



**Meetings of Sacramento
City Council
Redevelopment Agency
Housing Authority
Finance Authority**

Summary

Tuesday, June 20, 2006

City Hall-915 I Street, 1st Floor Council Chamber

Published by the Office of the City Clerk (916) 808-7200

CITY COUNCIL

Heather Fargo, Mayor
Raymond L. Tretheway III, District 1
Sandy Sheedy, District 2
Steve Cohn, District 3
Robert King Fong, Vice-Mayor, District 4
Lauren Hammond, District 5
Kevin McCarty, District 6
Robbie Waters, District 7
Bonnie Pannell, District 8

CHARTER OFFICERS

Eileen Teichert, City Attorney
Shirley Concolino, City Clerk
Ray Kerridge, City Manager
Tom Friery, City Treasurer

NOTICE TO THE PUBLIC

You are welcomed and encouraged to participate in this meeting. Public comment is taken (3 minutes maximum) on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard at the end of the meeting as noted on the agenda. Comments on controversial items may be limited and large groups are encouraged to select 3-5 speakers to represent the opinion of the group.

Notice to Lobbyists: When addressing the legislative bodies you must identify yourself as a lobbyist and announce the client/business/organization you are representing (City Code 2.15.160).

Speaker slips are located in racks inside the chamber and should be completed and submitted to the City Clerk.

Government Code 54950 (The Brown Act) requires that a brief description of each item to be transacted or discussed be posted at least 72 hours prior to a regular meeting. The City posts Agendas at City Hall as well as offsite meeting locations.

The order of Agenda items are listed for reference and may be taken in any order deemed appropriate by the legislative body.

The Agenda provides a general description and staff recommendations; however, the legislative bodies may take action other than what is recommended. Full staff reports are available for public review on the City's website and include all attachments and exhibits. "To Be Delivered" and "Supplemental" reports will be published as they are received. Hard copies are available at the Office of the City Clerk. (25 cents per page)

Meetings are broadcast live on Metrocable, Channel 14, AT&T Broadband Cable System and rebroadcast on the Saturday following the date of the meeting. (Check Listings)

Live videostreams and indexed archives of meetings are available via the internet. Visit http://www.cityofsacramento.org/webtech/streaming_video/live_council_meetings.htm .

Meeting facilities are accessible to persons with disabilities. If you require special assistance to participate in the meeting, notify the Office of the City Clerk at (916) 808-7200 at least 48 hours prior to the meeting.

SUMMARY

Tuesday, June 20, 2006

City Hall – 915 I Street- First Floor Council Chamber

All items listed are heard and acted upon by the Sacramento City Council unless otherwise noted.

Open Session - 2:00 p.m.

Roll Call – 2:05 p.m.

Special Presentations/General Communications

a. Proclamation for National Homeownership Month – June 2006

Action: Proclamation presented to Clara Christian.

In addition to those items listed on the agenda, the Mayor may add additional ceremonial matters.

Consent Calendar (Items 1-21)

All items listed under Administrative Matters and the Consent Calendar are considered and acted upon by one motion. Anyone may request an item be removed for separate consideration.

Action: Moved, seconded, carried (Waters / McCarty) to adopt the Consent Calendar in one motion except as indicated.

1. Approval of Minutes for June 8, 2006

Location: (Citywide)

Recommendation: Approve afternoon and evening City Council and Redevelopment Agency Minutes for June 8, 2006.

Contact: Shirley Concolino, City Clerk, (916) 808-7200, Office of the City Clerk.

Action: Approved recommendation.

2. Open an Application Period for Various Boards/Commissions/Committees

Location: (Citywide)

Recommendation: Open an application period for the following: 1) Ethel MacLeod Hart Advisory Committee to fill three (3) positions; and Stockton Boulevard Redevelopment Advisory Committee to fill 1 (one) seat. Open application period on 06-21-06; applications due 07-21-06.

Contact: Ruci Katia, Deputy City Clerk, (916) 808-7200 and Stephanie Mizuno, Assistant City Clerk, (916) 808-7200, City Clerk's Office.

Action: Approved recommendation.

Consent Calendar (continued from previous page)

3. Confirmation of Board/Commission Appointment

Location: District 2)

Recommendation: Confirm appointment of Walter T. Kawamoto to the Community Racial Profiling Commission.

Contact: Ruci Katia, Deputy City Clerk, (916) 808-7200 and Stephanie Mizuno, Assistant City Clerk, (916) 808-7200, City Clerk's Office.

Action: Approved recommendation.

4. Agreement: Crack Sealing Streets at Various Locations

Location: (Citywide)

Recommendation: Adopt a **Resolution** authorizing the City Manager, to execute the non-professional services agreement for Crack Sealing at various locations with Bond Blacktop Inc. in an amount not to exceed \$250,000 annually.

Contact: Juan Montanez, Interim Street Services Manager, (916) 808-2254; Jim Vietheer, Operations General Supervisor (916) 808-2287; Ramon Gibbons, Program Specialist, (916) 808-5871, Transportation Department.

Action: Moved, seconded, carried (Sheedy / Hammond) to adopt Resolution No. 2006-446. AG2006-660

5. Agreement: Multi-disciplinary Interactive Training Site for Homeland Security

Location: Sacramento Region

Recommendation: Adopt a **Resolution** 1) authorizing the City Manager to execute an agreement for a 36-month lease of the Multi-Disciplinary Interactive Training Site at McClellan Park; and 2) approving the use of up to \$619,500 in Urban Area Security Initiative (UASI) funding for this purpose.

Contact: **Milt Nenneman, Lieutenant, (916) 264-5696, Police Department.**

Action: Continue to June 27, 2006.

6. Agreement: Norwood Area Infill Circulation and Infrastructure Plan (M05-062) (2/3 Vote Required)

Location: The Neighborhoods bordered by Norwood Avenue, Western Avenue, Morrison Avenue, and Ford Road

Recommendation: Adopt a **Resolution** 1) suspending formal competitive bidding; and 2) authorizing the City Manager to enter into a professional services agreement with PBS&J in the amount of \$239,615 for the Norwood Area Infill Circulation and Infrastructure Plan.

Contact: Tara B. Goddard, Assistant Planner, (916) 808-8332; Fedolia "Sparky" Harris, Senior Planner, (916) 808-2996, Development Services Department.

Action: Continue to July 18, 2006.

[Consent Calendar](#) (continued from previous page)

7. **Supplemental Agreement: Maintenance of Street Lighting (Re-Lamping) Annual Extension**

Location: (Citywide)

Recommendation: Adopt a **Resolution** authorizing the City Manager, to execute the Supplemental Agreement for the annual extension of non-professional services agreement (CM2005-0723) with Jackson Electric in the amount of \$73,980.

Contacts: Juan Montanez, Interim Street Services Manager, (916) 808-2254; Jack Wyscarver, Operations General Supervisor (916) 808-6633; Ramon Gibbons, Program Specialist (916) 808-5871, Transportation Department.

Action: Adopted Resolution No. 2006-447.

8. **Contract: 24th Street Bypass Park (CIP LV09)**

Location: 24th Street and 24th Street Bypass, (District 8)

Recommendation: Adopt a **Resolution** 1) Accepting the low responsible bidder; 2) considering the Addendum to the Adopted Negative Declaration for 24th Street Bypass Park; 3) adopting the 24th Street Bypass Park Mitigation Reporting Plan, finding that no subsequent environmental document is required; and 4) awarding the construction contract to Ad Land Venture in the amount of \$434,679.37 for Phase I of the 24th Street Bypass Park.

Contact: Janet Baker, Park Development Manager, (916) 808-8234, Parks and Recreation Department.

Action: Adopted Resolution No. 2006-448. Contract No. 2006-173

9. **Contract: Jibboom Street Park Phase I (CIP LZ11)**

Location: Jibboom Street Park, (District 1)

Recommendation: Adopt a **Resolution** 1) accepting the responsible low bidder; and 2) awarding a construction contract to Parker Landscape Development in the amount of \$329,057.83 for the development of Jibboom Street Park Phase I.

Contact: Janet Baker, Park Development Manager, (916) 808-8234; Jonathan Rewers, Parks and Recreation Analyst, (916) 808-7590, Parks and Recreation Department.

Action: Adopted Resolution No. 2006-449. Contract No. 2006-174

10. **(Pass For Publication) Natomas Place (P05-129)**

Location: Southeast corner of Del Paso Road and Gateway Park Boulevard; APN: 225-0060-025,-026, and -027 (District 1)

Recommendation: 1) Review an Ordinance relating to the approval of a Development Agreement between the City of Sacramento and Pardee Homes, Inc., a California Corporation; 2) review an Ordinance amending the Comprehensive Zoning Ordinance (Title 17 of the Sacramento City Code) to allow the development of the Natomas Place project on 144.6+ acres; 3) pass for publication the Ordinance titles as

Consent Calendar (continued from previous page)

required by Sacramento City Charter 32c; 4) review the associated Resolutions; and 5) continue to June 27, 2006 for adoption.

Contact: Greg Bitter, Senior Planner, Development Services, (916) 808-7816.

Action: Approved amended recommendation to modify ordinance title to include "Natomas Market Center, LP" as a party to the development agreement.

11. Purchase: Firefighter Turnout Coats and Pants (2/3 Vote Required)

Location: (Citywide)

Recommendation: Adopt a **Resolution** 1) suspending competitive bidding; and 2) authorizing the City Manager to execute a contract with Fischer Scientific in an amount not to exceed \$260,000.

Contact: Forrest Adams, Deputy Fire Chief, (916) 433-1603, Fire Department; Christine Slay, (916) 808-6344 Procurement Services.

Action: Adopted Resolution No. 2006-450. AG 2006-0661

12. Personnel Resolution Covering Unrepresented Officers and Employees

Location: (Citywide)

Recommendation: Adopt a **Resolution** 1) amending the personnel resolution covering general administrative provisions, hours of work, and other terms and conditions of employment for unrepresented officers and employees; and 2) adopting the amended 2006-07 Salary Schedules for unrepresented exempt management and confidential/ administrative employees.

Contact: Geri Hamby, Director of Human Resources, (916) 808-7173, Human Resources Department.

Action: Adopted Resolution No. 2006-451.

13. North Natomas Community Development Fund Appropriation Adjustments for Fiscal Year 2005/06

Location: (District 1)

Recommendation: Adopt a **Resolution** authorizing the appropriation of \$500,000 in North Natomas Community Development Funds to fund activities of the North Natomas Financing Plan.

Contact: Mark Griffin, Fiscal Manager, (916) 808-8788; Carol Shearly, Director of Planning, (916) 808-5893, Development Services Department.

Action: Adopted Resolution No. 2006-452.

Consent Calendar (continued from previous page)

14. **(Pass for Publication) Somerset Subdivision Rezone and Appeal, Kimball Hill Homes (P04-256)**
Location: 5102 & 5104 Ehrhardt Avenue, (District 7)
Recommendation: 1) Review an Ordinance amending the comprehensive Zoning Ordinance (Title 17 of the Sacramento City Code) to allow the development of the Somerset Subdivision project on 13.84 acres; 2) pass for publication the Ordinance title as required by Sacramento City Charter 32c; 3) review the associated Resolutions; and 4) continue to June 27, 2006 for consideration.
Contact: Heather Forest, Associate Planner, (916) 808-5008; Tom Buford, Senior Planner, (916) 808-7931, Development Services Department.
Action: Approved recommendation.
15. **(Pass for Publication) Report back on Alternative Development Standards for Single Family and Two Family Residential Structures (M06-035)**
Location: (Citywide)
Recommendation: 1) Review an Interim Ordinance related to the alternative development standards for single family and two family residential structures in specified areas of the City of Sacramento; 2) pass for publication the Ordinance title as required by Sacramento City Charter 32c; and 3) continue to June 27, 2006 for adoption.
Contact: Joy Patterson, Senior Planner, (916) 808-5607, Development Services Department.
Action: Approved recommendation.
16. **(Pass for Publication) Amendments and Additions to the Sacramento City Code Relating to Possession and Consumption of Alcoholic Beverages**
Location: (Citywide)
Recommendation: 1) Review an Ordinance amending and adding to Title 9 of the Sacramento City Code related to the possession and consumption of alcoholic beverages; 2) pass for publication the Ordinance title as required by Sacramento City Charter 32c; and 3) continue to June 27, 2006 for adoption.
Contact: Sherri Scruggs, Program Analyst, (916) 433-0710, Police Department.
Action: Approved recommendation.
17. **Stockton Boulevard Beautification – Phase III Project (PN: TY51)**
Location: Stockton Boulevard between El Paraiso Avenue and Riza Avenue (District 6)
Recommendation: Reject all bids received on May 31, 2006 for the Stockton Boulevard Beautification – Phase III Project (PN: TY51)
Contact: Ofelia Avalos, Assistant Engineer, (916) 808-5515; Jon Blank, Supervising Engineer, (916) 808-7914, Transportation Department.
Action: Approved recommendation.

Consent Calendar (continued from previous page)

- 18. South Land Park Drive Reconstruction Project (PN: TR21)**
Location: South Land Park Drive between Sutterville Road and Moss Drive (District 4)
Recommendation: Reject all bids received on May 24, 2006 for South Land Park Drive Reconstruction Project (PN: TR21).
Contact: Cecilyn Foote, Associate Engineer, (916) 808-6843; Jon Blank, Supervising Engineer, (916) 808-7914, Transportation Department.
Action: Approved recommendation.
- 19. Sewer Credits for Folsom Village (M06-037)**
Location: 6438 Folsom Boulevard (District 3)
Recommendation: Adopt a **Resolution** assigning regional sewer connection fee credits to the Folsom project.
Contact: Lucinda Wilcox, Infill Coordinator, (916) 808-5052; Carol Shearly, Director of Planning, (916) 808-5893, Development Services Department.
Action: Adopted Resolution No. 2006-453.
- 20. Sewer Credits for Globe Mills (M06-033)**
Location: 1131 C Street (District 1)
Recommendation: Adopt a **Resolution** assigning regional sewer connection fee credits to the Globe Mills project.
Contact: Lucinda Wilcox, Infill Coordinator, (916) 808-5052; Carol Shearly, Director of Planning, (916) 808-5893, Development Services Department.
Action: Adopted Resolution No. 2006-454.
- 21. FY 2006/07 Prospective Plan for Accessibility Improvements in the Public Right-of-Way**
Location: (Citywide)
Recommendation: Adopt a **Resolution** approving the FY 2006/07 Prospective Plan for Accessibility Improvements in the Public Rights-of-Way.
Contact: Joanna Fraguli, ADA Specialist, (916) 808-5521; Theresa Arnold, Special Programs Engineer, (916) 808-5514, Transportation Department.
Action: Adopted Resolution No. 2006-455.

Public Hearings (Item 22 – 23)

Public hearings may be reordered by the Mayor at the discretion of the legislative bodies.

22. (City Council-Redevelopment Agency) Globe Mills Adaptive Reuse Project
(Noticed 5-20-06)

Location: 1131 C Street, Alkali Flat Redevelopment Area, (District 1)

Recommendation: Adopt a 1) **City Resolution** amending the City Community Development Block Grant 2005 Action Plan to reflect changes to the lending and repayment of the BED/Seton 108 portion of the loan; and 2) a **Redevelopment Agency Resolution** authorizing the Executive Director or her designee to a) amend the Agency budget to transfer \$886,000 from Alkali Flat housing, set aside funds to the Globe Mills Adaptive Reuse Project; b) amend the Agency budget to transfer \$1,764,000 in Merged Downtown Tax Allocation Bond funds to the Globe Mills Adaptive Reuse Project; c) reduce to \$1,340,000 the previously approved allocation of \$1,540,000 from Alkali Flat tax-exempt bond funds to pay for costs of City fees and toxic clean-up for the Project; d) execute the First Amendment to the Disposition and Development Agreement (DDA) and amended note with GMA Investors, L.P., increasing the Agency tax increment loan amount from \$2,030,000 to \$4,680,000; and e) amend the Regulatory Agreement to restrict an additional 31 units as moderate income.

Contact: Lisa Bates, Director of Community Development, (916) 440-1316; Jim Hare, Program Manager, (916) 440-1313, Sacramento Housing and Redevelopment Agency.

Action: No public comment. Moved, seconded, carried (Tretheway / Cohn) to close the public hearing and adopted City Resolution 2006-456 and Redevelopment Agency Resolution 2006-040.

23. FY 2006/07 Power Inn Road Maintenance District (Noticed 6-16-06)

Location: Power Inn Road from 14th Avenue to the Regional Transit light rail overcrossing (District 6)

Recommendation: Continue to June 27, 2006

Contact: Ron Wicky, Program Specialist, (916) 808-5628; Mark Griffin, Fiscal Manager, (916) 808-8788, Development Services Department.

Action: No public comment. Moved, seconded, carried (McCarty / Tretheway) to continue to June 27, 2006.

Staff Reports (Items 24 – 26)

Staff reports include an oral presentation including those recommending receive and file.

24. Cooperative Contracts: Purchase Fuel, Equipment and Parts and Services
Location: (Citywide)

Recommendation: Adopt a **Resolution** 1) Authorizing the Procurement Services Manager to use State of California, East Bay Municipal Utility District (EBMUD), Sacramento County, and Houston Galveston Area Council (HGAC) contracts to procure fuel, welding services, tires and tire services, original equipment Ford parts, vehicles and equipment with a variety of vendors, and 2) authorizing the City Manager to execute purchases in a combined amount not to exceed \$13,425,000 through December 31, 2007, or until a contract is no longer available.

Contacts: Reina J. Schwartz, Director, Department of General Services, (916) 808-7195; Marc Robles, Buyer II, Purchasing, (916) 808-6343.

Action: Moved, seconded, carried (Waters / McCarty) to continue to June 27, 2006 [consent].

25. (Redevelopment Agency) Resolution of Just Compensation for the Acquisition of Seven Parcels located within the 3600 block of Rio Linda Boulevard

Location: Del Paso Heights Redevelopment Area (District 2)

Recommendation: Adopt a **Redevelopment Agency Resolution** 1) authorizing the Executive Director or her designee to take necessary actions related to voluntary acquisition of various parcels with just compensation; 2) amending the Agency budget to de-fund the balance of the Town Center Strategy in the estimated amount of \$328,535; 3) allocating those funds to the Del Paso Heights Development Assistance fund; and 4) amending the Agency budget to appropriate \$900,000 from Del Paso Heights tax increment 1999 and 2003 bond development assistance funds to the Rio Linda Boulevard, and Roanoke Avenue project.

Contact: Lisa Bates, SHRA Community Development Director, (916) 440-1322, Carly Velez Huston, SHRA Redevelopment Planner, (916) 440-1322, Sacramento Housing and Redevelopment Agency. .

Action: No public comment. Moved, seconded, carried (Sheedy / Hammond) to adopt Redevelopment Agency Resolution 2006-041.

26. Update on the Fire Department Community Outreach and Recruitment Program

Location: (Citywide)

Recommendation: Receive and File.

Contact: **Ray S. Jones, Assistant Chief, (916) 264-8100, Fire Department.**

Testimony given by Dave Charron, Jaymes Butler, Brian Rice and Pat Monahan.

Action: Received and filed.

Public Comments- Matters Not on the Agenda

- a. Ron Carte – assistance with fund raising for business venture.
- b. Ron Emslie – funding for public safety.
- c. Tim Boyd – public safety in Oak Park.

Council Comments-Ideas, Questions and Meeting/Conference Reports

- a. None.

Recessed – 5:12 p.m.

Reconvened – 7:10 p.m.

Roll Call – 7:10 p.m.

Pledge of Allegiance - led by Bonnie Pannell.

Special Presentations/General Communications

Action: None.

Staff Reports (Items 27 – 28)

Staff reports include an oral presentation including those recommending receive and file.

27. **Recommend Action on Federal, State, and Municipal Legislation Relating to Telecommunications**

Location: (Citywide)

Recommendation: 1) Oppose the passage of AB 2987, which would establish a statewide franchise system for cable providers, in its current form, and authorize sending a letter of opposition; 2) oppose the passage of H.R. 5252, which provides a federal franchise system for cable providers, in its current form, and authorize sending a letter of opposition; and 3) adopting a **Resolution** a) requiring language to be included in encroachment and similar permits to require that a franchise or license be obtained from the Sacramento Metropolitan Cable Commission (SMCC) by AT&T for its Project Lightspeed, and by others seeking to provide similar cable and related services in Sacramento; and b) requiring that staff develop, for Council consideration, regulations to govern the placement, safety and compatibility of telephone and telecommunications equipment (“street furniture”) when placed in City rights of way and public utility easements.

Contact: Patti Bisharat, Director of Government Affairs, (916) 808-8197; Jon Blank, Supervising Engineer, (916) 808-7914, City Manager’s Office and Transportation Department.

Testimony given by Adam Graybicki, Tim Ray, Bob Davison, Ron Cooper, JoAnn Fuller, Jeanie Keltner, P. Anthony Thomas, Genevieve Morelos, Velma Sykes, Tom Ramirez, Linda Roberts, Joe Sullivan and Larry Lee.

Action: Moved, seconded, carried (Hammond / Cohn; No - McCarty) to oppose AB2987 unless amended to address concerns regarding retaining local control of public rights of way, revenue neutrality, nondiscrimination of build out, and the provision of public, education, and government channels.

Action: Moved, seconded, carried (Hammond / Fargo; Abstain - Cohn) to oppose HR 5252.

Action: Directed staff to further review and modify resolution language on encroachment permit standards.

Staff Reports (continued from previous page)

28. **Agreement: Sewer Credits**

Location: (Citywide)

Recommendation: Adopt a **Resolution** 1) approving an Amended Memorandum of Understanding (MOU) between the Sacramento Regional County Sanitation District (SRCSD) and the City; 2) authorizing the City Manager to execute the MOU; and 3) approving guidelines for the allocation and awarding of Treatment Capacity Bank Credits.

Contact: Micah Runner, Senior Project Manager, (916) 808-5448, Jim Rinehart, Citywide Division Manager, (916) 808-5054, Economic Development Department.

Action: No public comment. Moved, seconded, carried (Pannell / Waters) to adopt Resolution 2006-457.

Public Comments- Matters Not on the Agenda

- a. Bill Grant – Senior citizens commission and television programming.

Council Comments-Ideas, Questions and Meeting/Conference Reports

a. **Board and Commission Appointments by Mayor Fargo**

1. Sacramento Youth Commission
 - a. David Schenirer (District 5)
 - b. Arden Plumb and Alison Brown (District 3)
2. Oak Park Redevelopment Advisory Committee
 - a. Adolfo Mercado and Mellissa Meng (Residential Owner Occupant)
 - b. La Tisha Lawson (Residential Tenant)
3. Sacramento Environmental Commission
 - a. Shane Jiang
4. Sacramento City/County Bicycle Advisory Commission
 - a. Don Levy (Incumbent), Alan John Dibble
5. Small Business Development and Employment Advisory Commission
 - a. Tracie Lynn Stafford and Edgar Calderon (Category A)
 - b. Lauren Lee Morgan (Category B)
 - c. Molly Stuart (Category C)

Adjourned – 9:50 p.m. in memory of retired Fire Chief Gordon Duncan.