



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

**DRAFT Minutes**

**Thursday, April 21, 2011**

**6:00 P.M.**

**City Hall-915 I Street, 1<sup>st</sup> Floor Council Chamber**

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

**CITY COUNCIL**

Kevin Johnson, Mayor  
Angelique Ashby, District 1  
Sandy Sheedy, District 2  
Steve Cohn, District 3  
Robert King Fong, District 4  
Jay Schenirer, District 5  
Kevin McCarty, District 6  
Darrell Fong, District 7  
Bonnie Pannell, Vice Mayor, District 8

**CHARTER OFFICERS**

Eileen Teichert, City Attorney  
Shirley Concolino, City Clerk  
William H. Edgar, Interim City Manager  
Russ Fehr, City Treasurer

**NOTICE TO THE PUBLIC**

You are welcomed and encouraged to participate in this meeting. Public comment is taken on items listed on the agenda when they are called. Public Comment on items not listed on the agenda will be heard 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 available on the City's Website and located in racks inside the chamber and should be completed and submitted to the Assistant 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 and estimated time for 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 Actions; 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 and all written material received is available at the meeting for public review.

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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.

# DRAFT Minutes

Thursday, April 21, 2011

6:00 P.M.

*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 - 6:00 p.m.

Regular session called to order by Vice-Mayor Bonnie Pannell at 6:10 p.m. Tuesday, April 21, 2011 at the Sacramento City Hall Council Chamber.

**Members Present:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

Mayor Kevin Johnson arrived at 6:50 pm.

**Pledge of Allegiance**—led by Vice-Mayor Bonnie Pannell.

**Closed Session Report** – None.

### **Sacramento Heritage Historic Properties Plaque Program**

**Report ID:** Report-2011-00352

**Estimated Time:** 5 min (Actual Time: 5 minutes)

**Location:** Citywide

**Contact:** Lisa Serna-Mayorga, Operations Manager, (916) 808-717, Office of the Mayor/Council, Roberta Deering (916) 808-8259, Senior Planner, Community Development Department

**Action:** Presented by Roberta Deering.

### **Recognizing April-2011 as Volunteer Month**

**Location:** Citywide

**Estimated Time:** 5 min (Actual Time: 5 minutes)

**Contact:** Lisa Serna-Mayorga, Operations Manager, (916) 808-717, Office of the Mayor/Council.

**Action:** Presented to Orsula Hanna.

## Public Comments-Matters Not on the Agenda (2 minutes per speaker) (Actual Time: 3 minutes)

1. Children and Families
  - a. Derrell Roberts
2. Budget Cuts and Latinos
  - a. Efren Gutierrez

## Consent Calendar (Items 1-11) **Estimated Time:** 5 minutes (Actual Time: 4 minutes)

**Action:** Moved/Seconded: Member Steve Cohn/Member Robert King Fong

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

**Absent:** Mayor Kevin Johnson.

A motion **passed** to adopt the Consent Calendar in one motion except as indicated at each item.

- 1 Contract Award: Strawberry Manor Meter Retrofit (Z14010055)**  
**Report ID:** Report-2011-00357  
**Location:** District 2  
**Action:** Adopted **Resolution No. 2011-223** approving the contract specifications for the project and awarding the contract to Florez Paving to install water meters at residential and commercial properties for an amount not to exceed \$960,710.  
**Contact:** Bill Busath, Interim Engineering Manager, (916) 808-1434; Dan Sherry, Supervising Engineer, (916) 808-1419 - Department of Utilities
- 2 Annexation: Del Paso Nuevo Landscaping Community Facilities District (CFD) No. 2006-06 - Initiate Proceedings**  
**Report ID:** Report-2011-00339  
**Location:** District 2  
**Action:** Adopted **Resolution No. 2011-224** of intention to annex territory for Annexation No. 01 to the Del Paso Nuevo Landscaping CFD No. 2006-06 and set a time and place for a public hearing on May 24, 2011.  
**Contact:** Diane Morrison, Program Specialist, (916) 808-7535; Mark Griffin, Fiscal Manager, (916) 808-8788, Finance Department
- 3 City Signatory Authority for City Properties**  
**Report ID:** Report-2011-00192  
**Location:** District 6  
**Action:** **Continued to April 26 2011** to adopt a Resolution designating the City Manager or the City Manager's designees as the signatory authority for all City-owned properties to be included in the proposed Power Inn Area Property and Business Improvement District No. 2011-03.  
**Contact:** Sini Makasini, Administrative Assistant, (916) 808-7967; Mark Griffin, Program Manager, (916) 808-8788, Finance Department
- 4 Supplemental Agreement: Records Management Database**  
**Report ID:** Report-2011-00335  
**Location:** Citywide  
**Action:** Adopted **Resolution No. 2011-226** 1) ratifying an amount of \$87,998.72 previously paid to FDM Software, Ltd. for support and maintenance services to the Fire Department's Records Management System; 2) amending Resolution No. 2005 385 increasing the total not to exceed amount to equal \$677,000; and 3) authorizing the Interim City Manager, or his designee, to execute the supplemental agreement to City Agreement No.2005 0058A with FDM for support and maintenance services for a total not to exceed amount of \$259,000.  
**Contact:** Troy Malaspino, Deputy Chief, (916) 808-1300, Fire Department
- 5 Change Orders: On-Call Master Contractor Services List for Public Facilities**  
**Report ID:** Report-2011-00303  
**Location:** Citywide  
**Action:** Adopted **Resolution No. 2011-227** 1) amending the On-Call Master Contractor Services List for Public Facilities to add an additional one-year renewal period and increase the contract amounts for a total amount not to exceed \$970,000; and 2) authorizing the City Manager or City Manager's designee to execute contract extensions for the 20 contracts specified in Exhibit A of the Resolution, provided there are sufficient funds available in the budget adopted for the applicable fiscal years.  
**Contact:** Gary Holm, Operations General Supervisor, (916) 808-6321; Yadi Kavakebi, Facilities Superintendent, (916) 808-8432, General Services Department

**6 City Manager Recruitment Brochure [To Be Delivered]**

**Report ID:** Report-2011-00407

**Location:** Citywide

**Action:** Moved/Seconded: Member Steve Cohn/Member Sandy Sheedy

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

**Absent:** Mayor Kevin Johnson.

Public comment heard from Larry Bell and a motion **passed** adopting **Resolution No. 2011-228** approving the City Manager Recruitment Brochure.

**Contact:** Geri Hamby, Director of Human Resources, 916-808-5498, Human Resources Department

**7 Bequest to Animal Care Services**

**Report ID:** Report-2011-00322

**Location:** Citywide

**Action:** **Continued to May 17, 2011** to adopt a Resolution 1) accepting a bequest from Steven English to the Department of General Services, Animal Care Services Division in the amount of \$146,321; and 2) authorizing the City Manager or the City Manager's designee to appropriate the bequest as follows: a) \$60,000 to the Animal Care Donation account; b) \$60,000 to the Animal Care Spay/Neuter Fund; and c) \$26,321 to the Department of General Services FY2011/12 operating budget for one time use in the Animal Care Services division.

**Contact:** Penny Cistaro, Animal Care Services Manager, (916) 808-7433, General Services Department

**8 Contract: Original Equipment Manufacturer (OEM) Repair Parts and Services  
[2/3 Vote Required]**

**Report ID:** Report-2011-00347

**Location:** Citywide

**Action:** **Continued to April 26, 2011** to adopt a Resolution 1) suspending competitive bidding in the best interests of the City for the purchase of Cummins repair parts and services; 2) awarding a two-year contract to Cummins West, Inc. for the purchase of Cummins repair parts and services in an amount not to exceed \$600,000 for the two year period; and 3) authorizing the Interim City Manager or the Interim City Manager's designee to execute the contract specified above provided that sufficient funds are available in the budget adopted for the applicable fiscal year(s).

**Contact:** Marc Robles, Program Analyst, (916) 808-6343; Craig Lymus, Acting Procurement Manager, (916) 808-5524, Department of General Services

**9 Capital Improvement Programs: Sacramento River Parkway Addition (L19016000) and Del Paso Regional Park Multi-Use Trail Improvements (L19114100)**

**Report ID:** Report-2011-00368

**Location:** Riverside Boulevard (District 4) and 3565 Auburn Boulevard (District 2)

**Action:** Adopted **Resolution No. 2011-231** 1) establishing a new Capital Improvement Program (CIP) for the Sacramento River Parkway Addition project (L19016000) to allow for the South Chicory Bend site acquisition; 2) appropriating \$129,850 of Other Capital Grants (Fund 3704) from the California Resources Agency Proposition 84 River Parkways grant to L19016000; 3) authorizing the City Manager or City Manager's designee to proceed with the acquisition of the South Chicory Bend site based on an appraisal for an amount not to exceed \$129,850; 4) establishing a new Capital Improvement Program (CIP) for the Del Paso Regional Park Multi-Use Trail Improvements project (L19114100); 5) appropriating \$300,000 of Other Capital Grants (Fund 3704) from the State of California Department of Parks and Recreation Recreational Trails Program grant to L19114100; and 6) appropriating \$41,000 from Planning Area 7 Park Development Impact Fees (Fund 3204) to L19114100.

**Contact:** Raymond Costantino, Associate Planner, (916) 808-8826; Nell Hessel, Program Analyst, (916) 808-5762; J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Department of Parks and Recreation

**10 Change Order: West El Camino Signalization Project (S15084800)**

**Report ID:** Report-2011-00348

**Location:** District 1

**Action:** Adopted **Resolution No. 2011-232** 1) authorizing the City Manager to execute Change Order No. 3 in the amount of \$86,929 with Teichert Construction for the West El Camino Avenue and Interstate 80 Interchange Signalization Project (S15084800); and 2) resetting the City Manager's change order authority.

**Contact:** Ofelia Avalos, Assistant Civil Engineer, (916) 808-5515; Nicholas Theocharides, Engineering Division Manager, (916) 808-5065, Department of Transportation

**11 Natomas Central Community Facilities District No. 2006-02 and Natomas Meadows CFD No. 2007-01**

**Report ID:** Report-2011-00265

**Location:** District 1

**Action:** Adopted 1) **Resolution No. 2011-233** appropriating \$897,305 from special taxes collected for Natomas Central Community Facilities District No. 2006-02 (CFD 2006-02) to allow for the reimbursement of eligible developer costs; and 2) **Resolution No. 2011-234** creating a new accounting fund and establishing revenue and expenditure budgets for the Natomas Meadows Community Facilities District No. 2007-01 (CFD 2007-01).

**Contact:** Mark Griffin, Program Manager, (916) 808-8788, Department of Finance

**Public Hearings (Item 12 and 13)**

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

**12 Provence Project (P09-006) (Noticed on 4-8-11)**

**Report ID:** Report-2011-00305

**Estimated Time: 15 min (Actual Time: 5 minutes)**

**Location:** District 1

**Action:** Moved/Seconded: Member Angelique Ashby/Member Sandy Sheedy

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

**Absent:** Mayor Kevin Johnson.

Conducted a public hearing and upon conclusion, a motion **passed** adopting 1) **Resolution No. 2011-235** adopting the Mitigated Negative Declaration and the Mitigation Monitoring Plan, 2) a **Resolution No. 2011-236** approving the PUD Schematic Plan Amendment for the Natomas Crossing PUD (Area 3), and 3) **Resolution No. 2011-237** approving the Provence project.  
**Contact:** David Hung, Associate Planner, (916) 808-5530, Community Development Department; Lindsey Alagozian, Senior Planner, (916) 808-2659, Community Development Department

### 13 Bruceville American Dream (Noticed on 4-8-11)

**Report ID:** Report-2011-00282

**Estimated Time:** 15 min (Actual Time: 10 minutes)

**Location:** District 8

**Action:** Moved/Seconded: Member Bonnie Pannell/Member Sandy Sheedy

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

**Absent:** Mayor Kevin Johnson.

Public comment heard from Esther Burkett; conducted a public hearing and upon conclusion a motion **passed** adopting a) **Resolution No. 2011-238** adopting a Mitigated Negative Declaration and Mitigation Monitoring Plan; b) **Resolution No. 2011-239** adopting an Inclusionary Housing Plan; c) **Resolution No. 2011-240** adopting a General Plan Amendment to amend the General Plan Designation from Suburban Neighborhood High Density to Suburban Neighborhood Medium Density; d) **Resolution No. 2011-241** adopting a PUD Schematic Plan Amendment to depict 49 small lot single family residences within the Laguna Meadows Planned Unit Development; e) **Resolution No. 2011-242** adopting a PUD Guidelines Amendment; and f) a **Resolution No. 2011-243** approving the Bruceville American Dream single family residential housing project Tentative Map to subdivide five parcels totaling 4.2± net acres into 49 small lot single family residential parcels and two landscape lots within the Multi-Family (R-2B-PUD) zone and Special Permit for alternative housing to construct 49 single-family residences.

**Contact:** Lindsey Alagozian, Senior Planner, (916) 808-2659, Community Development Department

### Discussion Calendar (Items 14 and 15)

Discussion Calendar items include an oral presentation including those recommending “receive and file”.

### 14 Supplemental Agreement: Water Treatment Plant Rehabilitation Project Phase 2 Design Project (Z14006000)

**Report ID:** Report-2011-00246

**Estimated Time:** 30 min (Actual Time: 20 minutes)

**Location:** Districts 1, 3, 6

**Action:** Moved/Seconded: Member Jay Schenirer/Member Robert King Fong

**Yes:** Members Angelique Ashby, Steve Cohn, Darrell Fong, Robert King Fong, Kevin McCarty, Bonnie Pannell, Sandy Sheedy, and Jay Schenirer.

**Absent:** Mayor Kevin Johnson.

A motion **passed** adopting **Resolution No. 2011-244 authorizing** the City Manager 1) to sign Supplemental Agreement No. 1 to the Professional Services Agreement with Carollo Engineers, Inc., to perform the Phase 2 Final Design services for the project, for an amount not to exceed \$7,400,000, and 2) to transfer \$1,500,000 from the Water Contingency Fund to Water Treatment Plants Rehabilitation Project (Z14006000).

**Contact:** Bill Busath, Interim Engineering Manager, 808-1434; Dan Sherry, Supervising Engineer, 808-1419; Bill Zehnder, Senior Engineer, 808-1910, Department of Utilities

**15 Five Year Agreement for Banking Services [2/3 Vote Required]**

**Report ID:** Report-2011-00356

**Estimated Time:** 5 min (Actual Time: 5 minutes)

**Location:** Citywide

**Action:** Adopted **Resolution No. 2011-245** 1) suspending competitive bidding and approving the proposed five-year agreement with Bank of America to provide banking services; and 2) ratifying past expenditures for banking services.

**Contact:** Lydia Abreu, Investment, Operations and Banking Manager, Office of the City Treasurer, (916) 808-7746, Russell Fehr, City Treasurer, (916) 808-5832, Office of the City Treasurer

**Council Comments-Ideas, Questions and Meeting/Conference Reports**

**1. Report Back**

- a. Member Angelique Ashby
  - 1. City Attorney- modifying the City Code allowing 3<sup>rd</sup> party access to parks.
- b. Member Kevin McCarty
  - 1. Law and Legislation Committee- send a letter to Senators Matsui and Lundgren supporting the Property Assessed Clean Energy Program (CA PACE).
  - 2. Schedule a workshop on Community Gardens.

**2. Board/Commission Appointments**

- a. North Sacramento Redevelopment Advisory Committee
  - 1. Rich Meeker (Category A)
  - 2. Anthony Sheppard (Category B)
- b. Board of Plumbing
  - 1. Jedidiah Risse (Category A)
- c. Sacramento Disabilities Advisory Commission
  - 1. Debra Finch
  - 2. Walter Johnson Jr.
- d. Sacramento City/County Bicycle Advisory Committee
  - 1. Patrick McAuliffe (Category A)
  - 2. Ash Roughani (Category A)

**Adjourned** in memory of Dr. Precious Bell Craft at 7:17 pm.