue.

The specifics of the negotiations for the site involve the California Administrative Office of the Courts (AOG) and the City of Porterville. Terms and price relating to these negotiations cannot be disclosed until a determination has been made by the State to proceed with site acquisition.
(2) In this regard, the second major aspect of the project is the relocation of the Fair Grounds. The current site has been used for more than 50 years as a community meeting venue. Portions were originally purchased for American Legion baseball. Subsequently the Tulare County Junior Livestock and Community Fair developed on the site. It has been used as a venue for many community celebrations including Cinco de Mayo and Porterville Celebrates Reading.

Therefore, the replacement of the site (should it be selected by the State for courthouse development) is critical. In this regard, the City owns property west of the Porterville Municipal Airport. This area is now being utilized for an off road vehicle park and also for a sports complex. The total number of acres involved with these two uses are 100 +/-.

The concept at this time is to redevelop the Off Highway Vehicle facility to the east of its current location. The current OHV facility could be redeveloped as a fairgrounds and event site. The current sports center could continue to host youth and adult sports; however, it would also be used as an event site for community activities and celebrations.

(3) The third aspect relates to the redefinition in use for the sports fields. This would create a need for additional sports fields. At this time, the City Council is considering financing options for the development of a potential $15,000,000 +/- facility in the vicinity of Porterville College.

(4) Nothing is set in stone on any of these plans at this point. The most tangible aspect is the negotiations for the Courthouse site. This could become very specific by late spring or early summer. The City is now in discussion with the Fair Board and Comision Honorifica Mexicana Americana regarding amending licenses they have for the use of the fair grounds site.

The purpose of the study session is to receive a specific briefing by the Community Development Director Mr. Brad Dunlap on planning for the areas and to receive public testimony regarding the development of any of the facilities outlined above.

RECOMMENDATION: After Mr. Dunlap’s briefing, receive public testimony on the potential relocation of the Porterville Fairgrounds.