



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

# Agenda

**Tuesday, March 18, 2008**

**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

Heather Fargo, Mayor  
Raymond L. Tretheway III, District 1  
Sandy Sheedy, District 2  
Steve Cohn, Vice-Mayor, District 3  
Robert King Fong, 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 Berke, Interim City Treasurer

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## **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 and all written material received is available at the meeting for public review.

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](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.

# AGENDA

**Tuesday, March 18, 2008**

**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

### Special Presentations/General Communications

#### a. **Name Change: Sacramento Area Sewer District Board (Formerly CSD-1)**

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

## Consent Calendar (Items 1 – 17)

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

#### 1. **(City Council/ Financing Authority/Housing Authority/Redevelopment Agency) Approval of Minutes for February 26, 2008**

**Location:** (Citywide)

**Recommendation:** Approve the afternoon and evening City Council, Financing Authority, Housing Authority, and Redevelopment Agency Minutes for February 26, 2008.

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

#### 2. **Open an Application Period for Various Boards and Commissions**

**Location:** (Citywide)

**Recommendation:** Open an application period for: 1) Community Racial Profiling Commission to open 3/19/08 with applications due 4/18/08; 2) 65<sup>th</sup> Street Redevelopment Advisory Committee to open 3/19/08 with applications due 4/18/08; 3) Animal Care Services Citizens Advisory Committee to open 3/19/08 with applications due 4/18/08; 4) Sacramento City/County Bicycle Advisory Committee to open 3/19/08 with applications due 4/18/08; 5) Small Business Development & Employment Advisory Board to open 3/19/08 with applications due 4/18/08.

**Contact:** Stephanie Mizuno, Assistant City Clerk, (916) 808-8093; Ruci Katia, Deputy City Clerk, (916) 808-7200, Office of the City Clerk.

## Consent Calendar (Continued)

### 3. **Confirmation of Board and Commission Appointments**

**Location:** (Citywide)

**Recommendation:** Confirmation of board/commission appointments to the: 1) Small Business Development & Employment Advisory Board – Jim Rinehart (Category E); 2) Civil Service Board – Errol G. Chisom; 3) Sacramento Environmental Commission – Matthew R. Jones (Category A); 4) Community Racial Profiling Commission – Ernest Carter (Category E) and 5) Sacramento Heritage, Inc. Board of Directors – Janice C. Calpo (Category A3)

**Contact:** Stephanie Mizuno, Assistant City Clerk, (916) 808-8093; Ruci Katia, Deputy City Clerk, (916) 808-7200, Office of the City Clerk.

### 4. **Purchase/Agreement: Golf Course Maintenance Equipment [2/3 Votes Required]**

**Location:** Haggin Oaks Golf Course, Bing Maloney Golf Course, Bartley Cavanaugh Golf Course (Districts 2, 5 and 7)

**Recommendation:** Adopt a **Resolution** 1) suspending competitive bidding as in the best interests of the City; and 2) authorizing the purchase of golf course maintenance equipment; and 3) authorizing the City Manager to execute an agreement with H.V. Carter Company, Inc. in an amount not to exceed \$280,000.

**Contact:** Douglas C. Parker, Golf Manager, Convention Culture and Leisure Department; (916) 433-6315, Christopher Stewart, Procurement Services Manager, (916) 808-6202, General Services Department.

### 5. **Cooperative Agreement: Interstate 5 (Boat Section) Rehabilitation Project (PN: T15088700** (Continued from 3-11-08)

**Location:** (District 1)

**Recommendation:** Adopt a **Resolution** 1) establishing a new Capital Improvement Project; 2) approving the Cooperative Agreement between the City of Sacramento and the State of California, Department of Transportation; and 3) appropriating \$300,000 to the project.

**Contact:** Hector Barron, City Traffic Engineer, (916) 808-2669; Nicholas Theocharides, Engineering Services Manager, (916) 808-5065, Transportation Department.

### 6. **(Pass for Publication) Ordinance Amendment: Housing Code Advisory and Appeals Board**

**Location:** (Citywide)

**Recommendation:** 1) Review and Ordinance amending section 8.100.120 of Title 8 of the Sacramento City Code relating to the Housing Code Advisory and Appeals Board; 2) pass for publication the Ordinance title as required by Sacramento City Charter 32(c) to be adopted March 25, 2008.

**Contact:** Max Fernandez, Director of Code Enforcement, (916) 808-7940; Ron O'Connor, Code Enforcement Manager, (916) 808-8183, Code Enforcement Department.

## Consent Calendar (Continued)

### 7. **(Pass for Publication) Sheldon Plaza (P07-098)**

**Location:** 7725 Sheldon Road (District 8)

**Recommendation:** 1) Review a) a Resolution declaring the project exempt from environmental review; b) a Resolution approving a General Plan Amendment to amend the General Plan land use designation from 1.49± net acres of Low Density Residential to Community/Neighborhood Commercial and Offices; c) a Resolution approving a Community Plan Amendment to amend the South Sacramento Community Plan land use designation from 1.49± net acres of Low Density Residential to General Commercial; d) a Resolution approving Plan Review to develop a 13,522 square foot commercial center; e) an Ordinance rezoning the subject site from 1.49± net acres of Standard Single-Family (R-1) zone to Limited Commercial Review (C-1R) zone; and 2) pass for publication the Ordinance title as required by the Sacramento City Charter 32c to be adopted March 25, 2008.

**Contact:** Antonio Ablog, Associate Planner, (916) 808-7702; Mark Martin, Senior Planner, (916) 808-5945, Development Services Department.

### 8. **Time Extension for Vacation of Public Utility Easement Within Parcels 1, 2, 3 and 4 of Parcel Map Entitled "Valley Plaza"**

**Location:** East of Center Parkway, north of Mack Road, west of La Mancha Way and south of Elder Creek (District 8)

**Recommendation:** Adopt a **Resolution** extending the time to complete the conditions required by Resolution No. 2006-222 for the vacation of a 15-Foot Wide Public Utility Easement within parcels 1, 2, 3 and 4 of parcel map entitled "Valley Plaza."

**Contact:** Jerry Lovato, Senior Engineering Technician, (916) 808-7918; Thomas Adams, Engineering Technician I, (916) 808-7929, Development Services Department.

### 9. **Relocation of Various City Offices Project (CE88, C13001500)**

**Location:** 915 I Street (District 1)

**Recommendation:** Adopt a **Resolution** 1) approving the establishment of a Capital Improvement Project (CIP) for the relocation project; and 2) appropriating funds in the amount of \$1.5 million to the project.

**Contact:** Gary Szydelko, Supervising Architect, (916) 808-8335; Cynthia Kranc, Facilities Manager, (916) 808-2258, General Services Department.

Consent Calendar (Continued)

**10. Agreements: Crocker Art Museum Expansion and Renovation Project (CF60)**

**Location:** 216 O Street (District 1)

**Recommendation:** Adopt a **Resolution** 1) authorizing the City Manager or the City Manager's designee to execute an assignment of the construction phase portions of the Crocker Art Museum Association (CAMA) professional services agreement with Gwathmey, Siegel & Associates; and 2) authorizing the City Manager or the City Manager's designee to execute a Professional Services Agreement with Shaw Environmental in an amount not to exceed \$194,030 for toxic remediation services for the project.

**Contact:** Cynthia Kranc, Facilities Manager, (916) 808-2258, General Services Department.

**11. Purchase/Cooperative Agreement: Food for Recreation Programs**

**Location:** Multiple locations within and outside the City limits

**Recommendation:** Adopt a **Resolution** 1) approving use of the cooperative purchasing agreement between the Mountain View Food Purchasing Cooperative (Mountain View) and Sysco Food Services of Sacramento (Sysco) to purchase food from Sysco through July 31, 2008, for the Sacramento START program, 4th "R" Child Care program, Camp Sacramento, and Summer/Year-Round Food program as advantageous to the City; 2) authorizing the City Manager or the City Manager's designee to execute the application required for the City to join Mountain View and to use the Mountain View cooperative purchasing agreement with Sysco; 3) authorizing the City Manager or the City Manager's designee to issue the required purchase order under the referenced cooperative purchasing agreement in an amount not to exceed \$535,000; and 4) authorizing the City Manager or the City Manager's designee to execute and submit all documents necessary for the City to apply for grant funding from the State of California to allow continuation of the Sacramento START after-school snack program through September 30, 2009.

**Contact:** David Mitchell, Recreation Manager, Parks and Recreation Department, (916) 808-6076; Christopher Stewart, Procurement Services Manager, (916) 808-6202, General Services Department.

**12. Oakbrook Park Environmental Exemption and Master Plan**

**Location:** 1805 San Juan Road (District 1)

**Recommendation:** Adopt a **Resolution** 1) determining that the Oakbrook Park project is exempt under CEQA Guidelines Sections 15303 and 15304; and 2) approving the Oakbrook Park Master Plan.

**Contact:** J.P. Tindell, Park Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

Consent Calendar (Continued)

**13. Transportation Development Act (TDA) Claim Packet for FY07/08**

**Location:** (Citywide)

**Recommendation:** Adopt a **Resolution** 1) approving a TDA claim for reimbursement in the amount of \$320,590 for various bicycle and pedestrian improvements in FY2007/08; and 2) authorizing the City Manager to execute and submit the TDA claim in the amount of \$320,590 for FY2007/08 to the Sacramento Area Council of Governments for approval and reimbursement to TDA Funds, Fund 235 (2013).

**Contact:** J.P. Tindell, Planning and Development Manager, (916) 808-1955, Parks and Recreation Department.

**14. Services Community Facilities Districts – Amendments to the Fiscal Year 2007-08 Budget**

**Location:** (Citywide)

**Recommendation:** Adopt 1) a **Resolution** amending the revenue and expenditure budgets for the Willowcreek Landscaping Maintenance Community Facilities District (CFD) No. 98-04, for Fiscal Year 2007/2008; 2) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Transportation Management Association (TMA) CFD No. 99-01, for Fiscal Year 2007/2008; 3) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Neighborhood Landscaping Maintenance CFD No. 99-02, for Fiscal Year 2007/2008; 4) a **Resolution** amending the revenue and expenditure budgets for the North Natomas Landscaping Maintenance CFD No. 3, for Fiscal Year 2007/2008; 5) a **Resolution** amending the revenue and expenditure budgets for the Neighborhood Park Maintenance CFD No. 2002-02, for Fiscal Year 2007/2008; 6) a **Resolution** amending the revenue and expenditure budgets for the Neighborhood Alley Maintenance CFD No. 2003-04, for Fiscal Year 2007/2008; and 7) a **Resolution** establishing the revenue and expenditure budgets for the Del Paso Nuevo Landscaping CFD No. 2006-06, for Fiscal Year 2007/2008.

**Contact:** Jodie Vong, Administrative Analyst, (916) 808-8243; Mark Griffin, Program Manager, (916) 808-8788, Planning Department.

**15. Ninos Parkway Bike Trail Phase 1C Project (PN: HC61, K15030100)**

**Location:** Ninos Parkway Bike Trail Phase 1C (between Strauch Park and West El Camino Avenue) (District 1)

**Recommendation:** Adopt a **Resolution** 1) approving plans and specifications; and 2) awarding the construction contract with All Phase Construction for the project for an amount not to exceed \$186,480.

**Contact:** Ricky Chuck, Senior Civil Engineer, (916) 808-5050; Jon Blank, Supervising Engineer, (916) 808-7914, Transportation Department.

## Consent Calendar (Continued)

16. **Contract /Purchase: Radio Activated GPS-Based Emergency Vehicle Pre-emption System Equipment (PN: ST26, S15074500)**  
**Location:** Freeport Boulevard from Broadway to Meadowview Road (Districts 4, 5, 7 & 8); Broadway from 3<sup>rd</sup> Street to 65<sup>th</sup> Street Expressway (Districts 4, 5 & 6); Del Paso Boulevard/Marysville Boulevard from SR160 to the City limit (Districts 1, 2 & 3)  
**Recommendation:** Adopt a **Resolution** 1) approving the contract specifications for the purchase of the equipment; and 2) awarding the contract for the purchase of Opticom GPS traffic signal priority control equipment for 53 intersections and 30 emergency vehicles to Advanced Traffic Products, Inc. for an amount not to exceed \$365,394.  
**Contact:** Angie Louie, Senior Engineer, (916) 808-7921; Hector Barron, Traffic Engineer, (916) 808-2669, Transportation Department, Lloyd Ogan, Deputy Chief of Operations, (916) 433-1300, Fire Department.
17. **Proposition 1B Traffic Light Synchronization Program (TLSP) Application**  
**Location:** West El Camino Avenue: Orchard Lane to American Avenue, District 1; Folsom Boulevard: Alhambra Boulevard to 65<sup>th</sup> Street, Districts 3 and 6; 65<sup>th</sup> Street/65<sup>th</sup> Street Expressway: Elvas Avenue to Elder Creek Road, Districts 3 and 6; Fruitridge Road: Martin Luther King Jr. Boulevard to Florin Perkins Road, Districts 5 and 6; Power Inn Road: Fruitridge Road to Elder Creek Road, District 6; Florin Road: Greenhaven Drive to Franklin Boulevard, Districts 4, 7, 5, 8; Pocket Road/Meadowview Road/Mack Road: Greenhaven Drive to Stockton Boulevard, Districts 4, 7, 8.  
**Recommendation:** Adopt a **Resolution** approving the submission of an application for Proposition 1B Traffic Light Synchronization Program (TLSP) funding in the amount of \$3,000,000.  
**Contact:** Theresa Arnold, Special Projects Engineer, (916) 808-5514; Tim Mar, Supervising Engineer, (916) 808-7531, Transportation Department.

## Public Hearings (Items 18 and 19)

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

18. **Code Enforcement Case Fees and Penalties – Findings of Fact for Special Assessment Liens (Noticed 1-29-08)**  
**Location:** (Citywide)  
**Recommendation:** Conduct a public hearing and upon conclusion adopt a **Resolution** placing liens on the properties in the amount of \$105,554.18 for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.  
**Contact:** Dennis Kubo, Program Manager, (916) 808-8577, Code Enforcement Department.

## Public Hearings (Continued)

### 19. **Housing Case Fees and Penalties – Findings of Fact for Special Assessment Liens** (Noticed 1-29-08)

**Location:** (Citywide)

**Recommendation:** Conduct a public hearing and upon conclusion adopt a **Resolution** placing special assessment liens on the properties in the amount of \$173,158.65 for unpaid fees and penalties and transmit the unpaid costs to the Sacramento County Auditor/Controller as special assessments against the properties.

**Contact:** Ron O'Connor, Code Enforcement Manager, (916) 808-8183, Code Enforcement Department.

## Staff Reports (Items 20 -22)

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

### 20. **Economic Analysis of the Mixed Income Housing Ordinance**

**Location:** (Citywide)

**Recommendation:** Review the purpose, scope, and timing of an economic impact analysis of the City's Mixed Income Housing Ordinance and comment on the methodology, including prototype developments, public input process, and expectations.

**Contact:** Cindy Cavanaugh, Assistant Director, 440-1317, Emily Halcon, Management Analyst, 440-1399, ext. 1420, Sacramento Housing and Redevelopment Agency.

### 21. **Housing Element Strategic Overview**

**Location:** (Citywide)

**Recommendation:** Review and comment on the strategic framework for the upcoming draft Housing Element of the General Plan, including potential policy and programmatic implications.

**Contact:** Cindy Cavanaugh, Assistant Director, (916) 440-1317; Emily Halcon, Management Analyst, (916) 440-1399, ext. 1420, Sacramento Housing and Redevelopment Agency.

### 22. **Proposition 1C Infill Infrastructure Program Recommendation [To Be Delivered]**

**Location:** (District 1)

**Recommendation:** Adopt a **Resolution** 1) supporting Township 9 as the City's first priority and the Railyards as the second priority for the first year of funding for the Proposition 1C Infill Infrastructure Grant Program; 2) authorizing the City Manager to submit an area application for the Township 9 project and to sign and submit a letter of support for the Railyards mutli-phase project application; and 3) authorizing the City Manager to sign and submit letters of support for other development projects, with no prioritization, to include in their application for the smaller category of specific project funding under the first year of the Proposition 1C Infill Infrastructure Grant Program.

**Contact:** Marty Hanneman, Assistant City Manager, (916) 808-7508, Office of the City Manager.

**Public Comments-Matters Not on the Agenda**

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

**Closed Session**

**City Council**

- a) Pursuant to Government Code section 54956.9 (a), for a matter pertaining to pending litigation. *Jordan v. City of Sacramento, Worker's Compensation Appeals Board Case No. SAC 0350501.*

**Recess to Closed Session**

## Reconvene – 6:00 p.m.

### Roll Call

### Pledge of Allegiance

### Closed Session Report

The City Attorney shall determine if any actions taken by the City Council or legislative bodies in Closed Session shall require a reporting on those actions as required by Law (Government Code §54957.1 (a) (3) (B)).

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

### Public Hearings (Items 23 and 24)

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

**23. Councilmember Call-up: Copperstone Village I (P07-124) and Copperstone Villages II & III (P07-125)** (Noticed on 3-7-08)

**Location:** 7640 & 8000 West Stockton Boulevard (District 8)

**Recommendation:** Conduct a public hearing and upon conclusion adopt a  
1) **Resolution** approving the addendum to the Environmental Impact Report and Mitigation Monitoring Plan; and 2) **Resolution** approving an Inclusionary Housing Plan, a schematic plan amendment to the College Square Planned Unit Development, and Special Permits to build a 103 unit apartment complex, a 270 unit apartment complex, and a seven space parking reduction (call-up).

**Contact:** Paul Philley, Junior Planner, (916) 808-5714; Mark Martin, Senior Planner, (916) 808-5945, Development Services Department.

**24. Park Riviera Place Subdivision Project (P06-116)** (Noticed on 3-7-08)

**Location:** 6655 Park Riviera Way (District 7)

**Recommendation:** Conduct a public hearing and upon conclusion, 1) adopt a) a **Resolution** denying the amendment to the Pocket Community Plan Land Use Map from Residential 4-6 to Residential 7-15; and b) a **Resolution** denying Park Riviera Place Residential Subdivision Project; **OR** 2) adopt a) a **Resolution** declaring the project exempt from environmental review; b) a **Resolution** approving a Community Plan Amendment to amend the Pocket Community Plan Land Use Map from Residential 4-6 to Residential 7-15; and c) a **Resolution** approving Park Riviera Place Residential Subdivision Project (revised).

**Contact:** Antonio Ablog, Associate Planner, (916) 808-7702; Mark Martin, Senior Planner, (916) 808-5945, Development Services Department.

## Staff Reports (Item 25)

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

25. **(Redevelopment Agency) Conditional Grant Agreement and Amendment to Owner Participation Agreement: Hotel Berry**  
**Location:** 729 L Street (District 1)

**Recommendation:** Adopt a **Redevelopment Agency Resolution** a) approving a Conditional Grant Agreement and Amendment to Owner Participation Agreement with The Trinity Housing Foundation; b) authorizing the transfer of \$450,000 of 2005 Tax-Exempt Tax Allocation Bonds from the Single Room Occupancy (SRO) Residential Hotel Project to the Hotel Berry Project; c) authorizing the transfer of \$450,000 from the one-time Mental Health Services Act Program Fund (MHSA) to the Hotel Berry Project; d) authorizing the Interim Executive Director or her designee to enter a Conditional Grant Agreement and Amendment to Owner Participation Agreement in substantially the form attached with The Trinity Housing Foundation for this project.

**Contact:** Lisa Bates, Deputy Executive Director, (916) 440-1316, Jim Hare, Assistant Director, Housing and Community Development, (916) 440-1313, Sacramento Housing and Redevelopment Agency.

## Public Comments-Matters Not on the Agenda

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

## Adjournment